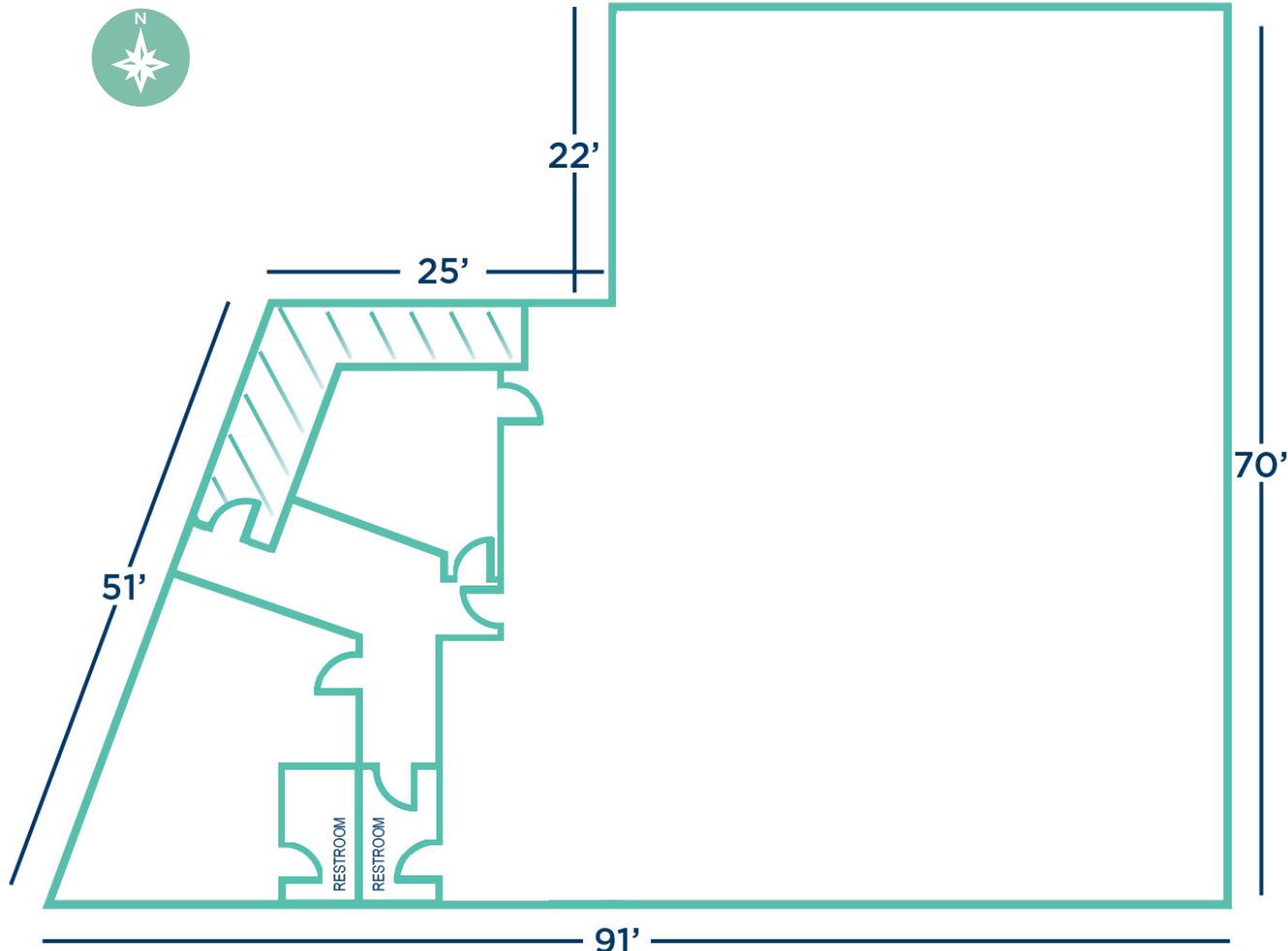


**±4,935 SF Industrial Building  
Available For Lease**



**1230 DODSON WAY**  
Riverside, CA 92507

**±4,935 SF Industrial Building  
Available For Lease**



## BUILDING FEATURES

- ±4,935 SF industrial building
- ±1,000 SF office space
- 14' minimum clearance
- One (1) 12' x 12' GL door
- New roof, insulation and skylights
- I Zoning (Industrial)
- Bonus mezzanine in office area
- Functional and flexible layout
- Industrial-zoned & business-ready

## IDEAL FOR:

- Light manufacturing or assembly
- Warehouse / distribution
- Small-scale logistics & fulfillment
- Contractors or service firms needing storage + shop + office space
- Businesses benefiting from Southern California regional reach

For more information,  
please contact:

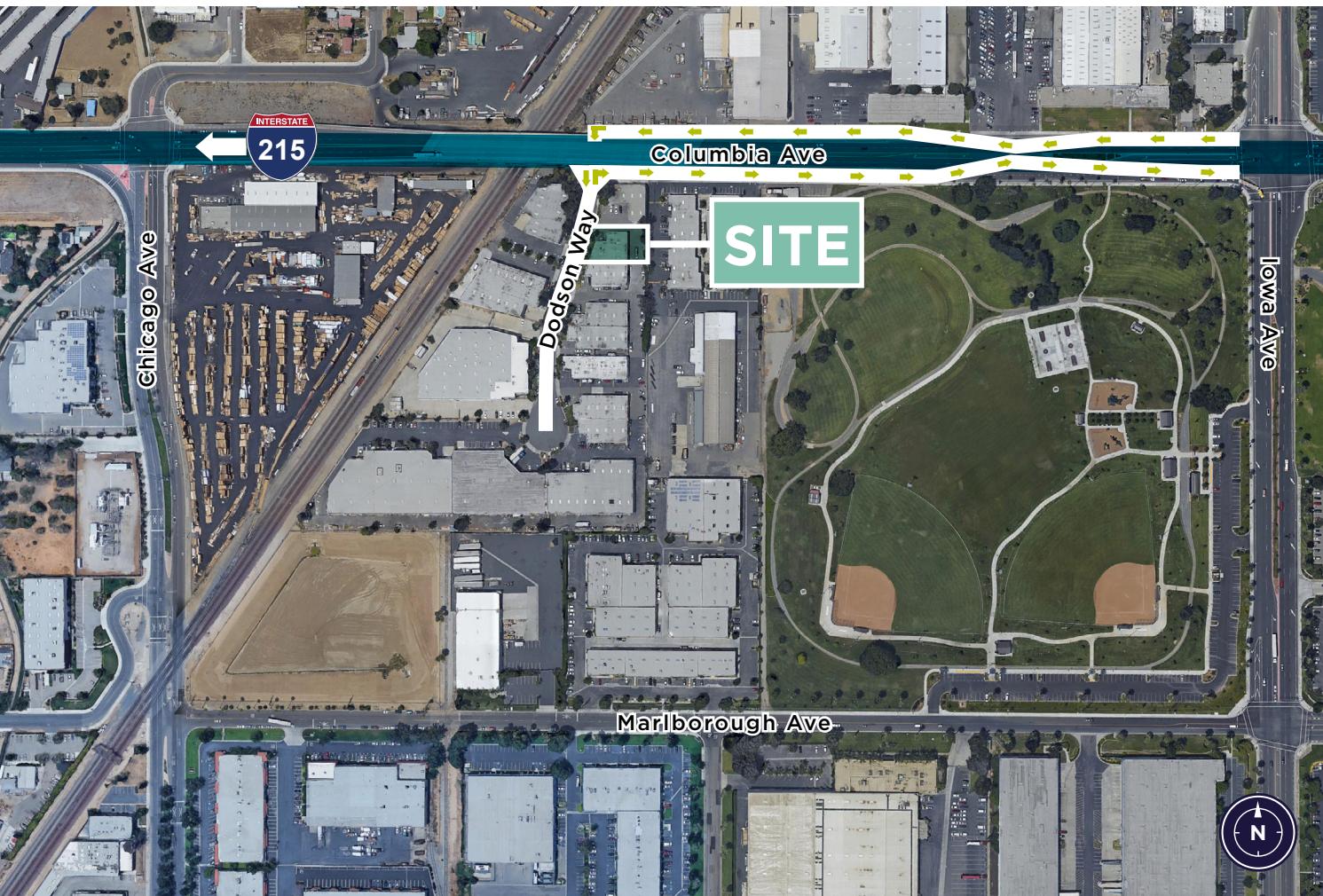
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 **CUSHMAN &  
WAKEFIELD**

# 1230 DODSON WAY

Riverside, CA 92507

±4,935 SF Industrial Building  
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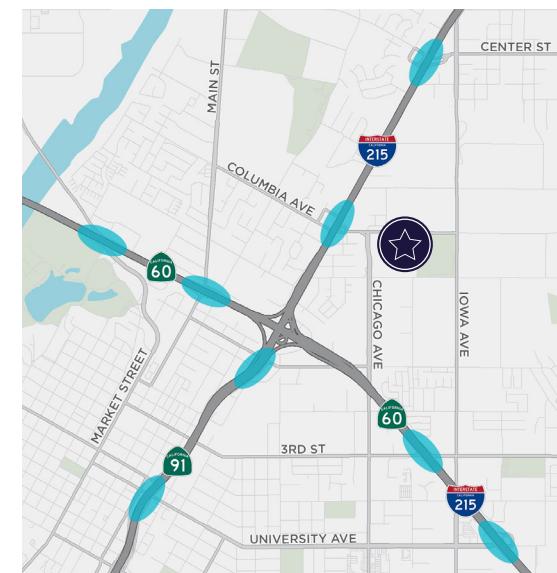


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## SUPERIOR ACCESS

- Direct and immediate access to Interstate 215 (I-215), offering quick north-south connectivity.
- Convenient reach to Interstate 60 (I-60) and State Route 91 (SR-91)
- Close to nearby retail, services, and commercial centers



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