

# INDUSTRIAL SUITE FOR LEASE

±3,915 SF AVAILABLE

Coogan Industrial Park

316-392 COOGAN WAY, EL CAJON, CA 92020



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# 316 Coogan Way

## SUITE FEATURES

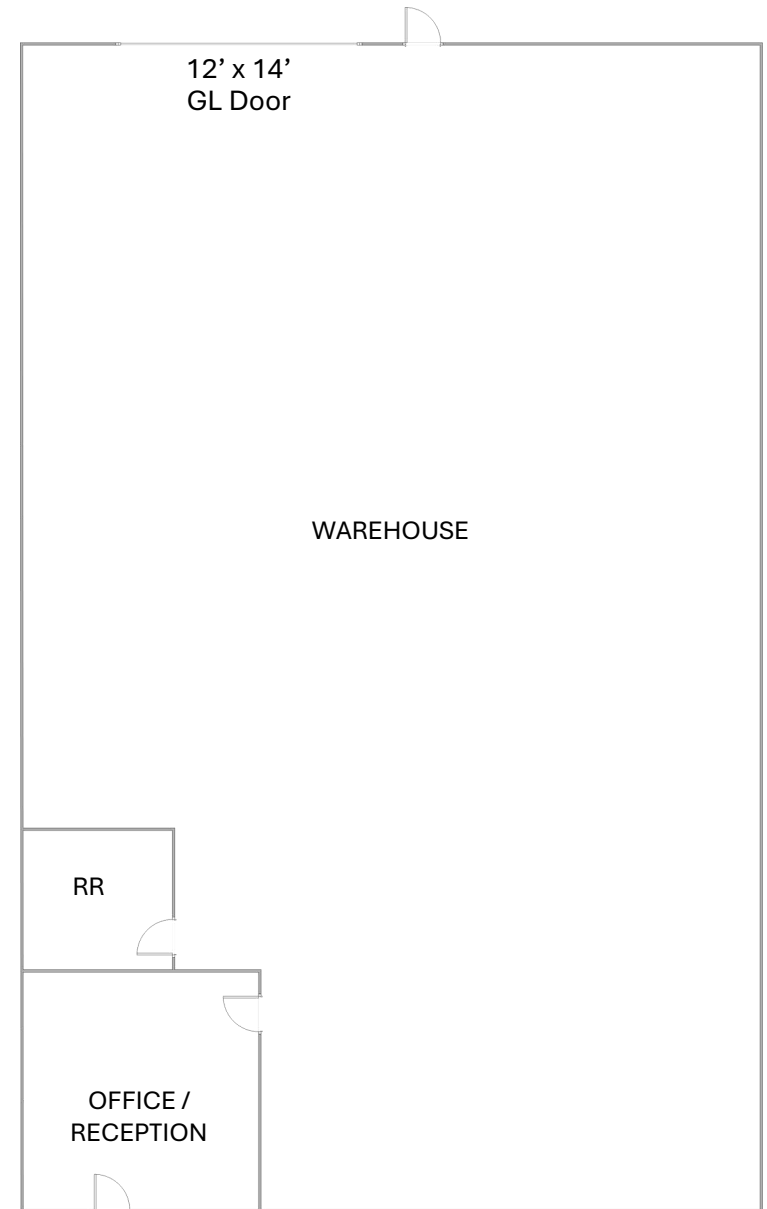
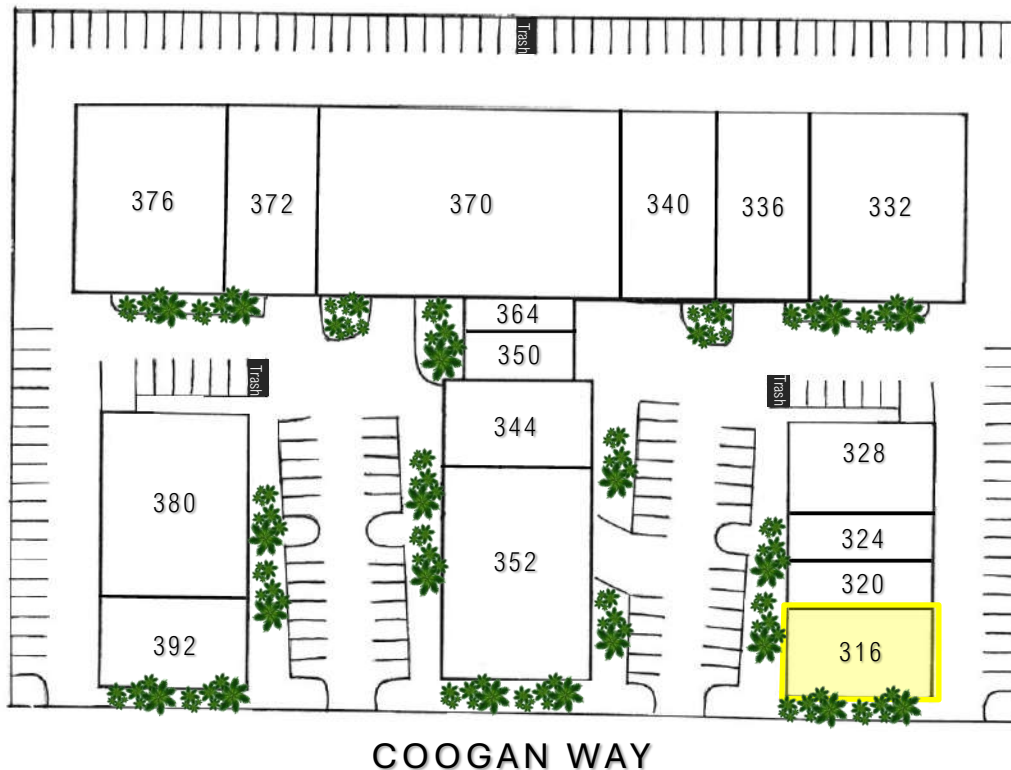
**Suite 316:** ± 3,915 Square Foot Industrial Suite

**Build-Out:** Large Front Office/Reception, Warehouse and Private Restroom

**Features:**

- 200 AMPS
- Office/Reception is Approx. 16' x 16'
- 1 Grade Level Door (12' x 14')
- Approx. 19' Clear Height
- Fire Sprinklered

**Lease Rate:** \$1.50/SF + NNN (\$.15/SF)



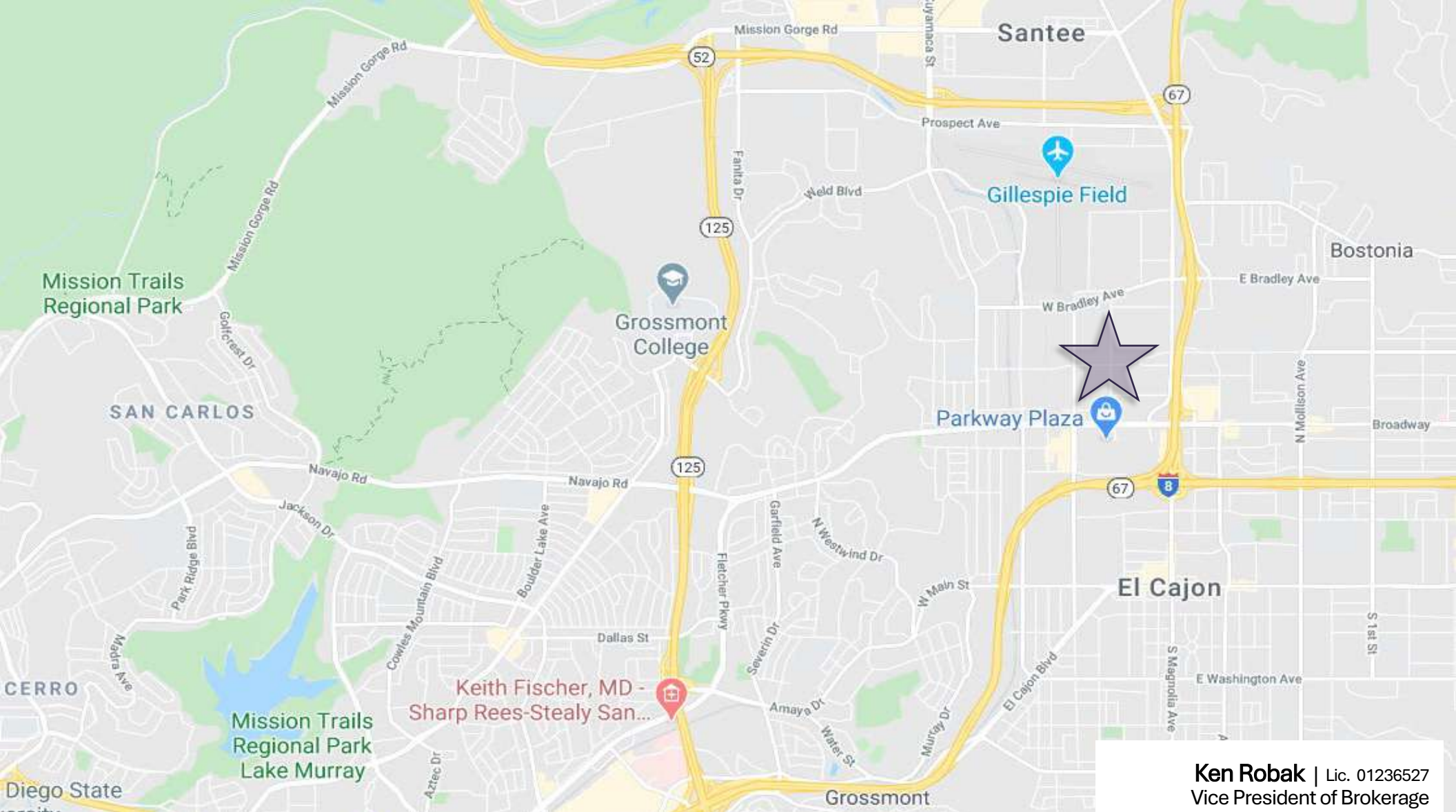
Floor Plan is Not Fit to Scale; For Reference Purposes Only.



# EXTERIOR PHOTOS







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