

**FOR LEASE** 

760 McMurray Rd, Buellton, CA | Flexible Office/Warehouse Space

13,251 SF

Experience. Integrity. Trust. Since 1993

Michael Martz, MBA, CCIM 805.898.4363

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222 E. Carrillo Street, Suite 101, Santa Barbara, California 93101 | HayesCommercial.com

## **Property Overview**

This extensively remodeled, flexible building is ideal for office/R&D use by high tech, engineering, design, or manufacturing. The space features two kitchen areas, ample parking, and multiple built-in clean rooms. With 20-foot ceilings in the warehouse, the building could by reconfigured to suit retail uses in the beer or wine industries.



Size: **Ground Floor** 10,146 SF Second Floor 3,105 SF 13,251 SF Total

Building is potentially divisible - call for details

Rate: \$1.25 Gross

Available: June 1, 2016

3 - 5 years Term:

2 sets men's and women's (recently Restrooms:

remodeled and ADA compliant)

Parking: 36 common spaces, plus street

parking

Throughout (call for warehouse) **HVAC:** 

**Zoning:** C-S (Commercial Service)

**Year Built:** 2003 with significant interior

improvements in the past 5 years

Throughout **Sprinklers:** 

To Show: Call listing agent

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## **Current Floor Plan**



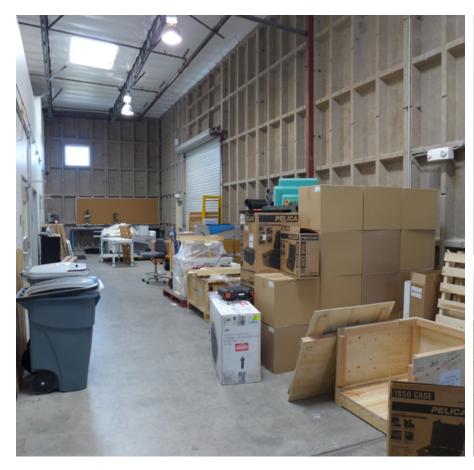


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## **Photos**









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