

AVAILABLE FOR LEASE

195,800 SQUARE FEET (P.O.L.)
PRIME INLAND EMPIRE WEST LOCATION - CHINO, CA



FEATURES

First Floor Office: ±12,328 SF
Second Floor Office: ±12,328 SF
Clearance: 26' at 1st Column
Sprinklers: ESFR w/ K-25 Heads
Bay Spacing: 48' x 48'
Whse Lighting: LED w/ Motion Sensors
Loading: 26 DH Doors w/ Vision Panels
- 14 w/ Pit-Levelers
1 Ground Level Door (19' x 16')
Rail Doors: 4 Rail Doors
(Service Subject to UPRR Approval)
Truck Court: Fully Secured
Parking: To Code
Power: 2,000 amp, 277/480 volts, 3 phase

5150 Edison Avenue, Unit A, Chino, CA



Close proximity to Chino Valley (71) Freeway with access to
O.C. via Riverside (91) Freeway and L.A. /Ontario via Pomona (60) Freeway



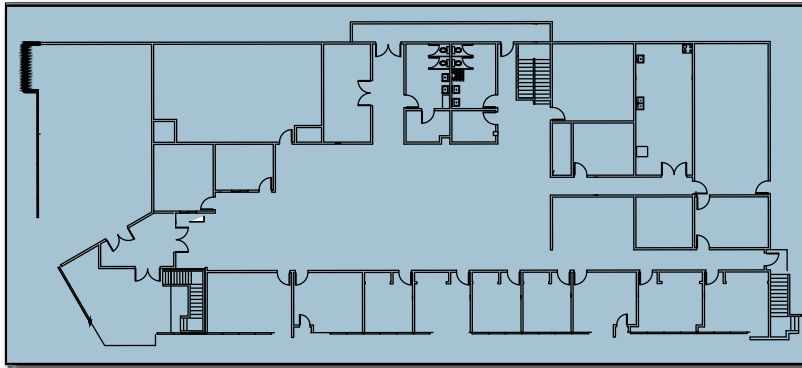
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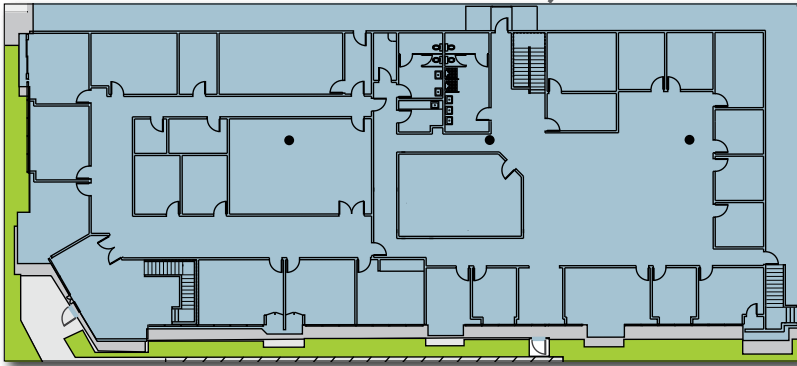
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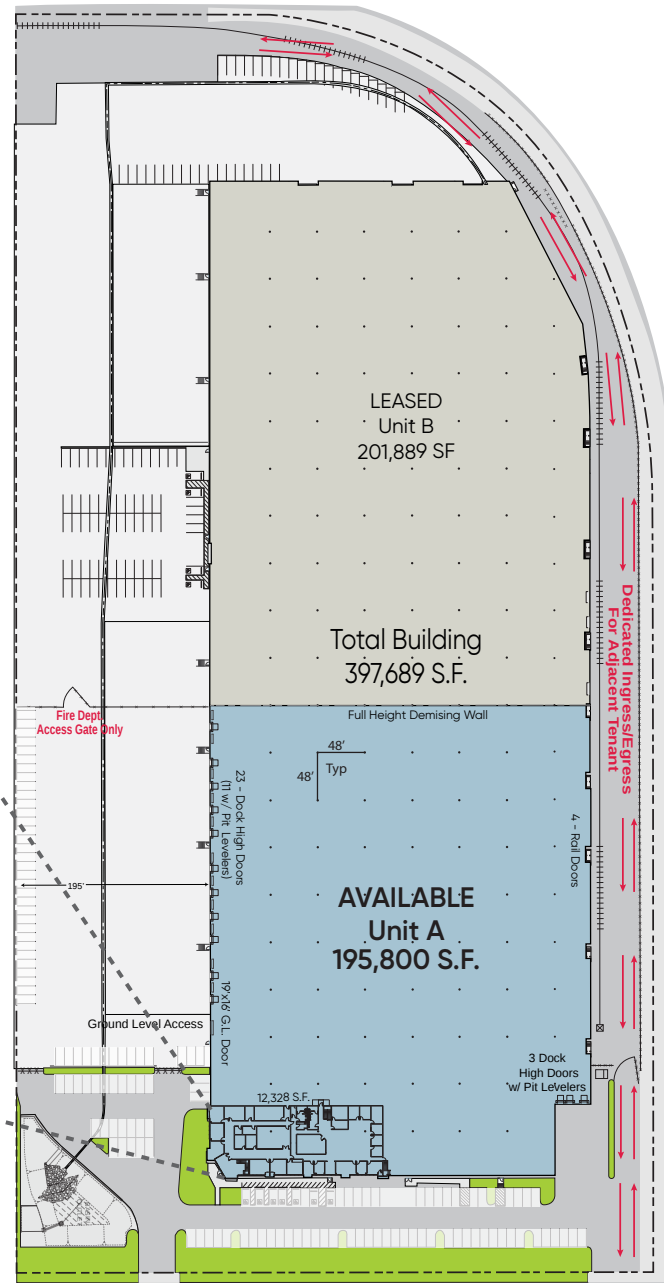
SECOND FLOOR
(12,328 SF)



FIRST FLOOR
(12,328 SF)



BUILDING SITE PLAN



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This statement is based upon information which we believe to be correct and is obtained from sources we regard as reliable but we assume no liability for errors or omissions therein.