

### FOR SALE

5,463 SF | Corona, CA | Single-story Commercial Building

Presented by Strata Realty, Inc. | www.stratarealty.com | T (951) 280-1733 | F (951) 280-1739



#### Location

150 Depot Drive Corona, CA 92882

#### **Features**

- 1.09 acre parcel
- · Ownership previously obtained historical registration of building
- Lies within North Main Street Specific Plan
- Property allowed one parcel identification per street frontage based on the following specifications:

Height: 15 feet

**Size:** 1 square foot of sign area per linear foot of property

frontage not to exceed 200 square feet

**Location:** Sign can be placed within the on-site landscaped

setback of the property adjacent to the street

- Transit Commercial (TC) zoning
- Within half mile of 15/91 interchange
- Within walking distance to banks, shops, restaurants, and the Metrolink
- Directly across from the new RTA bus/commuter station
- · Large, enclosed patio
- Excellent freeway access to Orange, San Bernardino, Riverside and San Diego counties



#### Contact:

Timothy Hawke, SIOR (951) 280-1733 | thawke@stratarealty.com

Strata Realty, Inc. | 2433 Pomona Road, Corona, CA 92878 | www.stratarealty.com

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#### DRE Information

Timothy Hawke's license number is 01403432



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# **PARCEL MAP** BLAINE PAR. 4 (39) EX WEST GRAND BOULEVARD **FLOOR PLAN Outside Storage** Office RROpen Kitchen = Ramp Area Storage Open Area **Patio** Loading Door

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