

FOR LEASE

300-304

E AVENUE K6

LANCASTER, CA 93535

OFFICE/FLEX



STRATTONCRE.COM



300-304
E AVENUE K6
LANCASTER, CA 93535

FOR LEASE



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STRATTON COMMERCIAL REAL ESTATE, INC.



300-304 E AVENUE K6, LANCASTER, CA 93535

STRATTONCRE.COM | SINCE 1994



OFFERING SUMMARY

300-404 E AVENUE K6 OFFICE / FLEX BUILDING FOR LEASE

Stratton Commercial Real Estate, Inc. is pleased to present 300-304 E Avenue K6, Lancaster, CA, a ±27,134 square foot office/flex building located within the desirable Lancaster Business Park.

The property features a professional office environment with existing cubicles, furniture, private offices, conference areas, and support space, offering a functional and efficient layout for a variety of business users. Situated on a ±58,333 square foot lot and zoned Specific Plan 80-02, the property is well-suited for office and flex-space users seeking a strategic location within one of Lancaster's established business districts. The expansive site provides ample on-site parking and convenient circulation for employees, clients, and visitors. Ideally located with easy access to Sierra Highway and other major thoroughfares, the property offers excellent connectivity to surrounding business services, retail amenities, and the greater Antelope Valley market.

Combining a professional business setting, existing office infrastructure, and a highly accessible location, this property presents an outstanding opportunity for businesses seeking quality office/flex space in Lancaster.

For more information or to schedule a private tour, please contact Daniel or Robert Stratton.

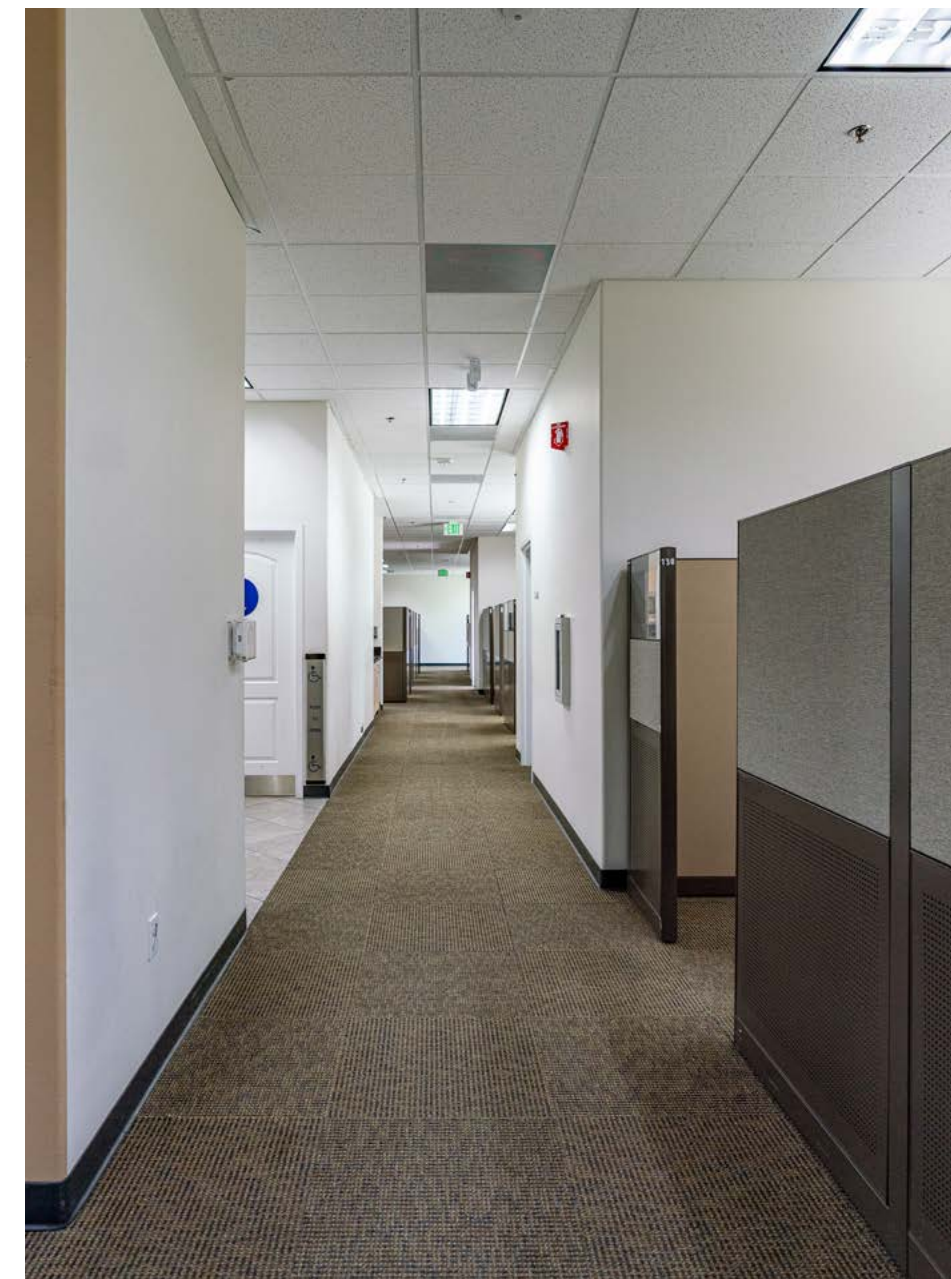
BUILDING SQ.FT	27,134±
LOT SIZE SQ.FT	58,333±
YEAR BUILT	2008
FLOORS	1
APN(S)	3126-032-070
ZONING	SP BP 80-02















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FOR MORE INFORMATION:



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