



Industrial building w/ secured parking and loading area
AVAILABLE FOR LEASE
escondido . california



PROPERTY SPECS

Address:	541 S Vinewood Street
Submarket:	Escondido
Building Size:	3,637 SF industrial manufacturing warehouse
Suite A:	LEASED
Suite B:	1,819 SF
Power:	400 amps 120/208 volt 3-phase per suite
Parking:	10 parking spaces (2.75/1,000)
Loading:	Two (2) grade level loading doors
Zoning:	Light Industrial

BUILDING FEATURES

Fully renovated multi-tenant industrial building
New landscaping and office interiors
Secured fenced parking and loading area
Modern functional industrial building
Excellent business image and identity
Business friendly City of Escondido
Convenient access to Highway 78 and Interstate 15

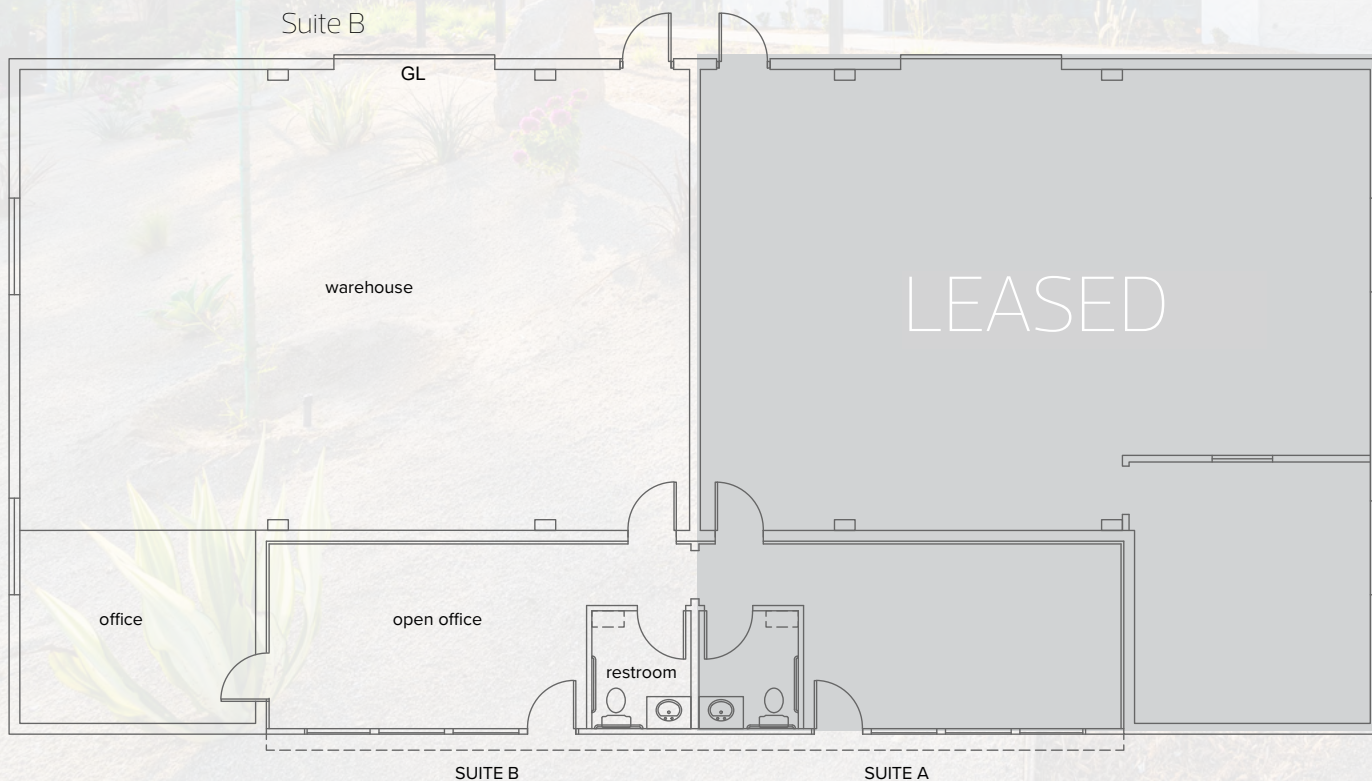
LEASE RATE

\$1.35/sf NNN



A

FLOOR PLAN



541

GALLERY





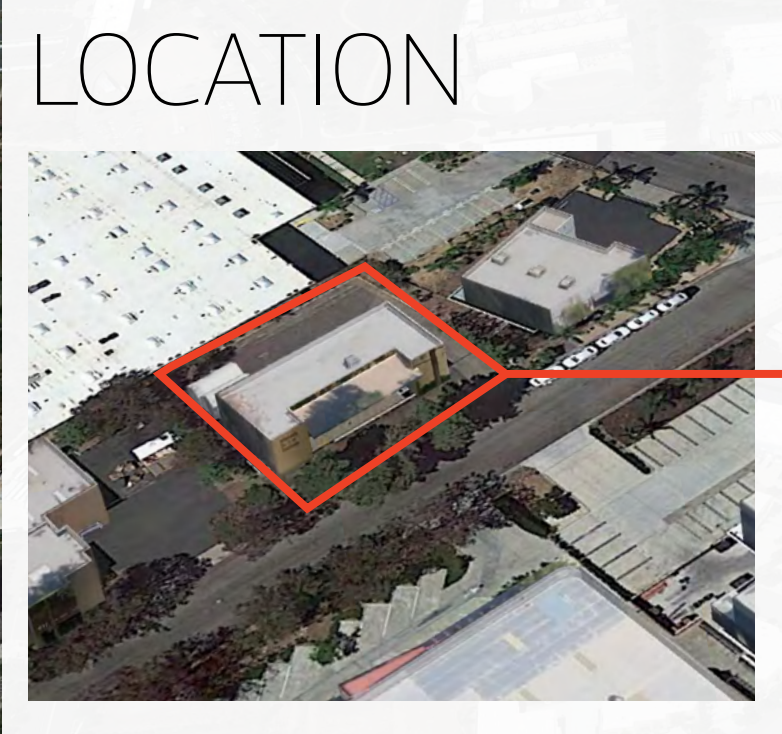
30 MINUTES
TO TEMECULA

25 MINUTES
TO CARLSBAD

5 MINUTES
TO HIGHWAY 78 & I-15



AUTO PARK WAY
S ANDREASEN DRIVE



16 MINUTES
TO RANCHO BERNARDO

LOCATION





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Exclusive listing agent:



CHRIS BAUMGART, SIOR
Managing Director
858.736.1710
chris.baumgart@jll.com
RE Lic. #: 01888224