

+/- 1,240 sf to 5,251 sf of Office and
+/- 1,800 to 3,600 sf of Industrial
2325 Skyway Drive
Santa Maria, CA



**For
Lease**

For Lease

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Stafford-McCarty Commercial
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- ◆ Building comprised of 13 units of office and warehouse space
- ◆ Currently available: multiple office suites on second floor
- ◆ Two Side by Side Industrial 1800 sq. ft. units with offices and roll-up doors.
- ◆ Located on Skyway Drive and close to the Santa Maria Airport
- ◆ Ample parking
- ◆ Office \$1.15 gross per sq. ft., Industrial \$0.95 gross per sq. ft.
- ◆ Purchase Option available

Stafford ♦ McCarty
Commercial Real Estate

Information contained herein has been obtained from the owner of the property or from other sources deemed reliable. We have no reason to doubt its accuracy, but we do not guarantee it.



Summary



Well-located, office/industrial building for lease offering multiple unit sizes. Close to the Santa Maria Airport and the Skyway/Blosser/Betteravia business corridor. Multiple office suites can be combined from 1,240 sq. ft. and up, to create 5,251 sq. ft. Also available are two side-by-side individual industrial suites of 1,800 sq. ft., totaling 3,600 sq. ft.; each with offices and roll-up doors having various levels of build-out or can be delivered as “open bay”.

Parcel Characteristics

APN:	111-400-031
Legal Description:	Per title report
Land Use Zone:	M-1
Gross Square Feet	22,913 – Building; 54,886 - Parcel
Parking:	Reciprocal
Suite C Upper Floor Office	1,331 sq. ft.
Suite D Upper Floor Office	1,240 sq. ft.
Suite E Upper Floor Office	1,381 sq. ft.
Suite F Upper Floor Office	1,299 sq. ft.
Suite G Ground Floor Industrial	1,800 sq. ft.
Suite M Ground Floor Industrial	1,800 sq. ft.

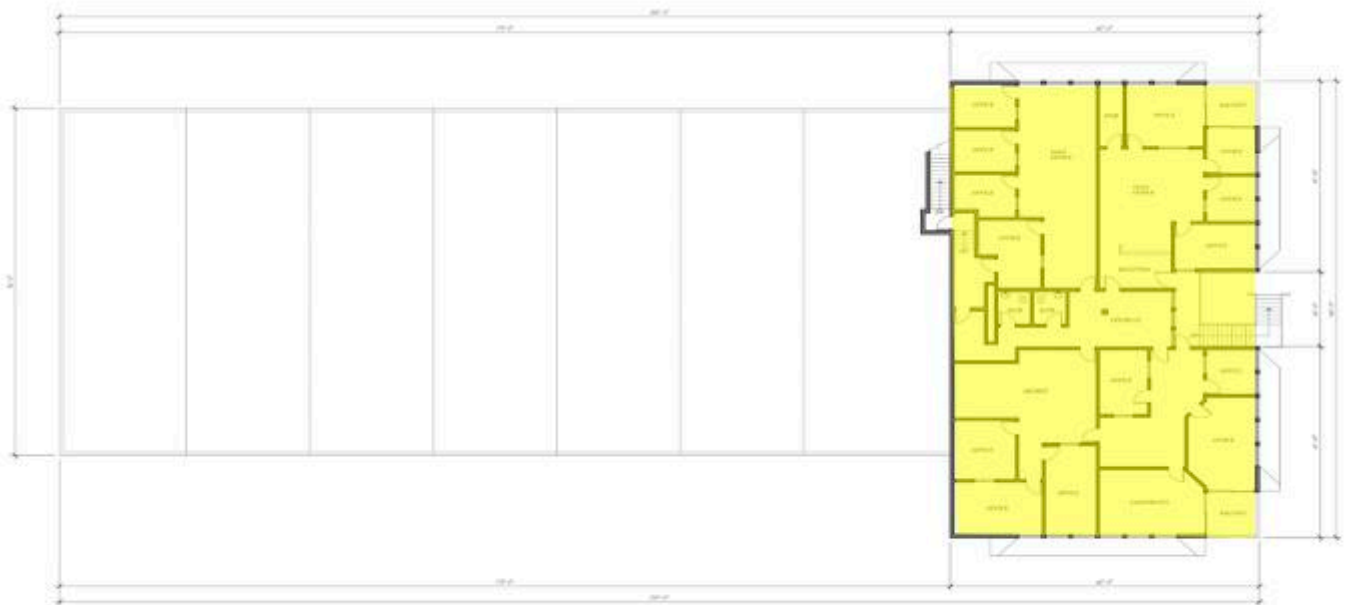


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FIRST FLOOR PLAN



SECOND FLOOR PLAN



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