



GUGGENHEIM | GROUP



OFFICE BUILDING FOR LEASE

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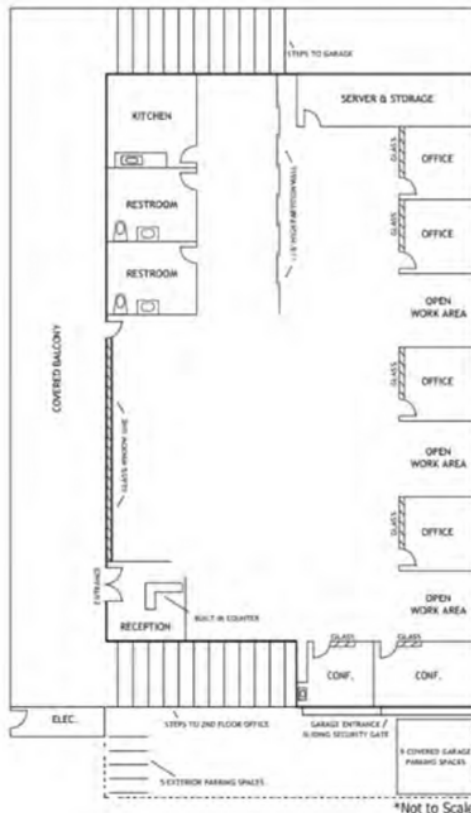
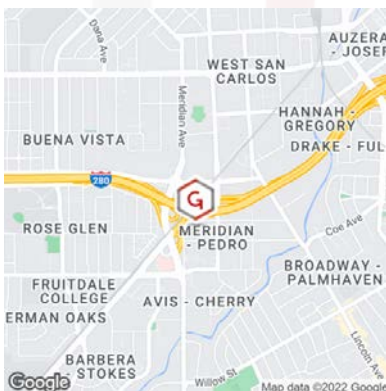
(669) - 300 - 6040 GUGGENHEIMRGI.COM CalDRE #01792244

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LEASE RATE
\$2.50 SF/MO MG

AVAILABLE
4,017 SF



OFFERING SUMMARY

Building Size	4,017 SF
Available SF:	4,017 SF
Lot Size:	8,494 SF
Year Built:	1982
Zoning	CP

PROPERTY OVERVIEW

- Freestanding office building
- Tenant responsible for utilities, janitorial & garbage
- Convenient access to Downtown Willow Glen
- Quick access to Highways 280, 87, and 17/880 near restaurants and local retail services
- Offices and large open working space
- Parking garage underneath the building
- Kitchen and Server room in suite

LEASE RATE	\$2.50 SF/MO MODIFIED GROSS
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