

# FOR LEASE

±7,030 SF Freestanding Industrial Building  
9364 Jamacha Road, Spring Valley, CA 91977



## LARGE WAREHOUSE w/ M-54 Zoning



- » Great location 1 mile from Hwy 125
- » Heavy industrial zoning allows for a variety of uses
- » Grade level roll doors
- » Available now
- » Lease Rate: \$1.25/SF + NNN

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## AERIAL VIEW



- » M-54 Zoning: Allows unenclosed commercial & industrial operations including outside storage
- » Open warehouse with high ceiling throughout, up to 23'

### Suite F&G

- » ±7,030 SF - Primarily warehouse
- » Small offices and two restrooms
- » Three ±12' x 14' Grade level doors
- » Available now
- » Lease Rate: \$1.25/SF + NNN



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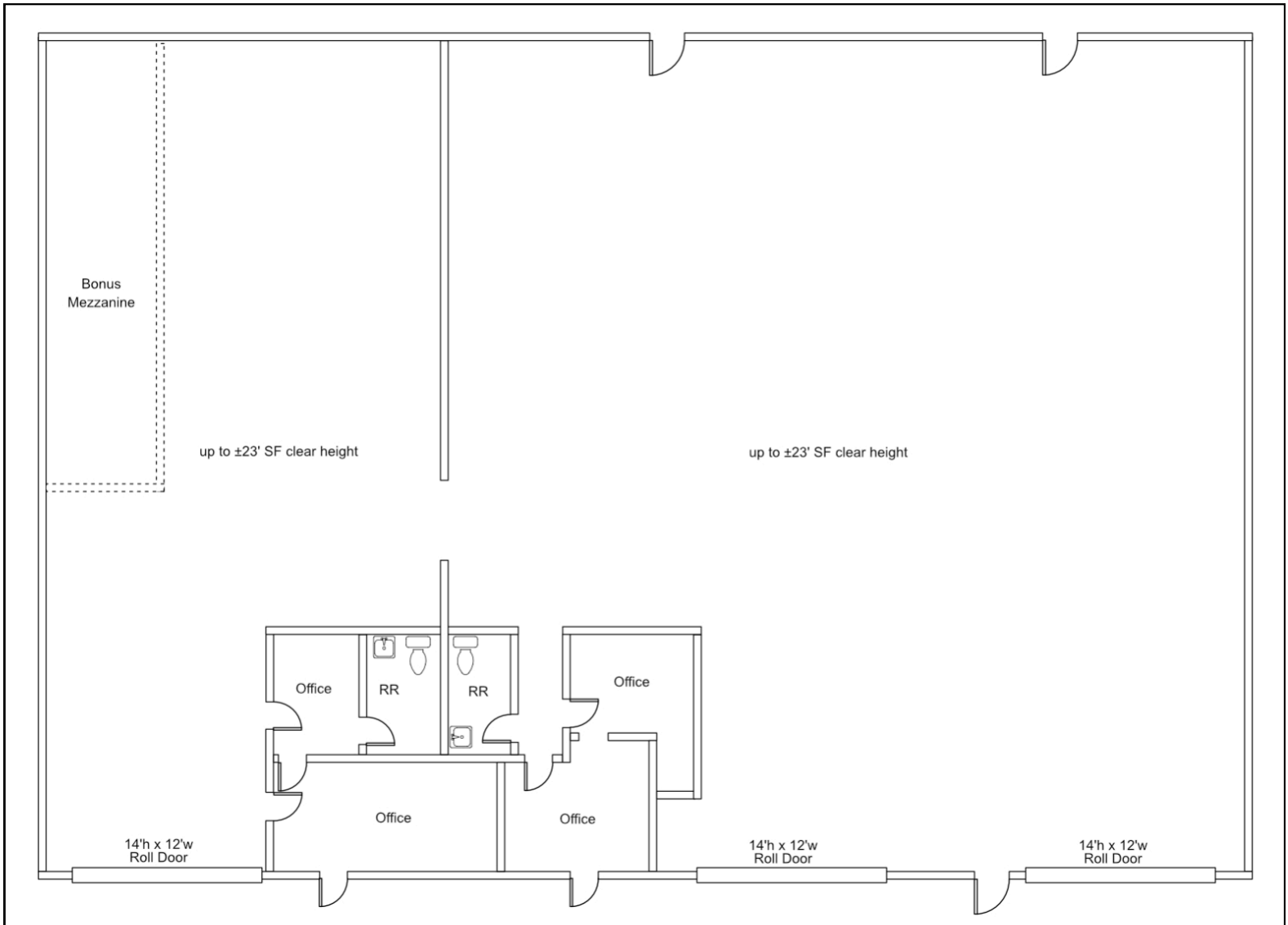


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## FLOOR PLAN



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