

# SHADOW ROCK COMMERCE CENTER

2902-2976 RUBIDOUX BLVD,  
JURUPA VALLEY, CA 92509

## FOR LEASE

±2,500 SF - ±8,685 SF  
INDUSTRIAL & FLEX BUILDINGS

### SUITES 2902 (A-C), 2906 (C-E), 2908 AVAILABLE



# FLEX AVAILABILITIES



<b>Suite:</b>	Suite 2902 A/B (Contiguous with 2902 C)
<b>Product Type:</b>	Office/Flex
<b>Suite SF:</b>	±5,151
<b>Yard SF:</b>	N/A
<b>Asking Rate:</b>	\$1.20 PSF NNN
<b>Operating Expenses:</b>	\$0.33 PSF
<b>Sale Price:</b>	Not For Sale
<b>Available:</b>	Now

[SUITE 2902 A/B INTERIOR VIDEO TOUR](#)

[SUITE 2902 A/B FLOOR PLAN](#)



<b>Suite:</b>	Suite 2902 C (Contiguous with 2902 A/B)
<b>Product Type:</b>	Office/Flex
<b>Suite SF:</b>	±2,545
<b>Yard SF:</b>	N/A
<b>Asking Rate:</b>	\$1.20 PSF NNN
<b>Operating Expenses:</b>	\$0.33 PSF
<b>Sale Price:</b>	Not For Sale
<b>Available:</b>	Now

[SUITE 2902 C INTERIOR VIDEO TOUR](#)

[SUITE 2902 C FLOOR PLAN](#)

# INDUSTRIAL AVAILABILITIES



<b>Suite:</b>	Suite 2906 C (Contiguous with 2906 D/E)
<b>Product Type:</b>	Industrial
<b>Suite SF:</b>	±3,585 SF
<b>Yard SF:</b>	N/A
<b>Asking Rate:</b>	\$1.03 PSF NNN
<b>Operating Expenses:</b>	\$0.33 PSF
<b>Sale Price:</b>	Not For Sale
<b>Available:</b>	June 1, 2026

SUITE 2906 C  
VIDEO NOT AVAILABLE

SUITE 2906 C  
FLOOR PLAN



<b>Suite:</b>	Suite 2906 D/E (Contiguous with 2906 C)
<b>Product Type:</b>	Industrial
<b>Suite SF:</b>	±5,100 SF
<b>Yard SF:</b>	N/A
<b>Asking Rate:</b>	\$1.03 PSF NNN
<b>Operating Expenses:</b>	\$0.33 PSF
<b>Sale Price:</b>	Not For Sale
<b>Available:</b>	June 1, 2026

SUITE 2906 D/E  
VIDEO NOT AVAILABLE

SUITE 2906 D/E  
FLOOR PLAN

# INDUSTRIAL AVAILABILITIES



<b>Suite:</b>	Suite 2908
<b>Product Type:</b>	Industrial
<b>Suite SF:</b>	±6,804
<b>Yard SF:</b>	N/A
<b>Asking Rate:</b>	\$1.03 PSF NNN
<b>Operating Expenses:</b>	\$0.33 PSF
<b>Sale Price:</b>	Not For Sale
<b>Available:</b>	Now

[SUITE 2908 INTERIOR VIDEO TOUR](#)

[SUITE 2908 FLOOR PLAN](#)

# PROPERTY PHOTOS



# ZONING & SITE PLAN



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FOR MORE INFORMATION, PLEASE CONTACT:

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