



±7,947 SF ON A 1.36 ACRES FOR LEASE

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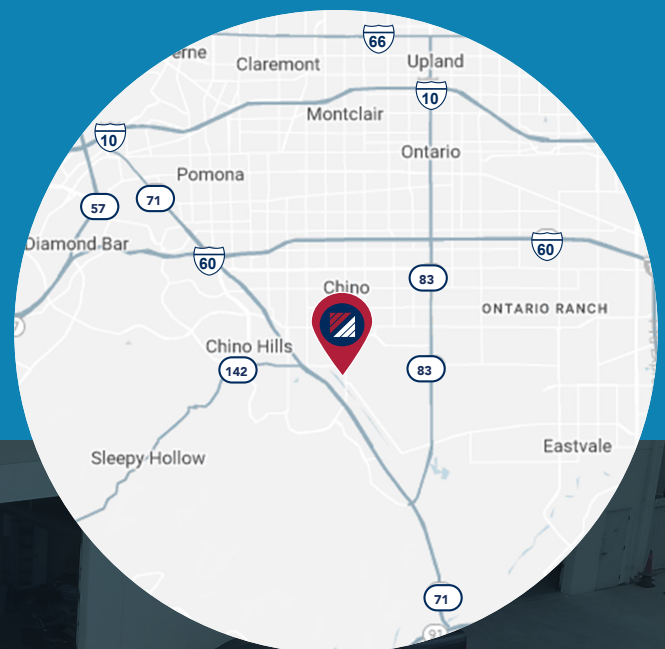
PROPERTY HIGHLIGHTS

- ±7,947 SF Freestanding Industrial Building
- ±4,700 SF of Deluxe Offices
- 1.36 Acre Lot (59,242 SF)
- Four (4) Office Restrooms
- Two (2) Shop Restrooms
- 18' Warehouse Clearance
- Fully Fire Sprinklered
- 800 Amps 277/480V 3ph4w
- Two (2) Oversized Automatic GL Doors (24'w x 14'h)
- ±1,600 SF Bonus Mezzanine
- Large Concrete Fenced Yard
- Corner Location
- Drive-Thru Lot (2 Gates)
- M2 Industrial Zoned
- Concrete Tilt-Up Construction

FOR MORE INFORMATION, PLEASE CONTACT:

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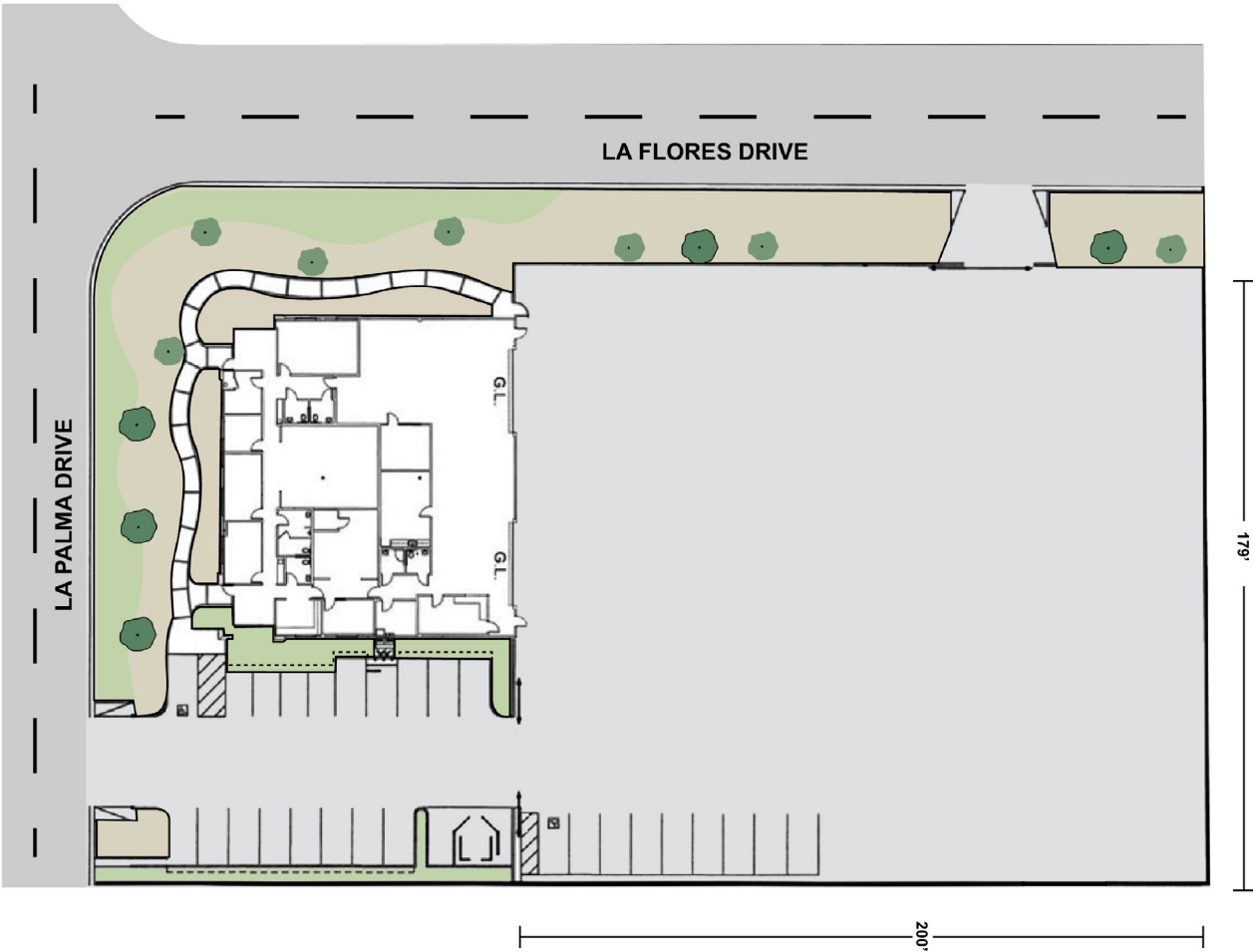


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DAUM
COMMERCIAL REAL ESTATE SERVICES

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14945 LA PALMA DRIVE | CHINO | CA | FOR LEASE



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DAUM COMMERCIAL REAL ESTATE SERVICES | 4400 MACARTHUR BLVD, #950 | NEWPORT BEACH, CA | 92660

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CORPORATE NEIGHBORS

- Spectrum
- Target
- Kaiser Permanente
- Adelco
- Quest Diagnostics
- Petco
- Navy Exchange
- Walmart Distribution Center
- Brenntag
- Olive Garden
- Kohl's
- Amazon Logistics



Corporate neighbors callout 1:

- PARTY KINGDOM
- petco
- TARGET
- Spectrum
- DICK'S SPORTING GOODS
- KAISER PERMANENTE
- adelco
- Quest Diagnostics

SUBJECT PROPERTY

Corporate neighbors callout 2:

- PELICAN
- NFI
- Walmart Distribution Center
- amazonlogistics
- RNDC

Corporate neighbors callout 3:

- amcor
- Walmart
- Olive Garden ITALIAN KITCHEN
- NEX Navy Exchange
- CDC CALIFORNIA DISTRIBUTION CENTER
- THE HOME DEPOT
- BRENNTAG
- KOHL'S
- SAM'S CLUB

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