

FOR SALE OR LEASE

7823 PASEO DE LA FUENTE | 24,910 SF

ADJACENT TO THE FUTURE OTAY II BORDER CROSSING | FOREIGN TRADE ZONE



24,910 SF
TOTAL SPACE AVAILABLE (SF)



3,141 SF
NEW SPEC OFFICE (SF)



8 DOCK
DOORS



1 GRADE
DOORS



32'
MINIMUM CLEAR HEIGHT



ESFR
SPRINKLERS



26 (1.34:1,000)
VEHICLE PARKING STALLS



60'x52'
COLUMN SPACING



700A
480v POWER



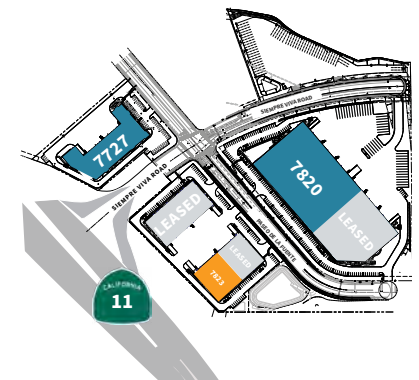
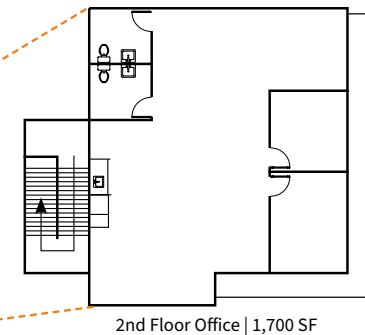
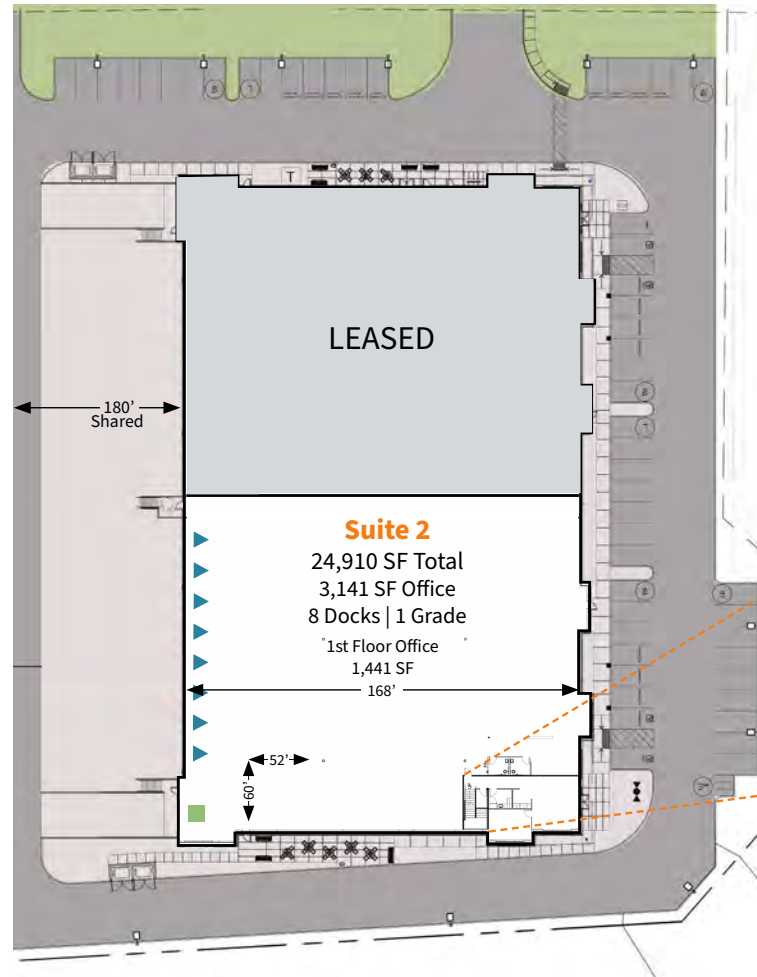
180'
SHARED TRUCK COURT DEPTH



168'
BUILDING DEPTH



TRAILER YARD
54 NEARBY STALLS FOR LEASE



- 1 GRADE LEVEL DOORS
- 8 DOCK DOORS

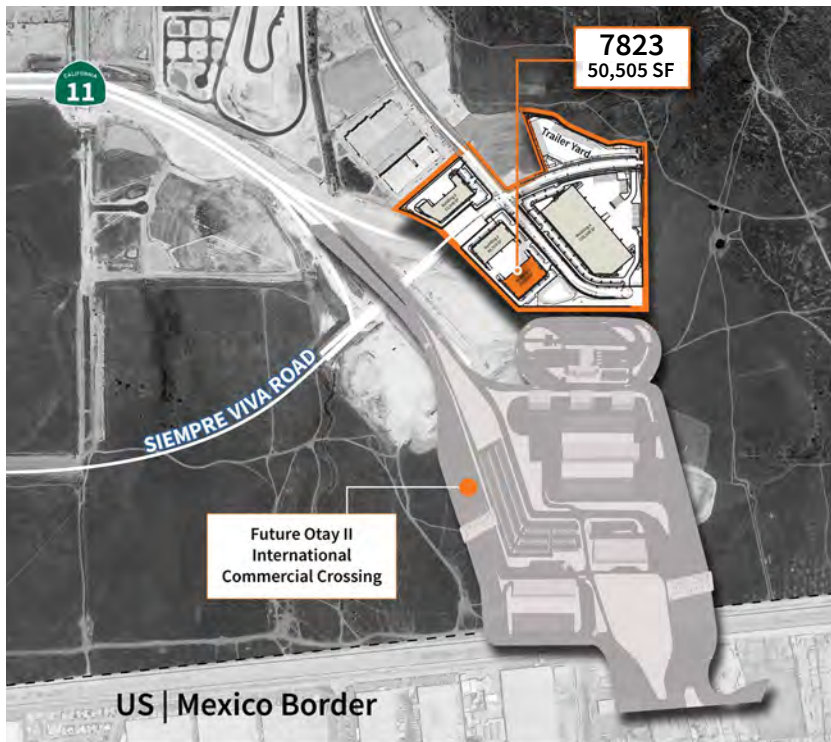


video



website

NEW CLASS A INDUSTRIAL AVAILABLE NOW



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