



## **T E Deloss Equipment Rental & T E Deloss Machinery**

**For Sale: Real Estate, Business & Equipment**

**Price: \$7,800,000**

- Family Owned and operated business for over 50 years since 1974. The sale includes two businesses: T E Deloss Equipment Rental & T E Deloss Machinery.
- Real estate included which consists of a total of 9.29 acres of land featuring an office building consisting of approximately 2K SF at the front of the property, a warehouse/shop building, storage structures and a vacant motel.
- The businesses consist of heavy equipment rentals and sales. The operation of the businesses as well as all equipment and inventory are included in the sale. These businesses will benefit from the incoming BNSF which is a 4,500-acre, \$1.5 billion facility approved last year. It will bring over 20K jobs to the area to facilitate the project which will include a railyard, intermodal facility and warehouses for transloading freight from smaller international containers to larger domestic containers with direct transfer of containers from ports.
- This property is located on a corner signalized intersection on Main Street right off the 15-freeway providing easy access for customers. Multiple points of ingress/egress. Excellent signage opportunities.



## Property Description

Total Land Square Footage:	404,725 square feet
Total Land Acreage:	9.29 acres
APN:	0427-042-24-0000, 0427-042-25-0000, 0427-042-26-0000, 0427-042-23-0000, 0427-042-27-0000, 0427-042-54-0000, 0427-042-55-0000
Year Built:	1951
Zoning:	(C) Commercial Zoning allows: office, retail and many accessory uses.
Topography:	Flat, Portion Paved, majority gravel



### Top Commercial Realty

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\*All information deemed reliable but not guaranteed. Buyer to verify square footage, use and other information. \*



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