

FOR LEASE

1,000,720 Square Feet

21921 & 21931 Industry Way, City of Industry, CA



GRAND CROSSING *South*

A 290-Acre Master Planned Business Center

**UNDER CONSTRUCTION
AVAILABLE EARLY Q3 - 2023**

BUILDING #1 FEATURES

Site: 55.38 Acres

Building Size: 1,000,720 S.F. (Divisible)

Offices: To Suit

Clear Height: 40' at first column

Typical Bay Spacing: 50' x 56'

Power:

4,000 amp, 480/277v, 3 Ph, 4W, UGPS Main Service

Warehouse Lighting: LED Lighting with sensors

Fire Protection System: ESFR

Dock High Doors: 178 - 4 (GL)

Auto Parking: 969

Trailer Parking: 281

Concrete Truck Apron: 60'

Flat Floor

Gated and Secured Yard

Immediate access to 60 and 57 Freeways
via Grand Ave Ramps



For further information, contact:



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Kent Valley

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562.948.4343

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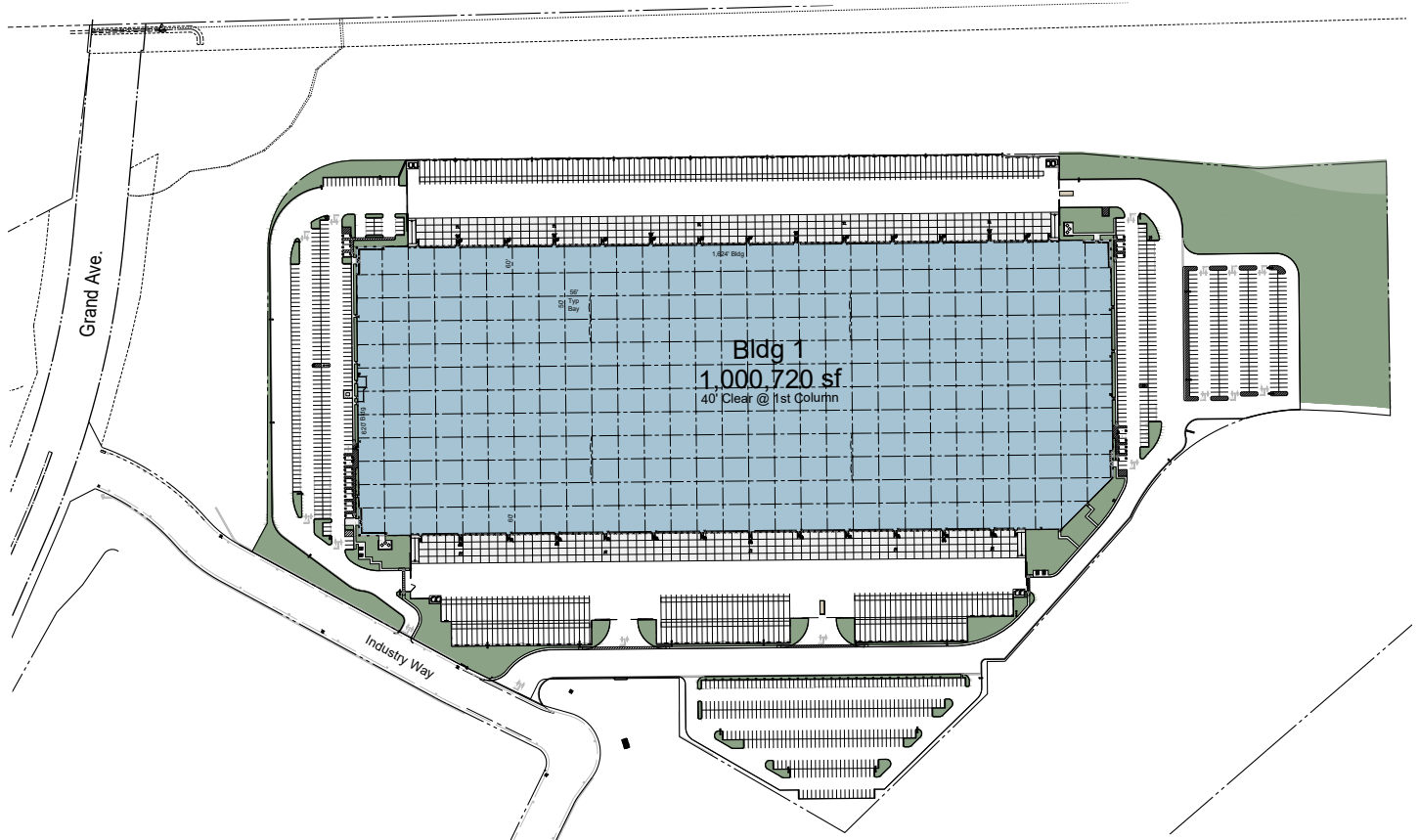
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This statement is based upon information which we believe to be correct and is obtained from sources we regard as reliable but we assume no liability for errors or omissions therein.