

±4,485 OF INDUSTRIAL BUILDINGS ON ±1 ACRE LAND

# 4238 MISSION BLVD.

M O N T C L A I R | C A 9 1 7 6 3



3RD ST.



E. MISSION BLVD.

## PROPERTY HIGHLIGHTS



CONTRACTORS YARD



OUTSIDE STORAGE



±4,485 SF BUILDING SIZE



±1 ACRE LOT SIZE | SECURED YARD



TWO (2) ACCESS POINTS | MISSION BLVD. & 3RD ST.

### LOCAL MARKET ADVISORS

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60 2.1 MILES

10 3.0 MILES



E. STATE ST.

OAKMONT MISSION RAMONA  
BUSINESS PARK

3RD ST.

E. MISSION BLVD. (19,754 CARS PER DAY)

2

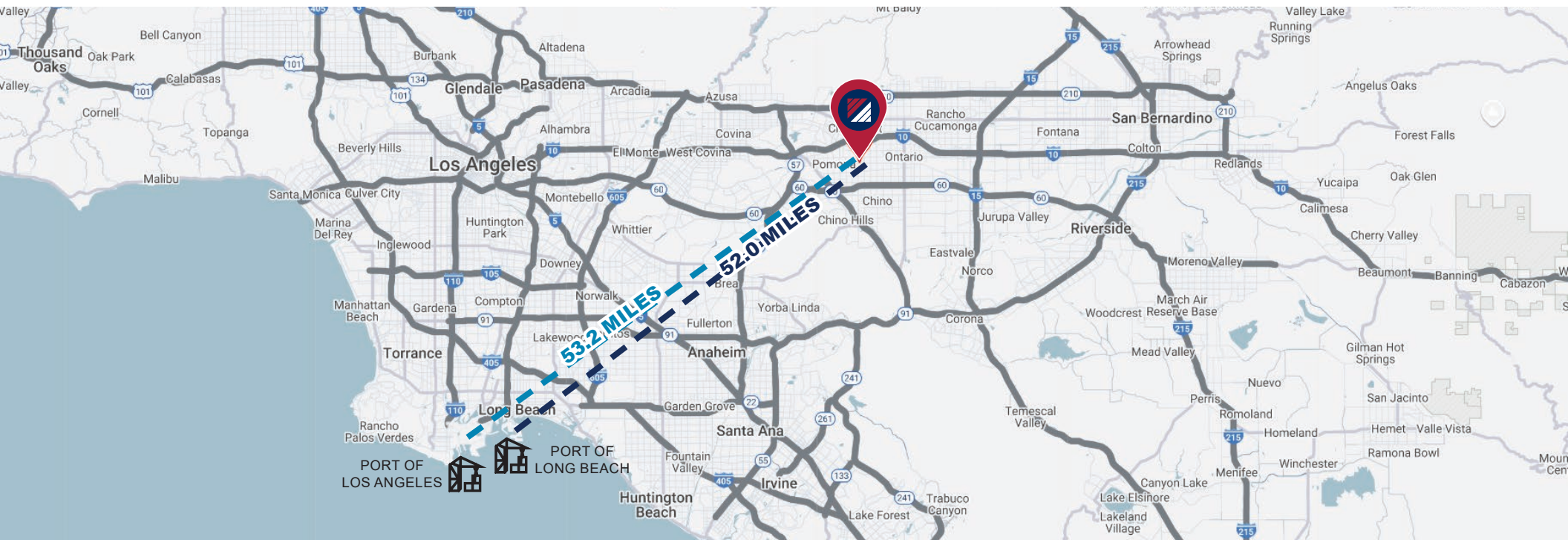
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AERIAL





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**AERIAL AND  
 PORT LOCATION MAP**



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**DAUM**  
COMMERCIAL REAL ESTATE SERVICES

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