

404,725 SF CROSS DOCK DISTRIBUTION FACILITY ON 19.29 ACRES



FOR LEASE

404,725 SF ON 19.29 AC.
1089 EAST MILL ST.

SAN BERNARDINO | CA

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PROPERTY HIGHLIGHTS



404,725 SF
total available



19.29 AC
lot size



30'
clear height



4,266 SF
office space



2
ground level doors



102
DH doors w/
levelers

Although all information is furnished regarding for sale, rental or financing from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, changes of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. D/AQ Corp. # 01129558

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COMMERCIAL REAL ESTATE SERVICES


















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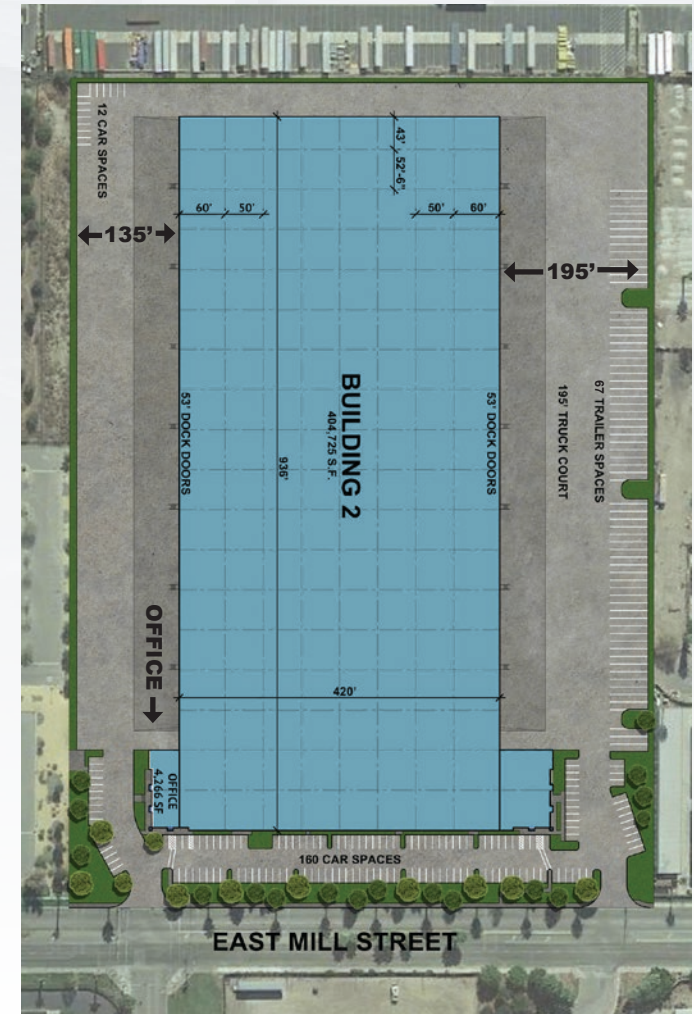
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SITE PLAN

PROPERTY HIGHLIGHTS

-  **AVAILABLE FOR IMMEDIATE OCCUPANCY**
-  **One (1) 2,000 AMPS**
277/480 V Panel
-  **404,725 SF**
Distribution Facility
-  **Two (2) 800 AMPS**
277/480 V Panels
-  **19.29 AC**
Lot Size
-  **67 Trailer Parking**
(additional trailer parking possible)
-  **4,266 SF**
Office Space
-  **Close Proximity to the 10, 210 & 215 Freeways**
-  **102**
Dock High Doors
Levelers & Dock Seals
-  **ESFR**
Sprinkler System
-  **2**
Grade Level Loading
-  **116**
Car Parking Spaces
-  **30'**
Clear Height
-  **LED Lighting**
in warehouse
-  **Potential Tire Distribution Use**
-  **SB International Airport Proximity**
2 Miles
-  **135-195'**
Secured Truck Court Depths



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AERIAL



**SUBJECT
PROPERTY**

S. TIPPECANOE AVE.

E. MILL STREET



Google

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AMENITIES MAP



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