

# INDUSTRIAL SUITES FOR LEASE

26111 YNEZ ROAD - TEMECULA, CA

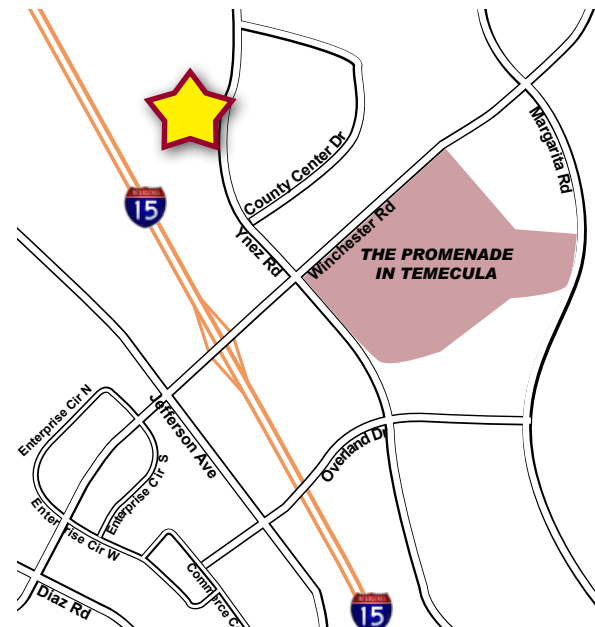


**APPROVED  
FOR AUTO  
BROKERS!**



## PROPERTY HIGHLIGHTS:

- Suites Available Starting at 847 Square Feet
- Immediate Occupancy
- Premier Location - Rancho California Corporate Park (East of Interstate 15)
- 100-225 Amps, 120/208 Volt, 3-Phase
- Fire Sprinklered
- 9' x 10' Truck Doors
- Contact Agent for Showing Instructions



**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

**JIM NADAL, CCIM**  
**951.445.4520**  
jnadal@leetemecula.com  
DRE #01040679

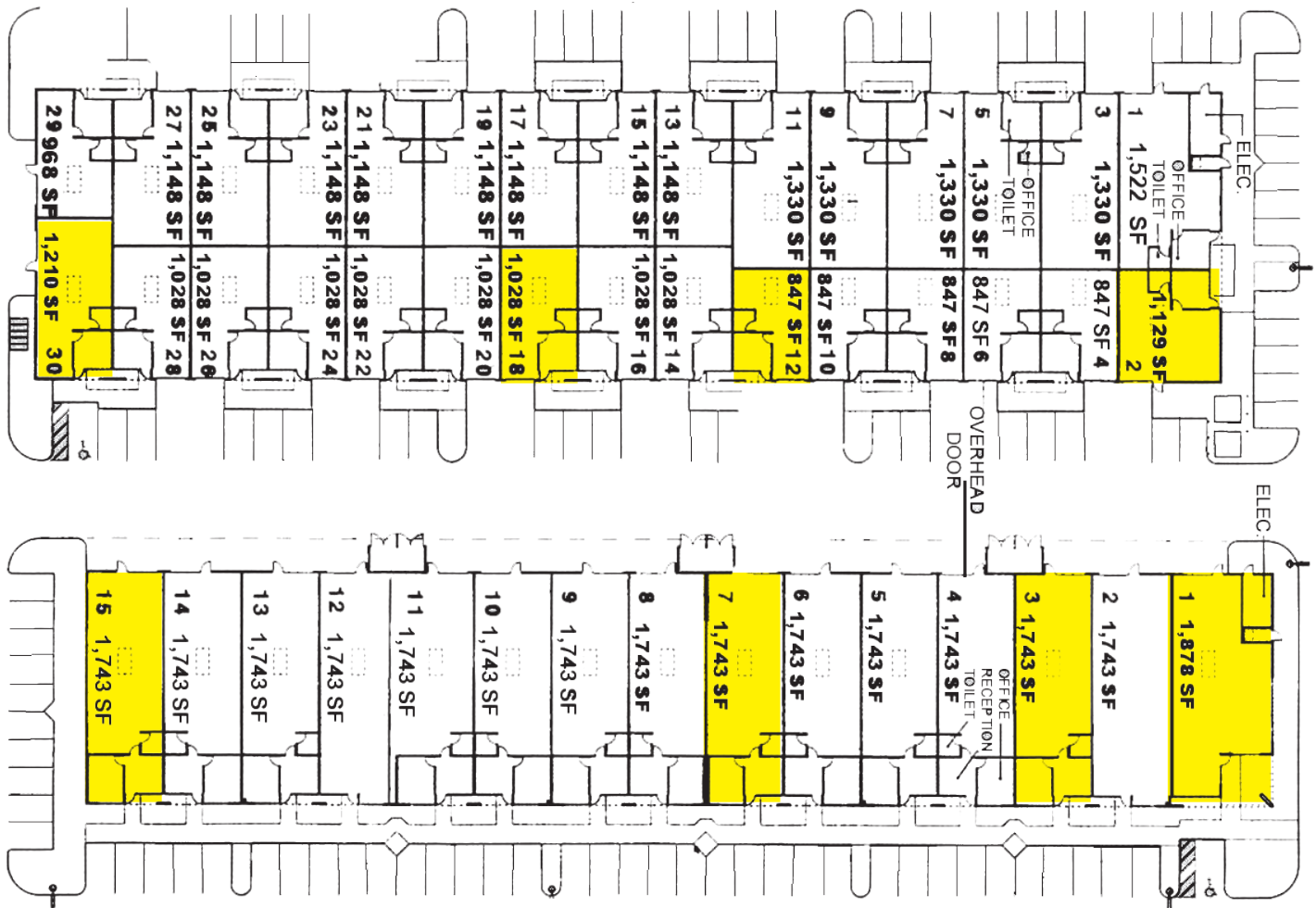
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SUITE	SIZE (±SF)	RENT/MO.	DESCRIPTION
B-2	1,129 SF	\$2,021	1 Office, Restroom, Side-Loading Warehouse. See agent for showing instructions.
B-12	847 SF	\$1,482	1 Office, Restroom, Warehouse, Truck Door. Immediate Occupancy. On Lockbox.
B-18	1,028 SF	\$1,798	4 Offices, Restroom, Warehouse. Immediate Occupancy. On Lockbox.
B-30	1,210 SF	\$2,045	3 Offices, Work Room, Restroom and Warehouse. Immediate Occupancy. On Lockbox.
C-1	1,878 SF	\$3,362	End Unit, 1 Private Office, Large Open Area, Restroom, Small Warehouse with Truck Door. Available 6/1/25
C-3	1,743 SF	\$2,946	2 Offices, Restroom, Warehouse, Truck Door. Immediate Occupancy. On Lockbox.
C-7	1,743 SF	\$2,946	2 Offices, Restroom, Warehouse, Truck Door. Immediate Occupancy. On Lockbox.
C-15	1,743 SF	\$3,033	End unit, 2 Private Offices, Large Open Area, Restroom and Warehouse with Truck Door. Immediate Occupancy. On Lockbox.

No Automotive or Machine Shops • 5% Annual Increases • Auto Brokers pay \$0.35 psf/mo premium  
 Move In Deposits: First and Last Month's Rent Plus Security Deposit • Landlord Pays Trash & Water Subject to Base Year  
 Rev. 04/16/2025



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