

# 825 HOLLISTER STREET

SAN DIEGO, CA 92154



## FENCED CONTRACTOR YARD FOR LEASE

### CHASE PELTON

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# PROPERTY DETAILS

**ADDRESS:**

825 Hollister Street, San Diego, CA 92154

**PROPERTY TYPE:**

Land

**PROPERTY SIZE:**

Approx. 10,150 SF

**HIGHEST & BEST USE:**

Contractor Yard, Landscaping Company, Equipment Rental/Storage, Fleet Parking, Material Storage\*

**ZONING:**

IL-3-1 ([Link](#))

**SECURITY:**

Secured Fence with Gate

**ACCESSIBILITY:**

Immediate Access to I-5, Route 75 and Palm Avenue Trolley Station

**AMENITIES:**

Close Proximity to Retail Amenities  
Water Service Available to the Site

**LOCATION:**

Ingress/Egress to Imperial Beach & Otay Mesa

**LEASE RATE:**

\$2,500 per month

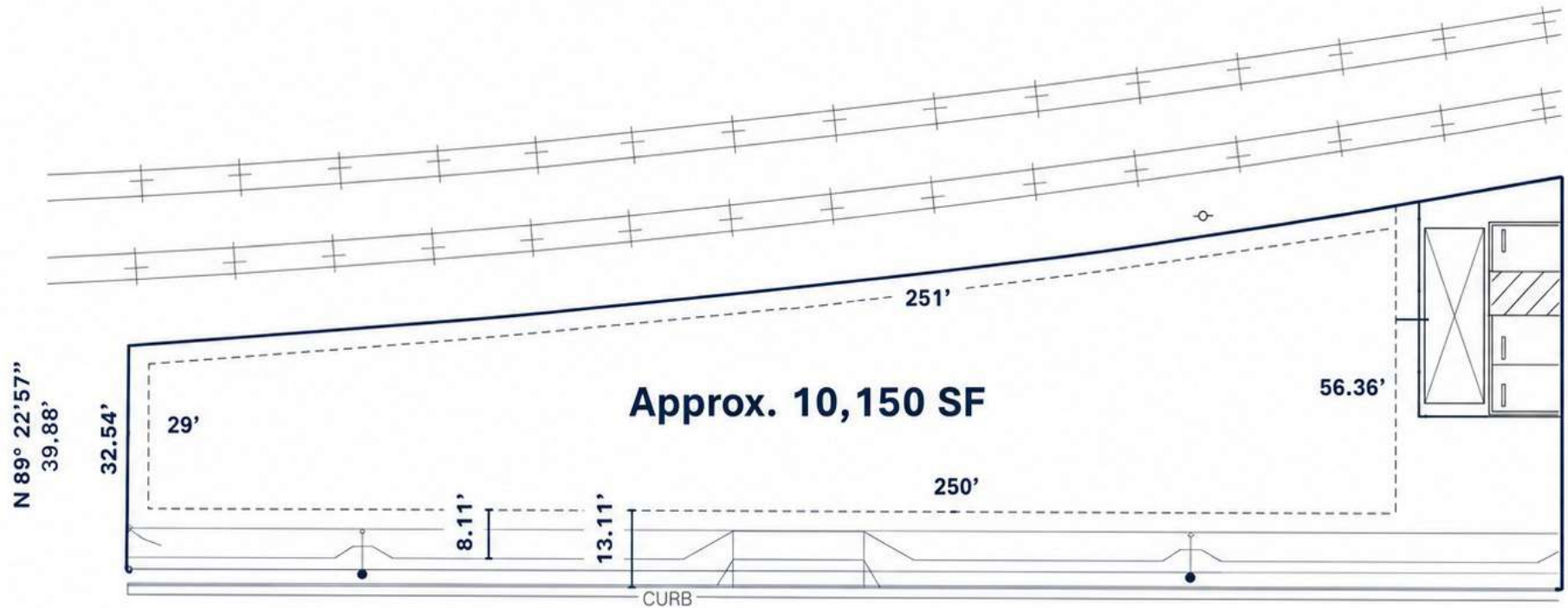


\* This potential yard/outdoor storage uses are subject to tenant's independent verification of zoning, permits, and approval with the City of San Diego and any other applicable authorities. Owner and Brokers make no representation that any specific use is permitted.

# SITE PLAN

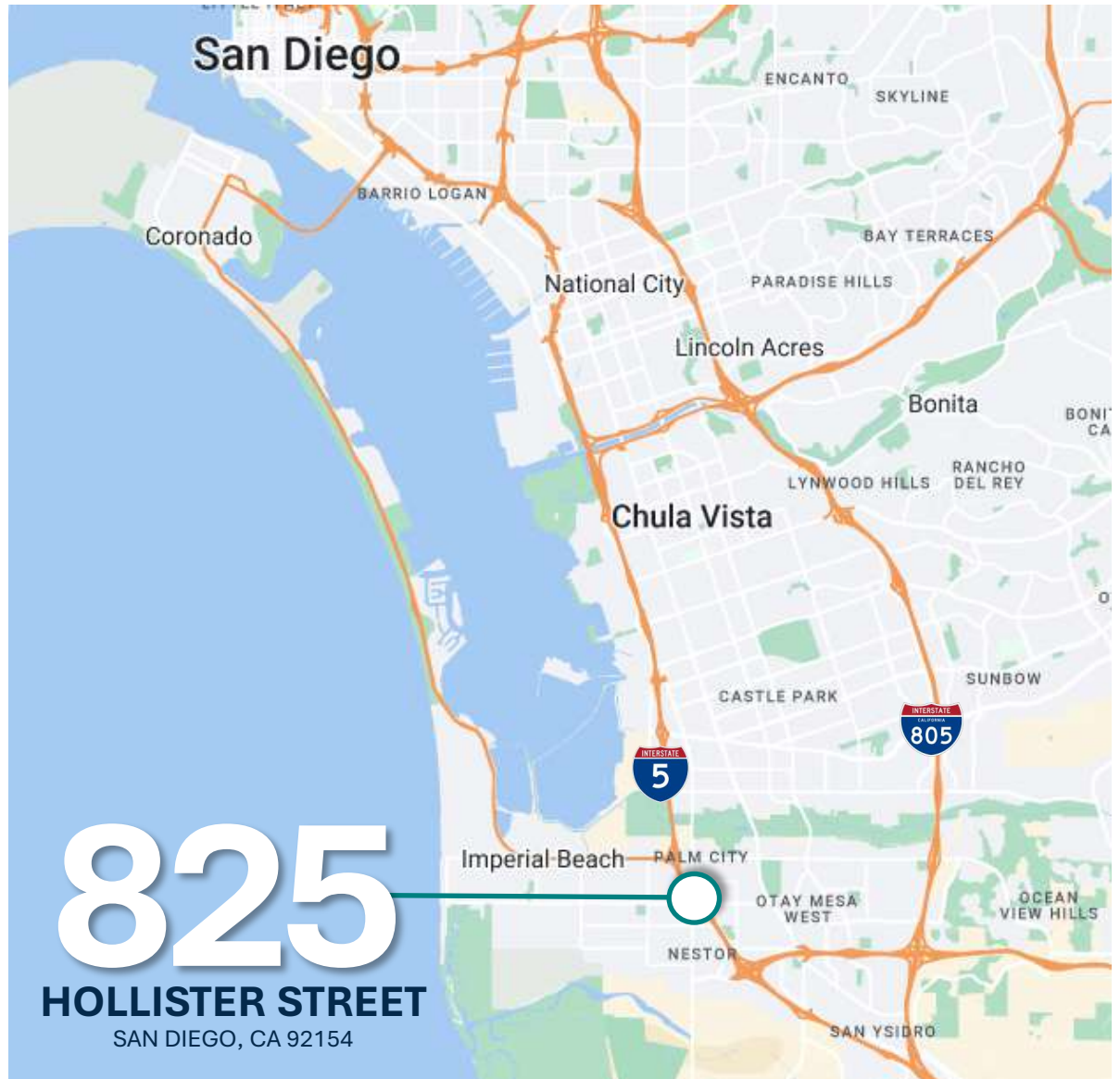
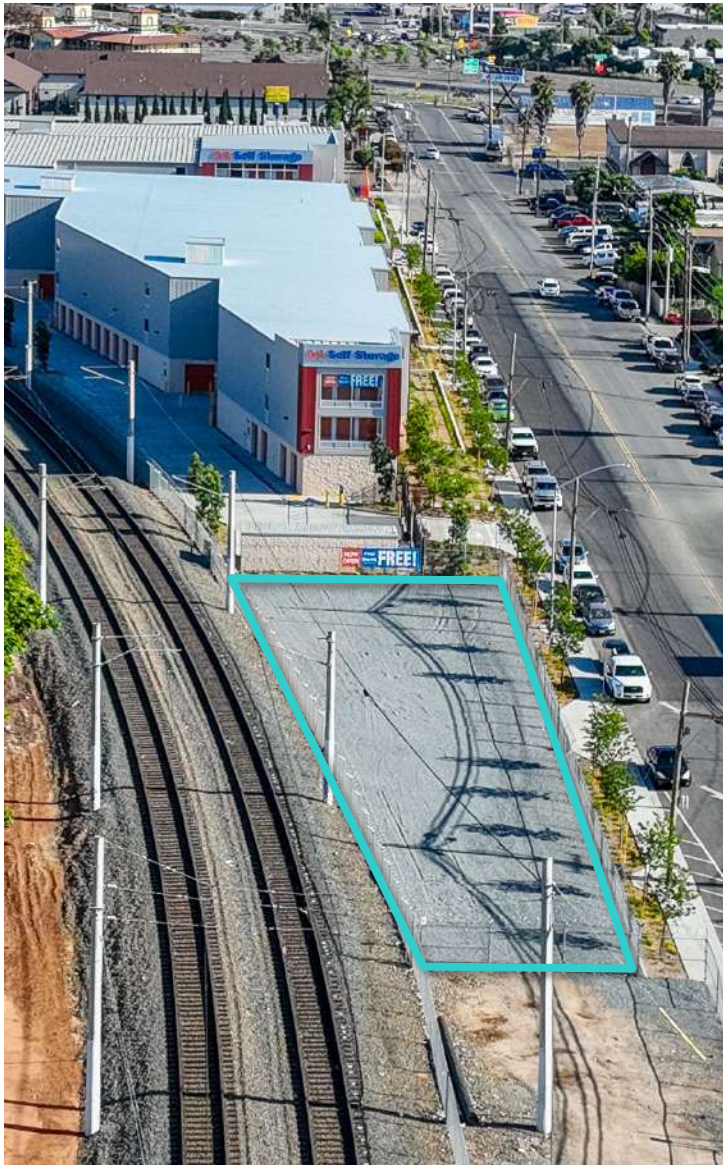
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\*site plan not fit to scale; for reference purposes only.

# DRIVE TIMES



Within 15 minutes, there are three major Navy installations:

Naval Base San Diego, Navy Amphibious Base Coronado, & Naval Air Station San Diego.



**8** MINUTES  
CHULA VISTA



**10** MINUTES  
IMPERIAL BEACH PIER



**14** MINUTES  
US/MEXICAN BORDER



**15** MINUTES  
DOWNTOWN SD



**17** MINUTES  
AIRPORT

# CONTACT INFORMATION

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