

Industrial Condos For Sale/Lease

Collier Avenue Business Center

A State of the Art Commercial/Manufacturing Business Center
Collier Avenue, Lake Elsinore California



SIZES FROM 6,051+ SF TO 16,209+ SF

Features:

- For Sale or Lease
- ± 6,051 sq ft to ±16,209 sq ft - Industrial Facilities
- Zoned CM – Commercial Manufacturing, City of Lake Elsinore
- ±750 sq ft build-out including one private office, large reception area wet bar and two restrooms
- 12' X 14' roll-up overhead doors
- 400 Amps, 120/208 Volt, 3-phase power
- Expanded parking of 2.4/1000 sq ft
- Fire Sprinkler
- Easy freeway access off Central Ave. or Nichols Rd.



951.296.9800

www.coldwellbankercommercialtemecula.com

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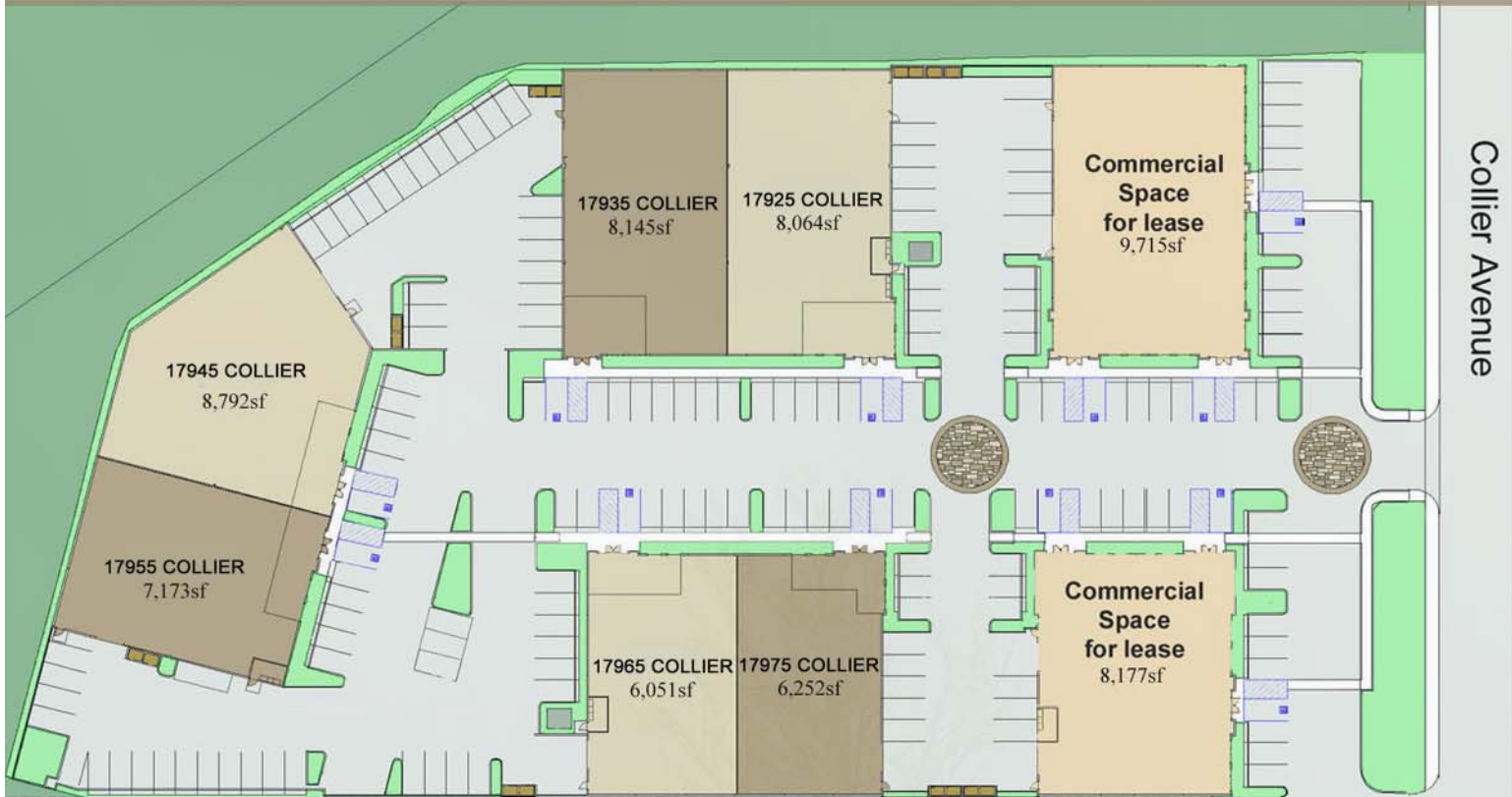
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ALMAR GROUP

**Pricing, square footages and availabilities subject to change without notice.*

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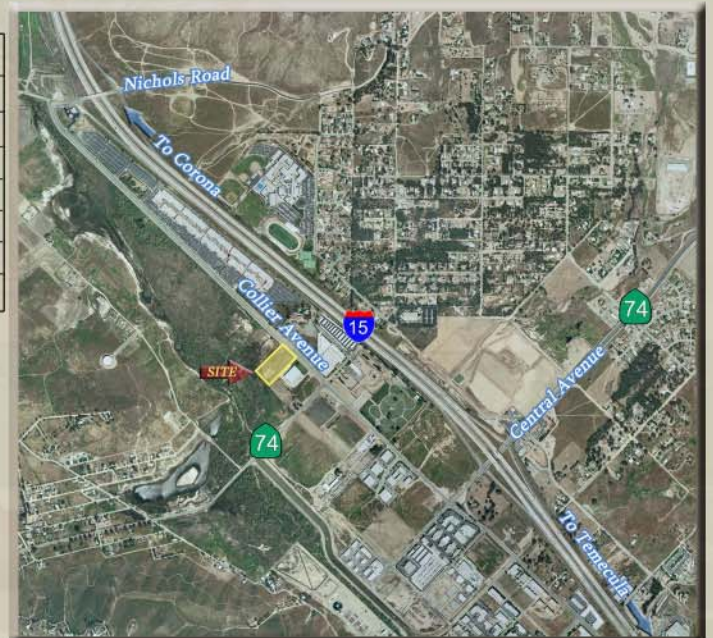
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Address	Sq. Ft.	LeaseRate/SF	Price/ft	Price
17925 Colliers	8,064	Negotiable	\$140	\$1,128,960
17935 Colliers	8,145	Negotiable	\$135	\$1,099,575
17945 Colliers	8,792	Negotiable	\$130	\$1,142,960
17955 Colliers	7,173	Negotiable	\$140	\$1,004,220
17965 Colliers	6,051	Negotiable	\$145	\$877,395
17975 Colliers	6,252	Negotiable	\$150	\$937,800

- Modern style architecture in a scenic natural setting
- Provides excellent access, to Interstate 15 via two adjacent exits located at Nichols Road to the north and Central Ave. /Hwy 74 to the south
- Centrally located between the new Home Depot and Target Shopping Centers to the south and the Lake Elsinore Outlet Center to the north



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