

FOR SALE

29995 TECHNOLOGY 306

~~\$430,000~~

MURRIETA, CA

\$329,000 (\$126.59/SF)

PRICE REDUCED!!!



VENTURE PACIFIC COMMERCIAL SERVICES

BILL GROSSNICKLE
B 619-955-8280
F 619-955-8289

BILLG@VENTURE-PACIFIC.NET

All information contained herein is obtained from sources deemed to be reliable. However, this information is not guaranteed and should be verified. DRE #1824071

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PROPERTY DETAILS

Description:

BANK OWNED OFFICE CONDO FOR SALE! This office building is ideally located at the Summit of Silverhawk enabling it to serve the growing communities of Temecula, Murrieta, and the French Valley area. The property has great exposure with 35,000 daily traffic counts from its Winchester Road frontage. This Class A, 2,599 SF office suite contains 6 individual offices, conference room, and open office area for cubicles and full reception area. Owner/User properties like this rarely come available in Murrieta!

Property Specifics:

Number of Units:	1
Year Built:	2005
Unit size:	2,599 SF
Parking Ratio:	3.5 Spaces / 1,000 SF
Zoning/Usage:	SP – Office / Commercial
Association Amenities:	Include Water, Trash, Janitorial

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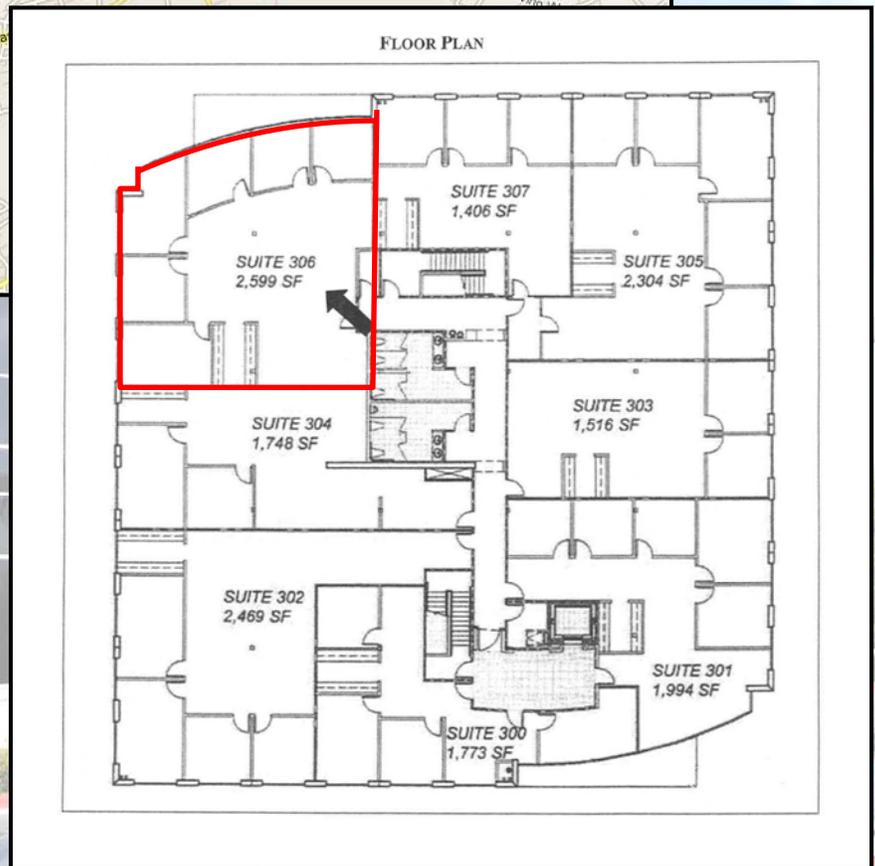
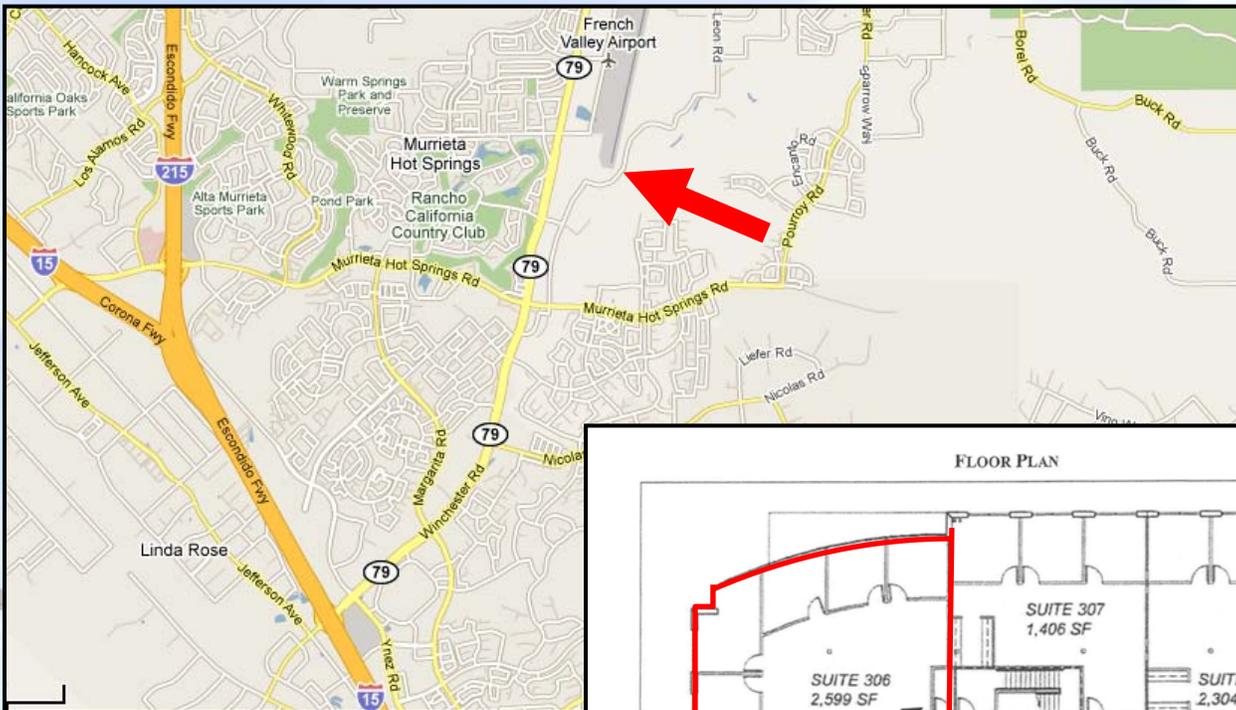
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The property is 3 miles north of I-15: Exit Winchester road from I-15, turn right on Technology, make immediate right into property.

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Rear of Subject Property



Main Lobby



Office Suite 306

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