

West Side Tech Center

42075 Remington Avenue, Unit 103 Temecula, CA 92590

Office Improvements:

**Reception, Private Offices, Coffee Bar,
Single Private Restroom, and
Warehouse with +/-12' X 14' ground
level loading and 277/480 volt electric,
3 phase, 4 wire, expandable (verify)**

Project Features:

**2.75:1,000 parking ratio
Surveillance cameras**

LEASE RATE:

\$1.49/SF, MG per month (plus estimated Common Area Operating Expenses of \$0.21/SF per month)

+/-2,537 Square Foot Industrial



Temecula's Premier Industrial Park!

**More Information: Christopher J. Masino, SIOR
(951) 795-4556 | cmasino@masinoindustrial.com
DRE License: 01352110**



42075 Remington Avenue, Unit 102 Temecula, CA

Unit 103

Architectural floor plan of Unit 103, a three-bedroom apartment. The unit is highlighted in green. The layout includes a living area, kitchen, three bedrooms, two bathrooms, a central hall, and a balcony. The plan shows the placement of doors, windows, and built-in fixtures like the kitchen and laundry area. Dimensions are provided for various rooms and the overall unit.



MASINO COMMERCIAL.com
REAL ESTATE SERVICES

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Typical Interior Images



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Suite	+/- Square Feet	Suite Features	*Lease Rate/Mo.
103	2,537	Reception, Private Offices, Coffee Bar, Restroom, Warehouse , Ground Level Loading Door	\$4,312.90
*Modified Gross, including estimated CAM currently equal to \$0.21/SF			
Updated:	09/08/2026		



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Area Map



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