



FOR SALE LOCATED IN LANCASTER
GREAT INVESTMENT OPPORTUNITY

\$2,400,000 (\$153 PSF)

Excellent price with bonus income



**15,651 SF OF INDUSTRIAL SPACE
7% Cap Rate Move In Ready**

- Incredible opportunity to acquire this move-in ready, freestanding heavy industrial warehouse on a large lot with heavy power! Located in Lancaster, California—an area that has experienced significant growth in recent years. Lancaster is seeing a rise of industrial activity due to job growth and consistently low unemployment rates, making this an attractive option for investors or business owners looking to capture the area's economic expansion

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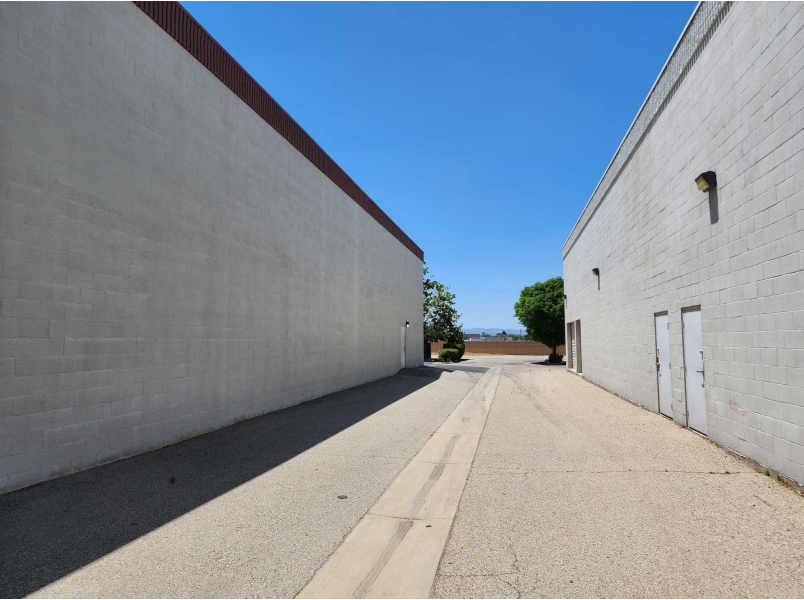
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PROPERTY PHOTOS



AERIAL MAP



BUSINESS MAP

