

12361 DOHERTY STREET | RIVERSIDE, CA 92503

INDUSTRIAL BUILDING FOR SALE

WAREHOUSE/MANUFACTURING FACILITY WITH
91 FWY VISIBILITY AND FENCED YARD

PRICE
REDUCTION
\$2,275,000
(\$301.13/SF)



 **LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES

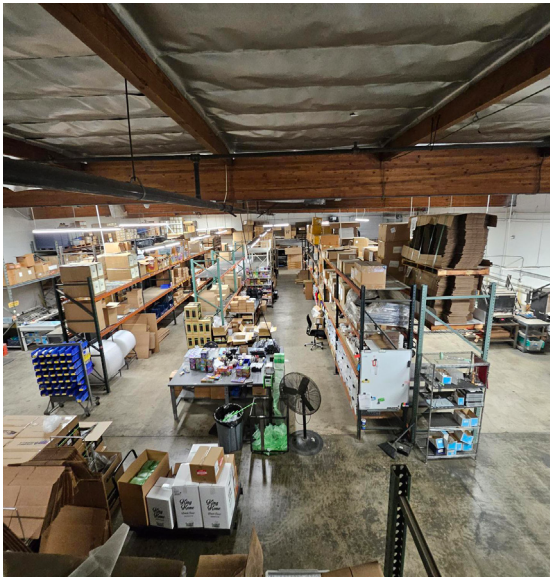
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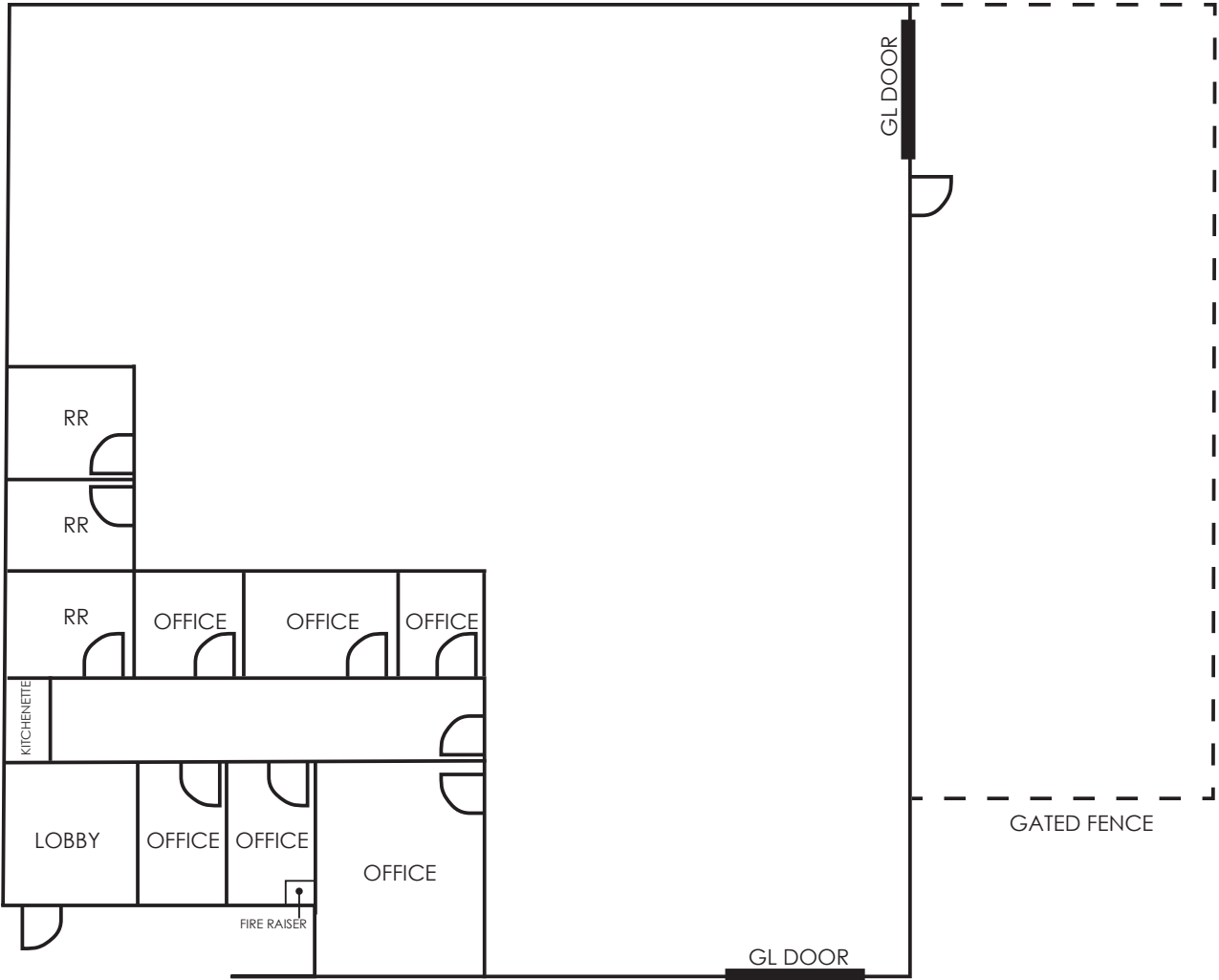
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PROPERTY FEATURES

AVAILABLE SF:	±7,555 SF
OFFICE SF:	±1,390 SF with 3 Restrooms
PROPERTY TYPE :	Industrial Building
ZONING:	M1 (Light Industrial)
GL DOORS:	2 (10x12 & 12x12)
CEILING HEIGHT :	14' - 16' (Verify)
PARKING RATIO:	2:1
POWER:	200 Amps; 120/208 Volts (Verify)
YARD:	Fenced
FIRE SPRINKLER SYSTEM:	Yes
COMMENTS:	91 Freeway Frontage Mezzanine Storage not included in square footage Easy Freeway
SALE PRICE:	\$2,275,000 (\$301.13 PSF)





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PROPERTY PHOTO



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