

INDUSTRIAL-WAREHOUSE

Storage Facility and Office – Union
Pacific RR Spur -
Easy access to HWY 99

Lease office \$1.45 per Sq. Ft. – Lease Warehouse Space(s) \$1.00 - 30,000 sq. ft. (APPROX.)

**FOR
LEASE**



39400 Clarkson Drive, Kingsburg, CA 93631

Lease Office space \$1.45 per sq. ft. - Monthly Gross...
Lease Warehouse space(s) \$1.00 per sq. ft - Monthly Gross plus utilities.
Freestanding buildings individually approx. 30,000 sq. ft. – 7 Acres

WAREHOUSES CAN BE DIVIDED YOU DECIDE “HOW LARGE OR SMALL” OF A SPACE THAT IS NECESSARY FOR YOUR NEEDS. USE ALL OR SUB-DIVIDE FOR RENTING OPPORTUNITIES. 30 foot Ceilings, Pallet racking, Truck parking, and Fork-lifts, 2 Rail-sidings for 22 Rail Cars, and Covered Parking.

GREAT FOR SERVICE BUSINESSES; PARTY RENTAL LOCATION; EXCELLENT SITE FOR MANUFACTURING, CONTRACTORS; PAINTERS; PLUMBERS; HVAC CONTRACTORS AND/OR SUPPLIERS..

(See Other side for Plot map, additional pictures, floorplans, on reverse side)

For more information contact:

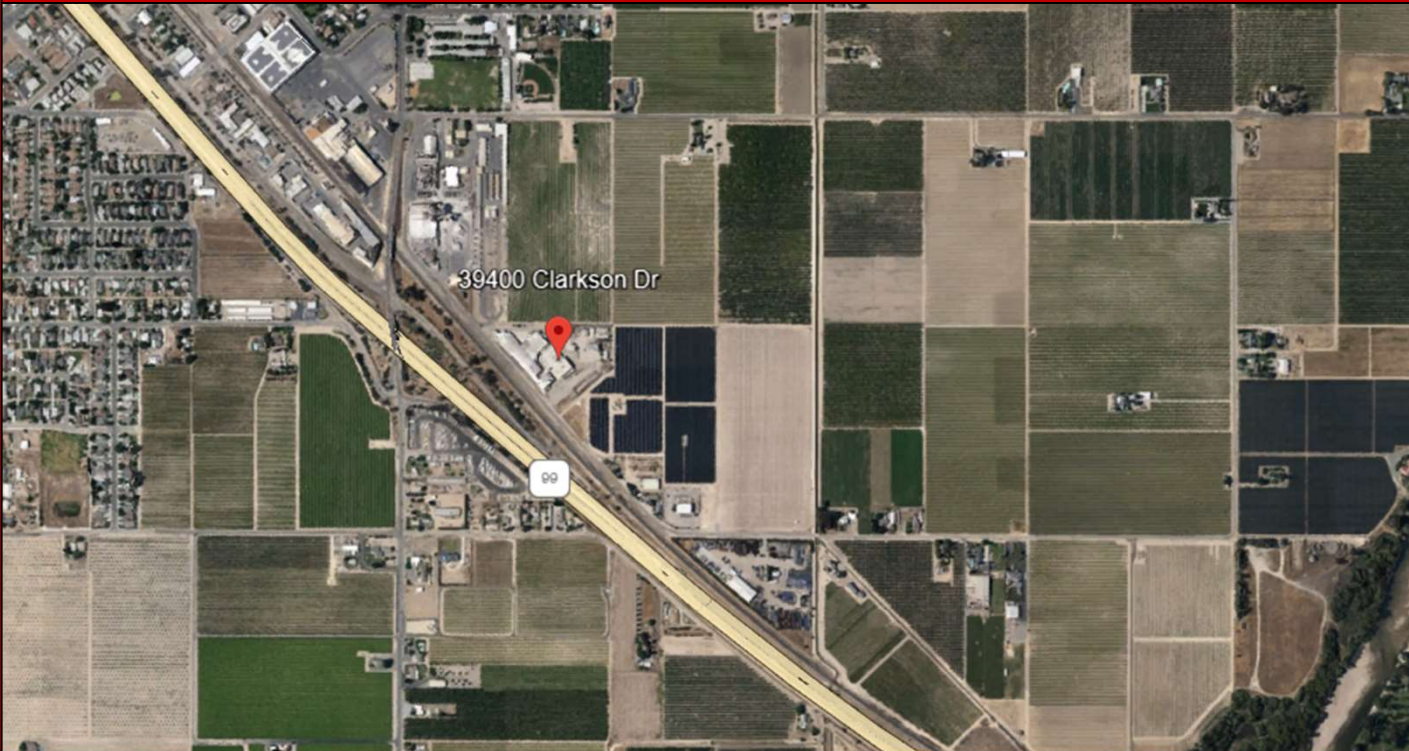
Bill Whitlatch,
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Broker Associate,
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39400 Clarkson Dr.
Kingsburg, Tulare County, CA



FOR LEASE

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DISCLOSURES, COMMISSIONS, PRINCIPALS NO



525 W. Center Ave.
Suite D
Visalia, CA 93291

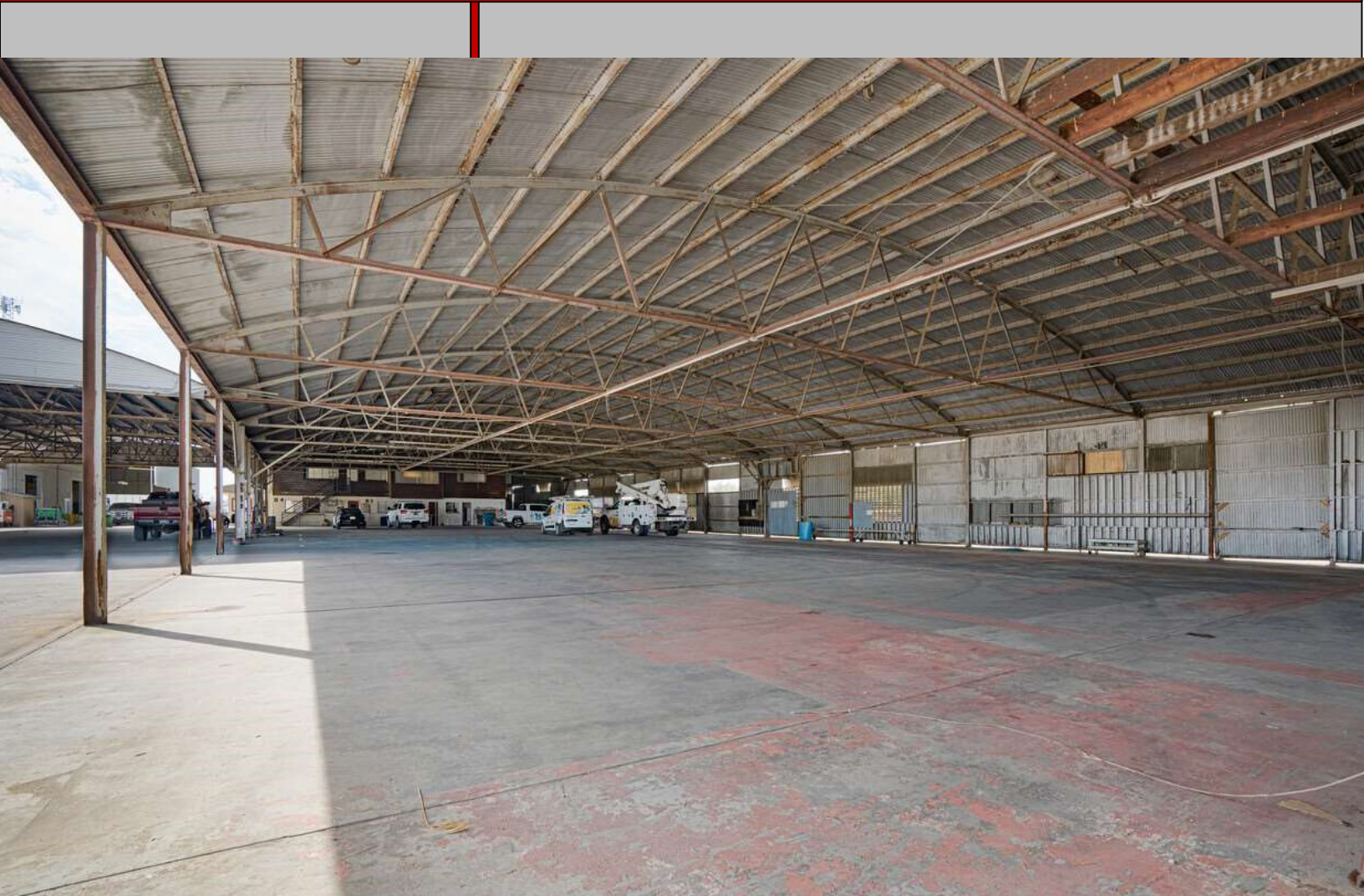
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Covered Warehouse

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Offices for LEASE



B-1, B-2,
B-3, B-4, B-5
Offices available
(see floor plan)

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Office spaces entrances



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Warehouse G View of covered entrance and outside entrance



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Warehouse G available for Lease

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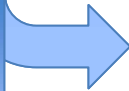
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Rail-tracks

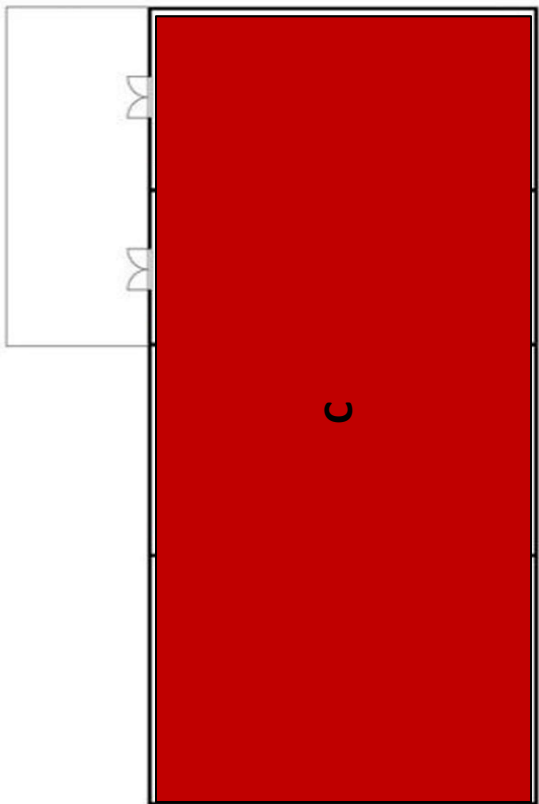
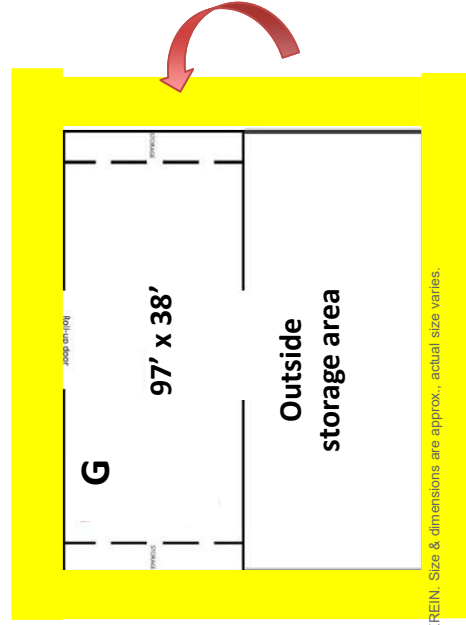
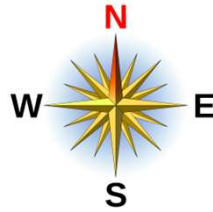
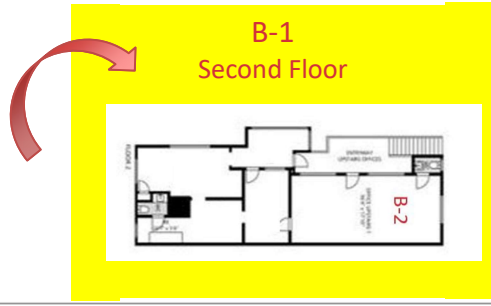
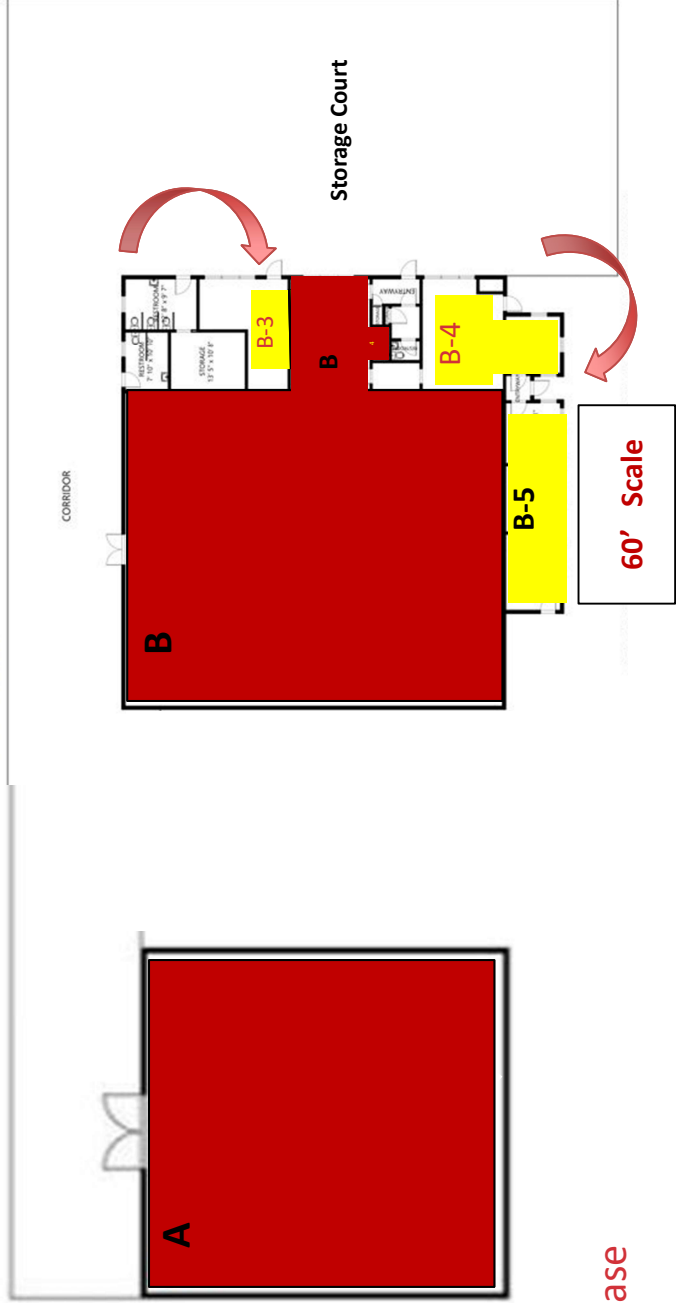


Clarkson Drive



Gate entrance

Siding



 = Available to Lease
 = Leased

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