

2121 RUSTIN AVENUE, RIVERSIDE, CA 92507

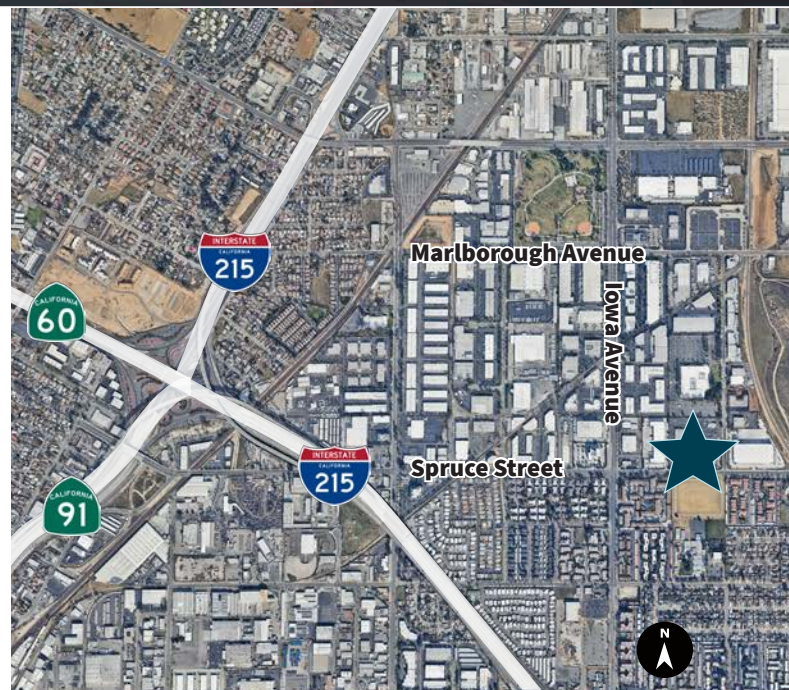
**±3,890 SF ON
±59,677 SF LOT**

FOR LEASE



PROPERTY FEATURES

- ▶ ±3,890 SF building on secured/fenced yard
- ▶ ±1.37 AC fenced site
- ▶ Fifteen (15) dock high doors
- ▶ One (1) grade level ramp
- ▶ ±667 SF of office space
- ▶ Drive around building with ±178' truck court to main dock high doors
- ▶ Extremely rare low coverage site. Distribution & warehouse uses are "grandfathered" (tenant to verify)
- ▶ Immediate access to the 215/91/10 Freeways



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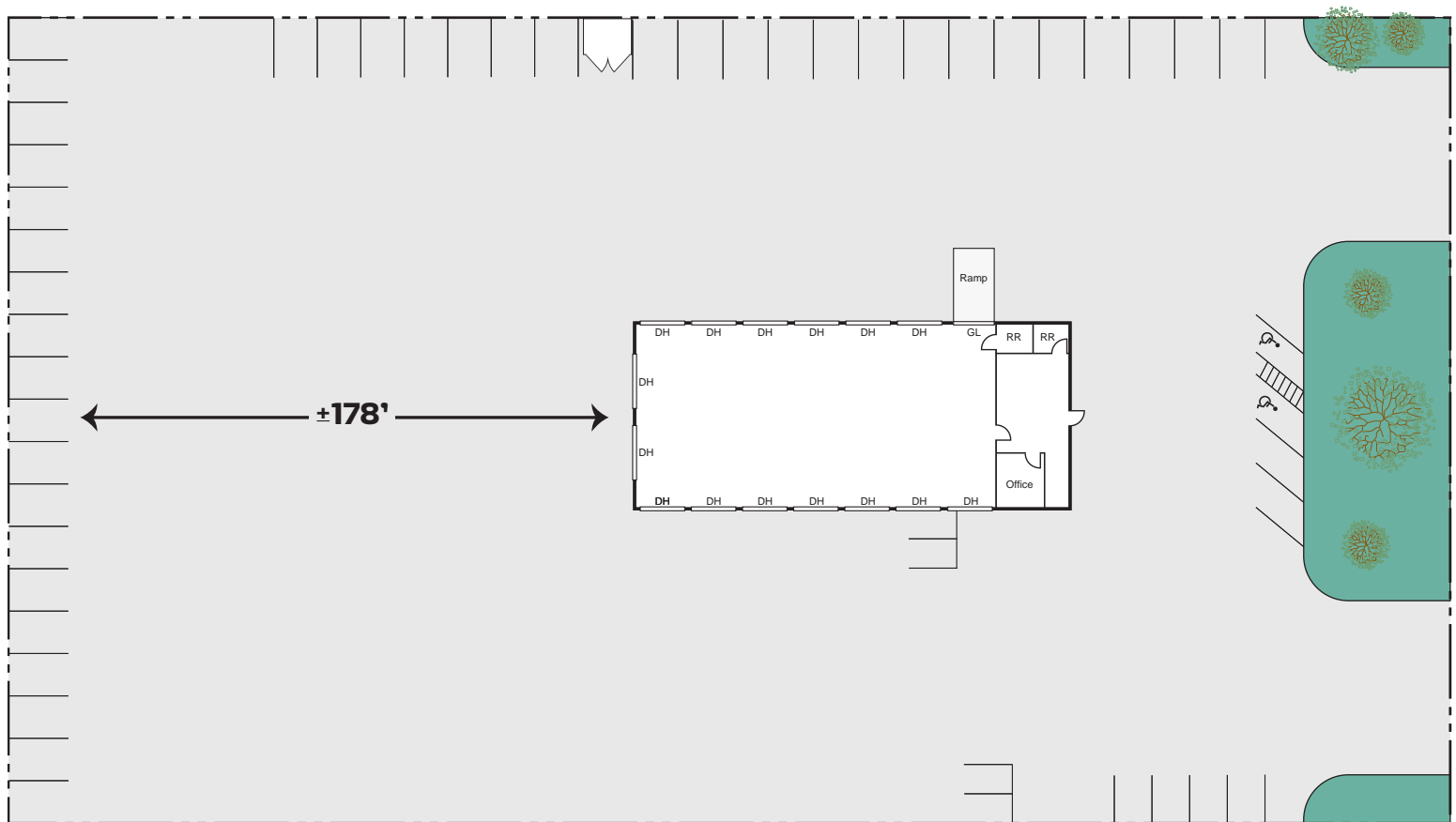
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**±3,890 SF ON
±59,677 SF LOT**

FOR LEASE

FLOOR PLAN



±3,890 SF ON 1.37 AC OF LAND

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