

FOR LEASE

51 & 53 Santa Felicia Drive, Goleta

R&D Space: 8,500 SF



 **Hayes**
COMMERCIAL GROUP

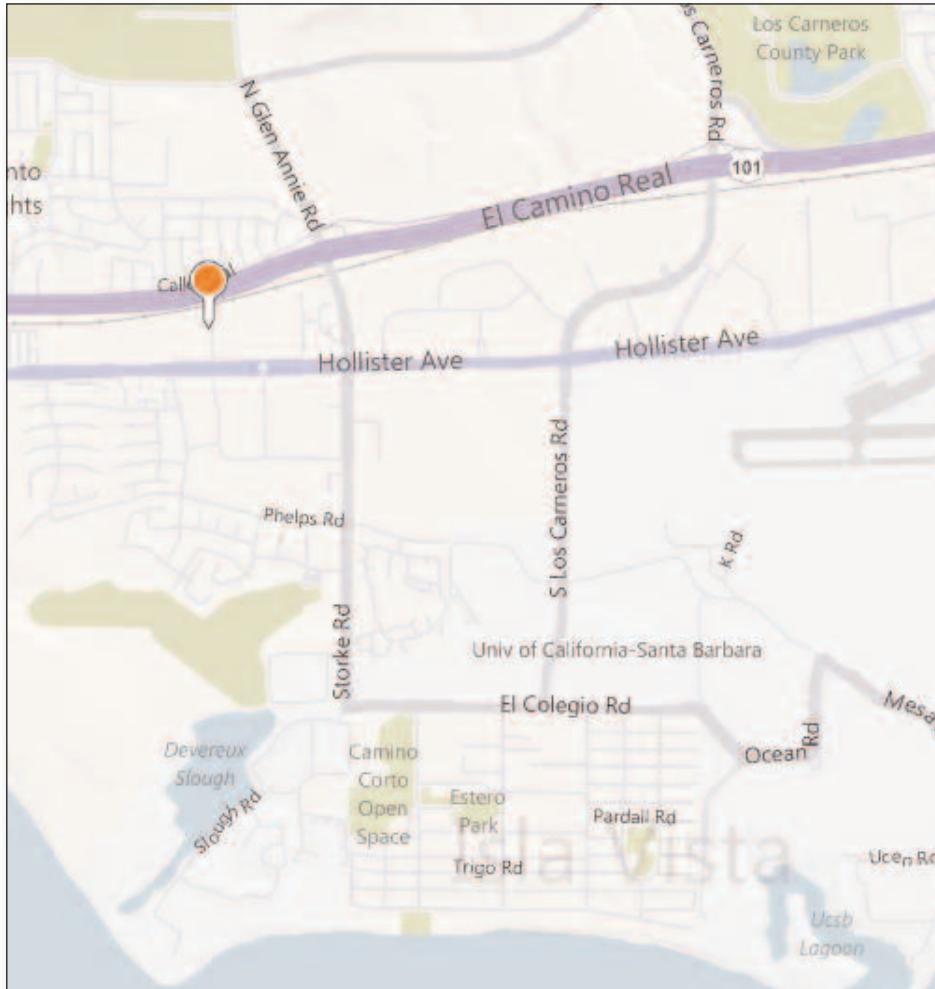
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- Space Size:** 8,500 SF (approx)
- Rental Rate:** \$1.35 GR
- Term:** 3-5 years
- COLA:** Annual (LA/Riv/OC)
- Options:** Available
- Zoning:** MRP (Manufacture Research Park)
- Roll-up Doors:** 3
- Ceiling Height:** 16+ feet
- HVAC:** Office only / FAG in warehouse area
- Sprinklers:** No
- Power:** 400a, 208v, 3-ph
- Restrooms:** 5
- Parking:** 10 spaces
- Available:** Now
- Comments:** Unique and clean with high ceilings, comfortable office space, and located in a quiet area of Goleta, this industrial space is close to shopping, restaurants, and the freeway. With heavy power, this R&D type building is useful for many purposes.

The 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.

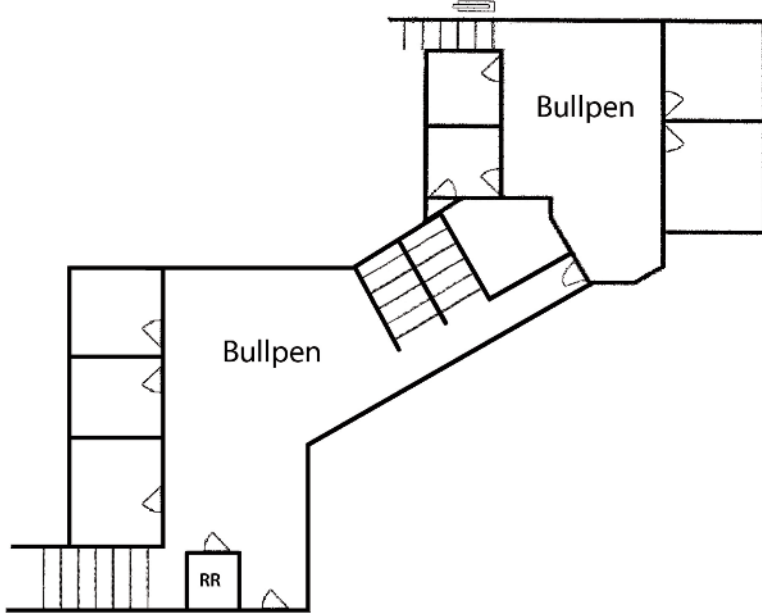
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Floorplans



First Floor



Second Floor