

AVAILABLE FOR LEASE; Las Brisas Centre
11,860 sq feet of Retail/Warehouse, plus private yard (parking lot)
24801 Sunnymead Blvd. Moreno Valley, CA 92553



Available for lease, current Inland Empire Auto Body, anchor space. 11,860 sq feet + 8,000 sq ft yard.

Adjacent to off-ramp of 60 freeway with 207k CPD.
3 phase 800 amp panel.
Sprinkler system

\$15,950 rent + NNN



Private Yard

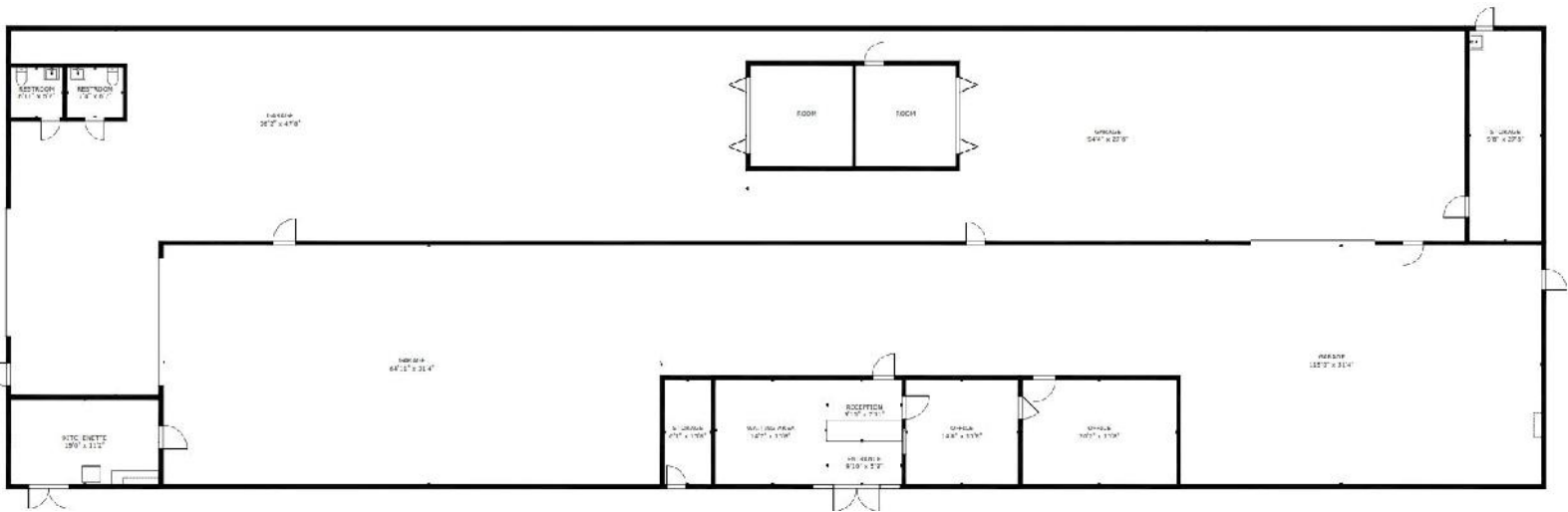
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Photos



Interior Site plan



About City of Moreno Valley

Located just 50 miles east of downtown Los Angeles, the City of Moreno Valley is uniquely positioned within the hub of Los Angeles, Orange, San Bernardino, San Diego, and Riverside counties, making its strategic location an economic engine for the Inland Empire and Southern California.

Moreno Valley has all the infrastructure and amenities that companies are looking for – easy access to Southern California ports, interstates, passenger rail, and airports – providing the transportation network and access to serve California, the entire United States, the whole of North America, and global markets in Asia.

Moreno Valley is home to many Fortune 500 and Global Companies, with large-scale facilities for Amazon, Procter & Gamble, Skechers USA, Harbor Freight Tools, Aldi Foods, Deckers Outdoor (UGG Boots), Philips Electronics, Walgreens, Harman Kardon, and Karma Automotive. Combined with our vibrant small business community, the city boasts over 4500 businesses. The City is served by its own airport at the March Inland Port Airport (for air cargo and private charter flights) and is within 15 miles of Ontario International Airport for passenger flights. The City sits at the crossroads of major freeways (Interstate 215 and State Route 60) and is served by Metrolink (Moreno Valley Station) for passenger rail transport.

Moreno Valley is the second-largest city in Riverside County and twenty-first in the state of California. It is one of the Inland Empire’s fastest-growing municipalities. Moreno Valley has an estimated 207,000 residents today – with an annual growth rate over 5%. Companies and residents are drawn to the city’s strong economy, low cost of living, and high quality of life. Come see why Moreno Valley is the ideal place for your business.

CONFIDENTIALITY AGREEMENT
LAS BRISAS CENTRE

The information contained herein does not purport to provide a complete or fully accurate summary of the Property or any of the documents related thereto, nor does it purport to be all-inclusive or to contain all of the information which prospective buyers may need or desire. All financial projections are based on assumptions relating to the general economy, competition, and other factors beyond the control of the Owner, Broker, DMC Real Estate Inc. and, therefore, are subject to material variation. This Marketing Package does not constitute an indication that there has been no change in the business or affairs of the Property or the Owner since the date of preparation of the information herein. Additional information and an opportunity to inspect the Property will be made available to interested and qualified prospective buyers.

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