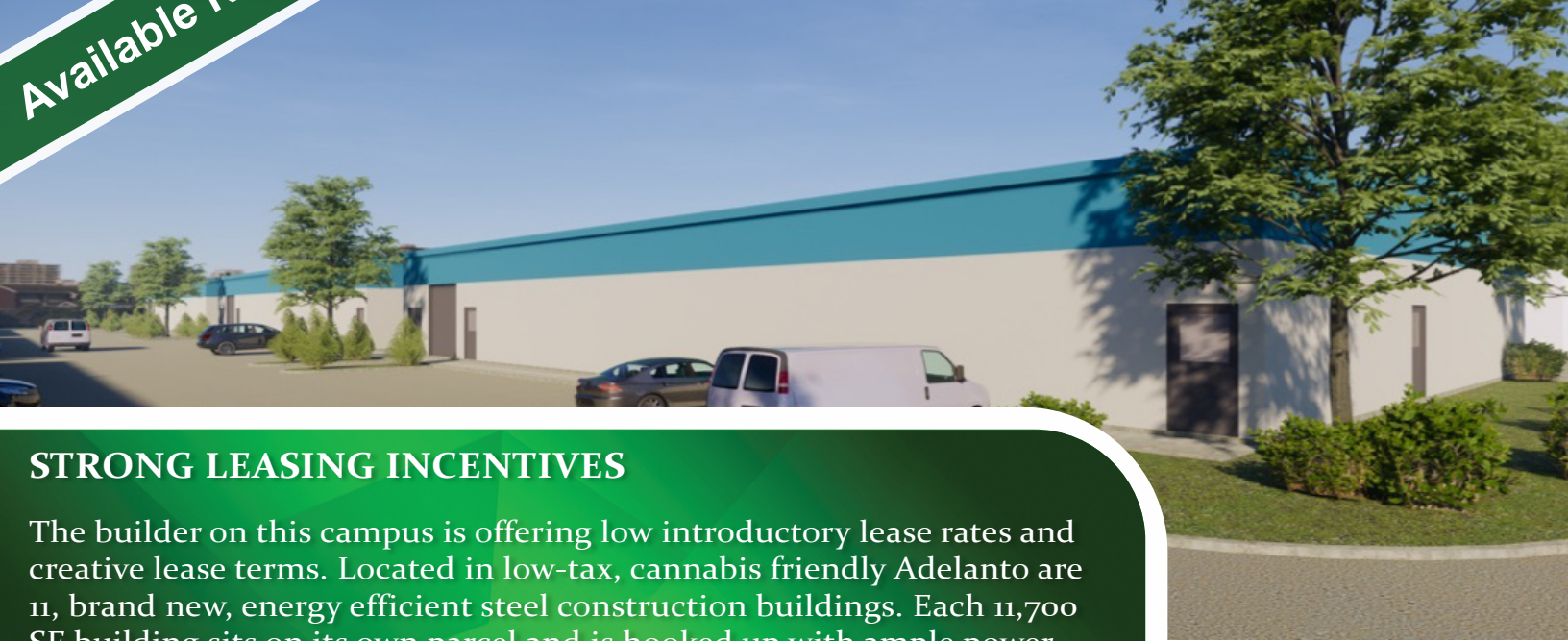


Available Now



STRONG LEASING INCENTIVES

The builder on this campus is offering low introductory lease rates and creative lease terms. Located in low-tax, cannabis friendly Adelanto are 11, brand new, energy efficient steel construction buildings. Each 11,700 SF building sits on its own parcel and is hooked up with ample power (600 amps at 480v), sewage (16-18-inch main connect to sewer), water, EV charging station, bathrooms and fire sprinklers.

Introductory Lease Rate \$0.90/SF / Real estate is also offered for sale.

NDA
REQUIRED



REAL ESTATE HIGHLIGHTS

- Gated, Secure, Cannabis Campus
- Ideal for 10,000 SF Canopy Licenses
- Low Tax Rate: \$0.415/square foot
- Infrastructure:
 - 600 amps @ 480V
 - 16-18-inch sewer main
 - Approximately 15ft ceilings
 - Steel frame with traditional metal panel siding
 - Delivered in shell condition
 - Fire sprinklers
 - Bathrooms included
- Purchase Options Available
- Cannabis-friendly landlord

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