

# 960 SHERMAN STREET

## SAN DIEGO | CA



**±60,601 SF INDUSTRIAL FOR LEASE**  
WAREHOUSE/DISTRIBUTION FACILITY WITH YARD  
AVAILABLE JANUARY 1, 2027

# SITE PLAN

## CENTRAL INDUSTRIAL LOCATION WITH YARD

178,083 SF industrial building centrally located in San Diego's Morena District.



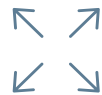
Impeccable central location for last mile distribution



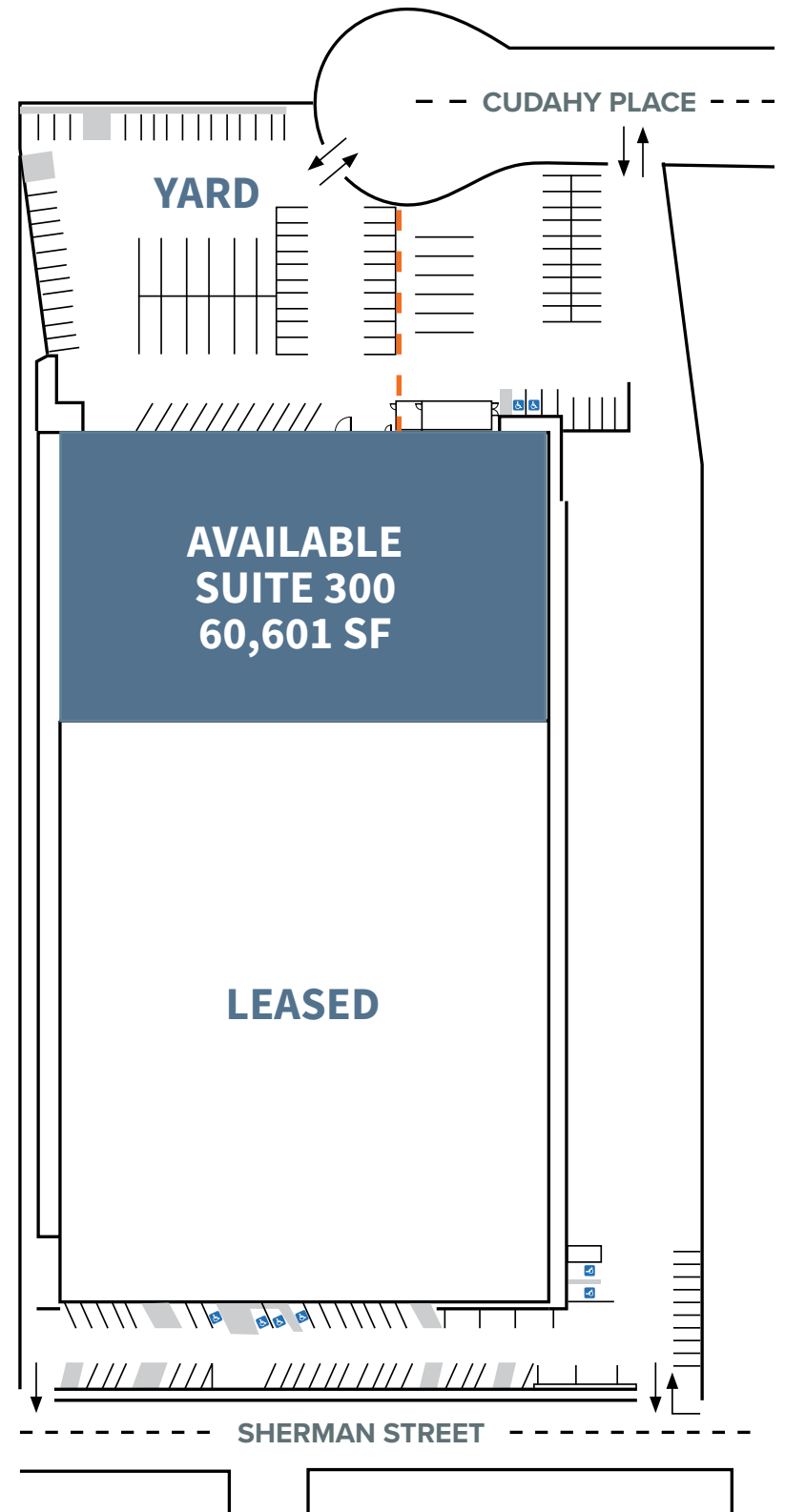
Excellent workforce demographics with 284,837 people within 5 miles



Immediate freeway access to Interstates 5 and 8



±1.0 acre fenced & secure yard with dual access from Cudahy Place & Sherman Street



# FLOOR PLAN



**60,601 SF**  
Suite Size



**SPRINKLERS**  
Fully Sprinklered



**12**  
Total Dock Positions



**4**  
Box Truck Positions



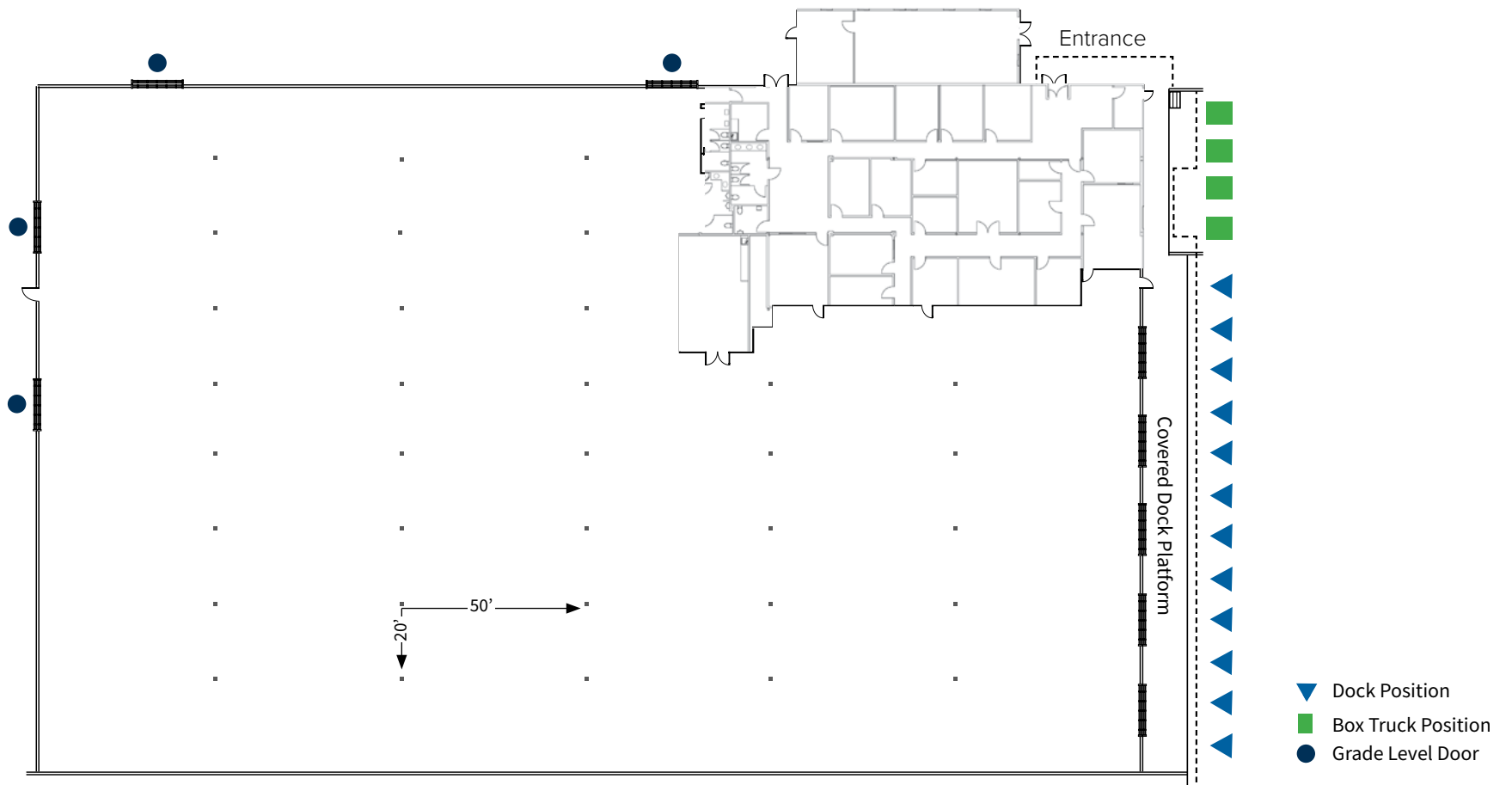
**4**  
Grade Doors



**6,525 SF**  
Office



**18' - 20'**  
Clear Height





I-5 NORTH ▶

I-8 EAST ▶





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