

Industrial

FOR SALE/LEASE

81,500 SF ON ±9.8 ACRES

2240

Fleetwood Drive

JURUPA VALLEY | CA 92509

## PROPERTY DETAILS



81,500 SF Industrial Development



Situated on ±9.8 Acres  
(estimated ±6.11 useable acres,  
buyer to verify)



30' Clear



3 Oversized Ground Level Doors



MH Zoning (Manufacturing Heavy)



Entitlements expected to be  
completed Q2-Q3 2025.



Gus Andros, SIOR  
Executive VP  
P: 909.912.003  
gandros@daumcre.com  
CA License #01010235

Juan Covarrubias  
Executive VP  
P: 909.652.9055  
jcovarrubias@daumcre.com  
CA License #01945028

Christian Lambajian  
Associate  
P: 909.912.0016  
clambajian@daumcre.com  
CA License #02196240

D/AQ Corp. #01129558. Maps Courtesy ©Google & ©Microsoft. Although all information is furnished regarding for sale, rental or financing is 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.

[www.daumcommercial.com](http://www.daumcommercial.com)

**DAUM**  
COMMERCIAL REAL ESTATE SERVICES

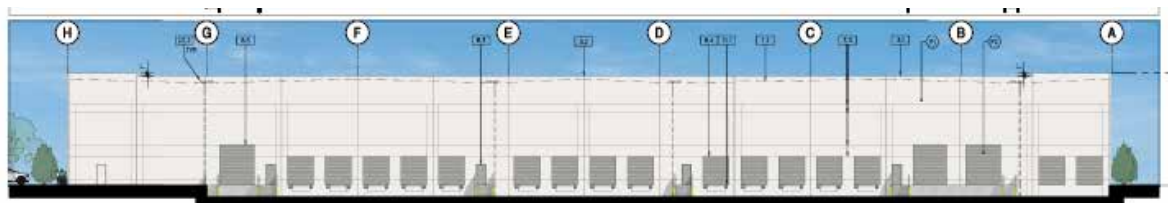
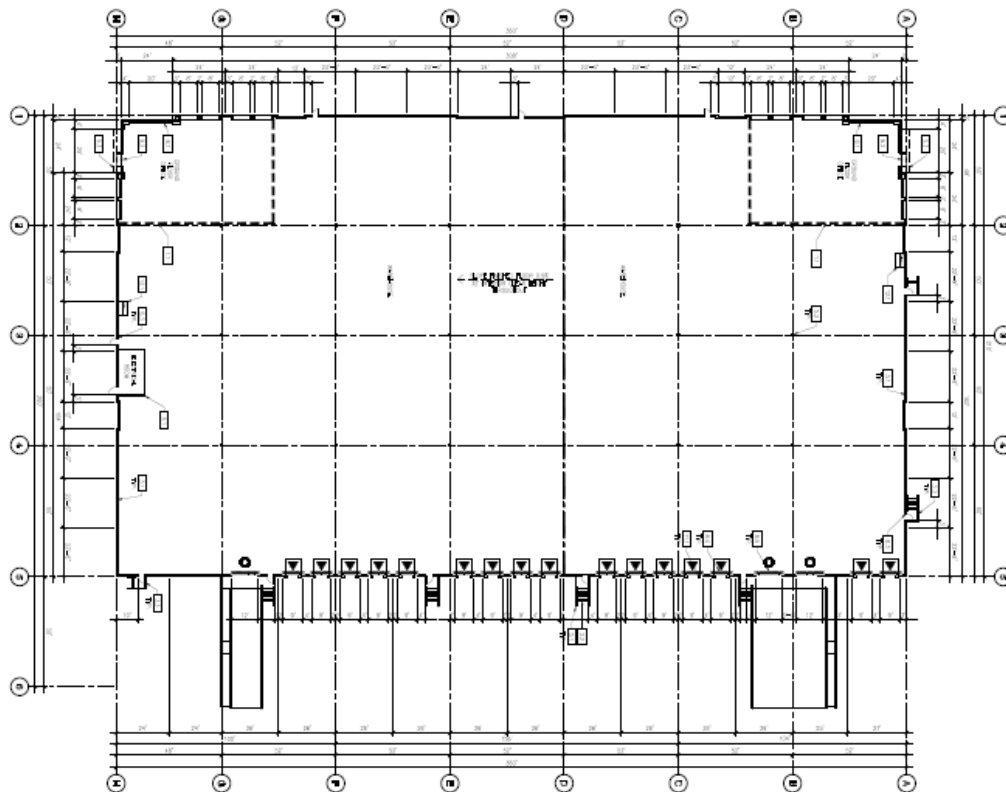
# Industrial

# 2240

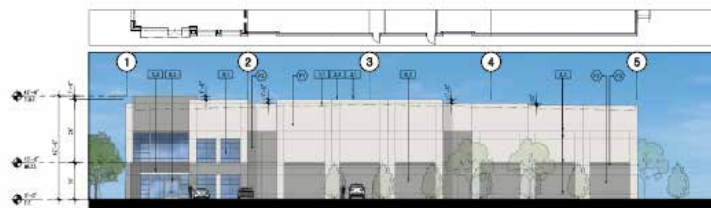
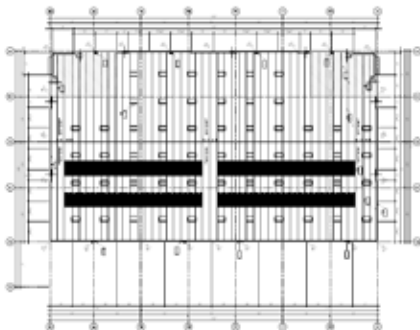
Fleetwood Drive

## FOR SALE/LEASE

81,500 SF ON ±9.8 ACRES



EAST ELEVATION | v



SOUTH ELEVATION | v

**Gus Andros, SIOR**  
*Executive VP*  
P: 909.912.003  
gandros@daumcre.com  
CA License #01010235

**Juan Covarrubias**  
*Executive VP*  
P: 909.652.9055  
jcovarrubias@daumcre.com  
CA License #01945028

**Christian Lambajian**  
*Associate*  
P: 909.912.0016  
clambajian@daumcre.com  
CA License #02196240

D/AQ Corp. #01129558. Maps Courtesy ©Google & ©Microsoft. Although all information is furnished regarding for sale, rental or financing is 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.

[www.daumcommercial.com](http://www.daumcommercial.com)

**DAUM**  
COMMERCIAL REAL ESTATE SERVICES

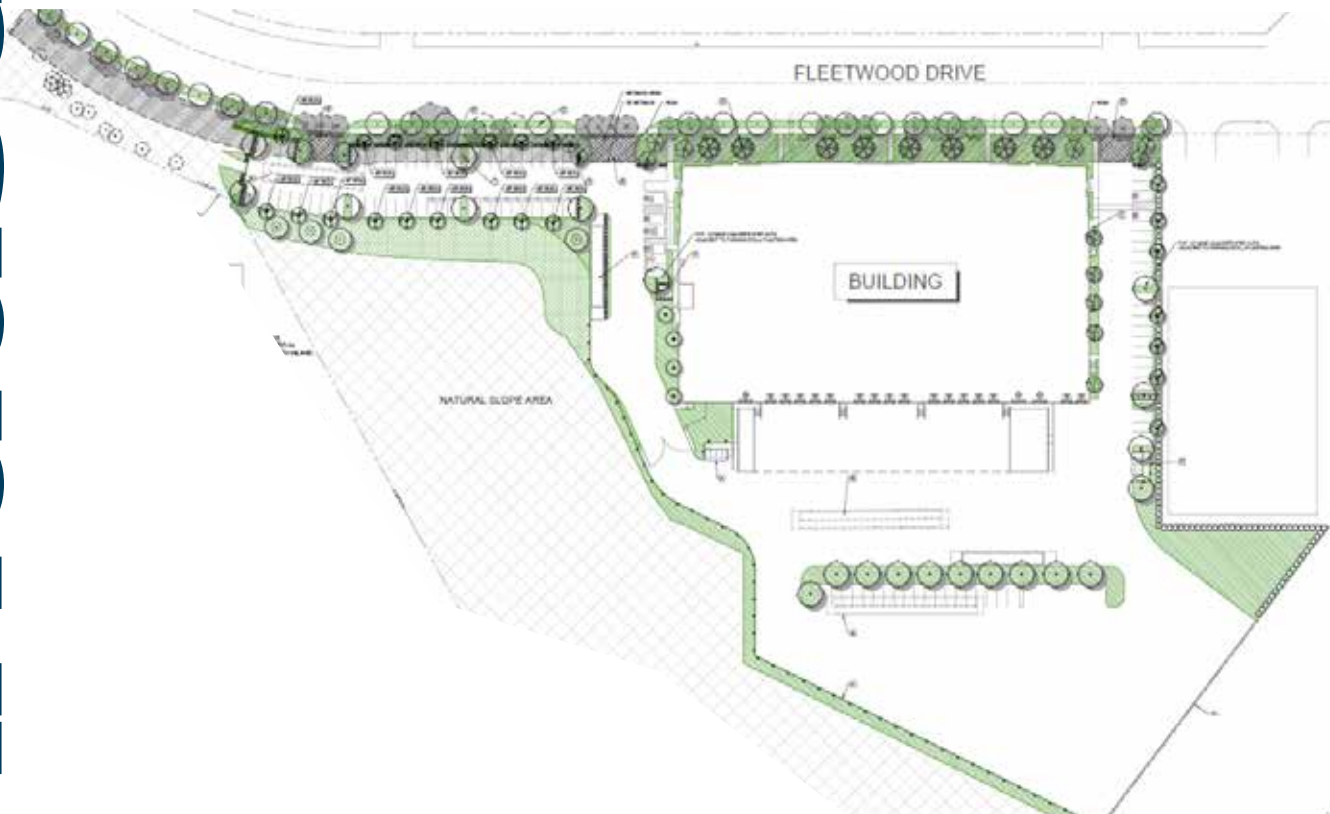
industrial

2240

Fleetwood Drive

FOR SALE/LEASE

81,500 SF ON ±9.8 ACRES



FLEETWOOD DRIVE VIEW NTS 1



ENTRY 1 PERSPECTIVE NTS 2



ENTRY 2 PERSPECTIVE NTS 3



ENTRY 2 PERSPECTIVE NTS 4



NE PERSPECTIVE NTS 5



EAST ELEVATION PERSPECTIVE NTS 6

**Gus Andros, SIOR**  
Executive VP  
P: 909.912.003  
gandros@daumcre.com  
CA License #01010235

**Juan Covarrubias**  
Executive VP  
P: 909.652.9055  
jcovarrubias@daumcre.com  
CA License #01945028

**Christian Lambajian**  
Associate  
P: 909.912.0016  
clambajian@daumcre.com  
CA License #02196240

D/AQ Corp. #01129558. Maps Courtesy ©Google & ©Microsoft. Although all information is furnished regarding for sale, rental or financing is 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.

www.daumcommercial.com

**DAUM**  
COMMERCIAL REAL ESTATE SERVICES



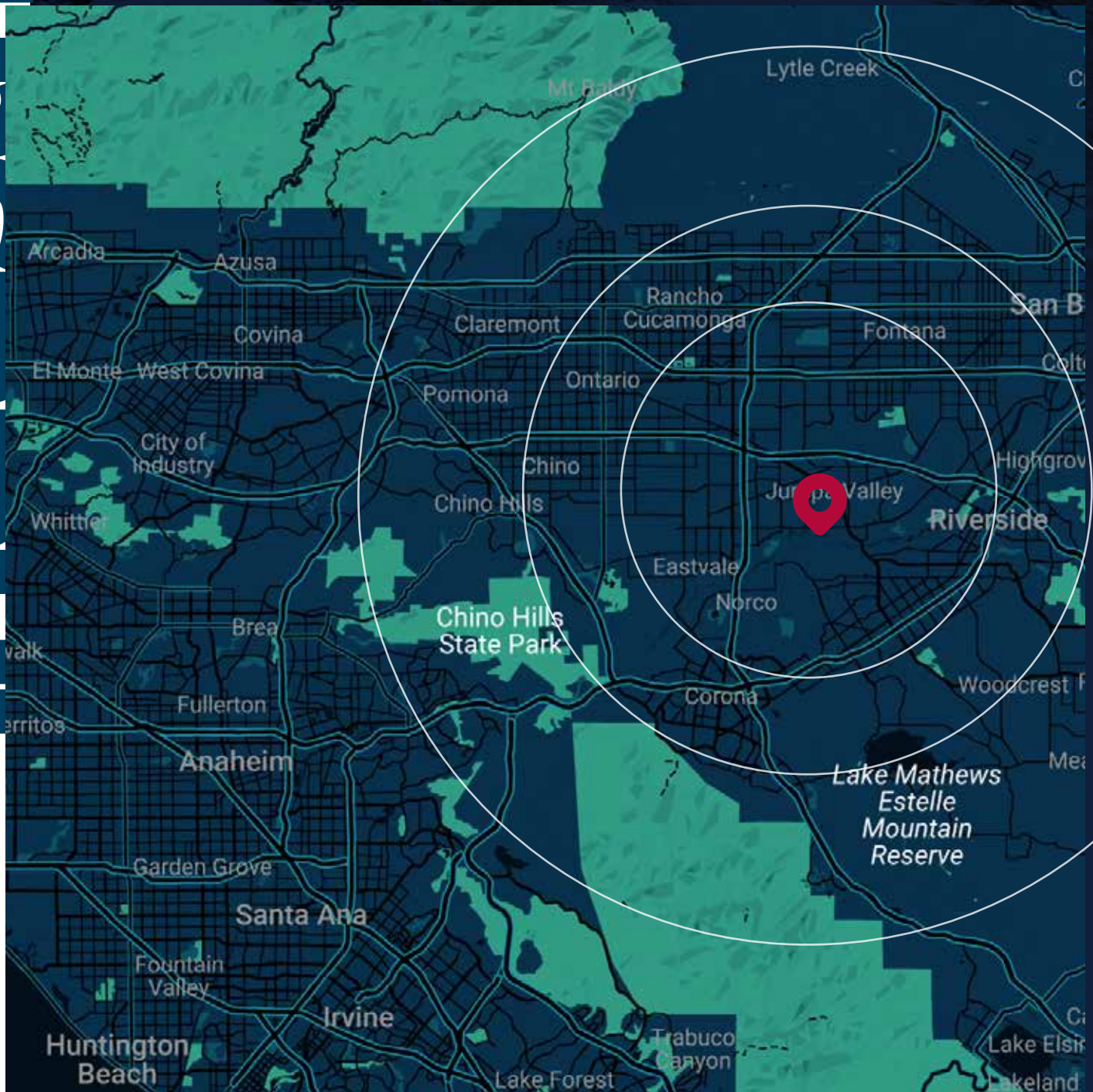
Industrial

# 2240

Fleetwood Drive

**FOR SALE/LEASE**

81,500 SF ON ±9.8 ACRES



**Gus Andros, SIOR**  
Executive VP

P: 909.912.003

gandros@daumcre.com

CA License #01010235

**Juan Covarrubias**  
Executive VP

P: 909.652.9055

jcovarrubias@daumcre.com

CA License #01945028

**Christian Lambajian**  
Associate

P: 909.912.0016

clambajian@daumcre.com

CA License #02196240

D/AQ Corp. #01129558. Maps Courtesy ©Google & ©Microsoft. Although all information is furnished regarding for sale, rental or financing is 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.

[www.daumcommercial.com](http://www.daumcommercial.com)

**DAUM**  
COMMERCIAL REAL ESTATE SERVICES