



1625 Commerce Way, Paso Robles CA

Rare opportunity to lease approximately 22,600 square feet of conditioned industrial warehouse space in Paso Robles' established industrial district. Formerly utilized for wine barrel storage, the facility offers extensive insulation, warehouse cooling infrastructure, and a flexible layout capable of accommodating a variety of industrial, storage, manufacturing, and related operations.

- ±22,600 SF available
- Fully insulated conditioned warehouse
- Existing cooling system throughout warehouse area
- Former wine barrel storage facility
- Multiple roll-up loading doors
- 3-phase electrical service
- Fire sprinklered
- 20'+ warehouse clear height
- First and second-floor office buildout
- Efficient warehouse configuration
- Convenient Paso Robles industrial location

22,600 *sq ft (approx.)*

\$.55 / sq ft
+ NNN (+/- \$.11 sq ft)

Available for occupancy
Late July / Early August 2026

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PHOTOS ONLINE
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