

MERIDIAN PARK SOUTH

BUILDING 3 : 21201 Krameria Avenue, Riverside, CA 92518



MERIDIAN
WHERE COMMERCE MEETS THE WORLD

+53,085 SF INDUSTRIAL BUILDING FOR SALE OR LEASE

est. May 2024 Completion

Phil Lombardo
phil.lombardo@cushwake.com
+1 909 942 4678
CA License 00892477

Joseph L. McKay
jmckay@lee-assoc.com
+1 909 373 2914
CA License 00894360

Chuck Belden, SIOR
chuck.belden@cushwake.com
+1 909 942 4640
CA License 00844840

Michael Fine
mfine@lee-assoc.com
+1 909 373 2917
CA License 01735854

Andrew Starnes
andrew.starnes@cushwake.com
+1 909 942 4667
CA License 01799801



A QUALITY PROJECT BY:



PROPERTY FEATURES



+53,085 SF Industrial Building



28' Clear Height



5,570 SF Two-Story Offices



8 Dock High Doors
(4 Doors w/ Dock Packages)



1 Grade Level Ramp



130' Secured Yard Area w/ 12' Concrete
Screen Wall



67 Car Parking Spaces



ESFR Sprinkler System



1,200 Amp, 277/480v Electrical



25 FC LED Lighting



A QUALITY PROJECT BY:



CROW HOLDINGS
CAPITAL

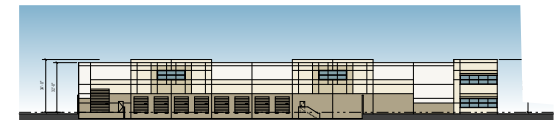
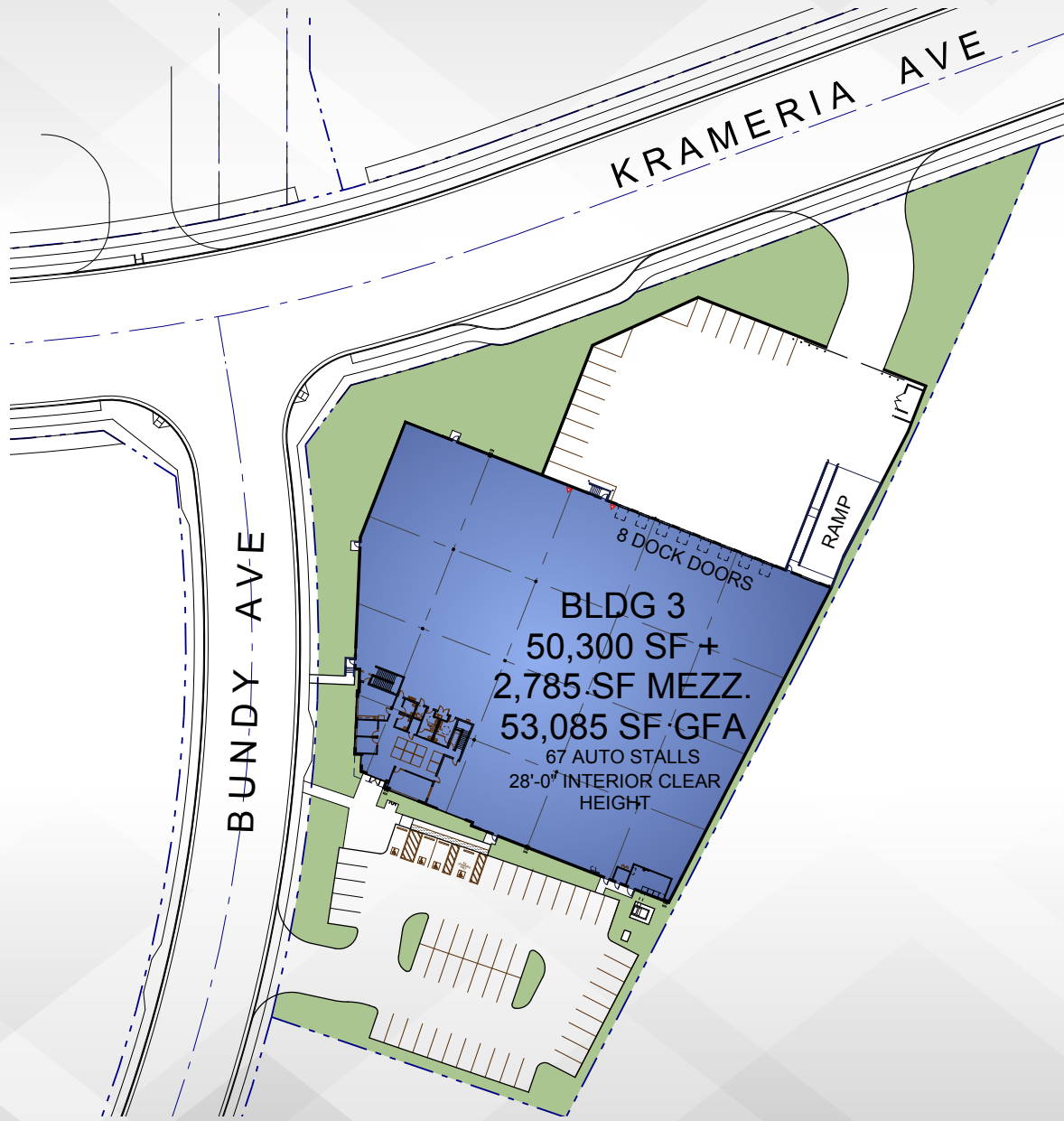


21201 Krameria Avenue, Riverside, CA 92518

FOR SALE OR LEASE : ±53,085 SF



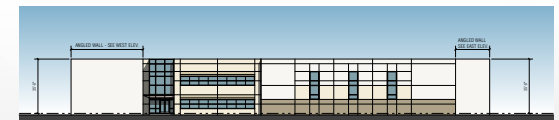
MERIDIAN
WHERE COMMERCE MEETS THE WORLD



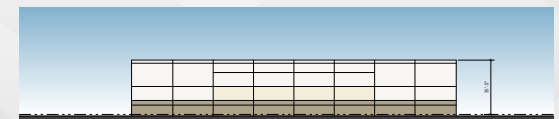
NORTH ELEVATION - KRAMERIA AVE.



WEST ELEVATION - BUNDY AVE.



SOUTH ELEVATION - MAIN ENTRY



EAST ELEVATION

A QUALITY PROJECT BY:



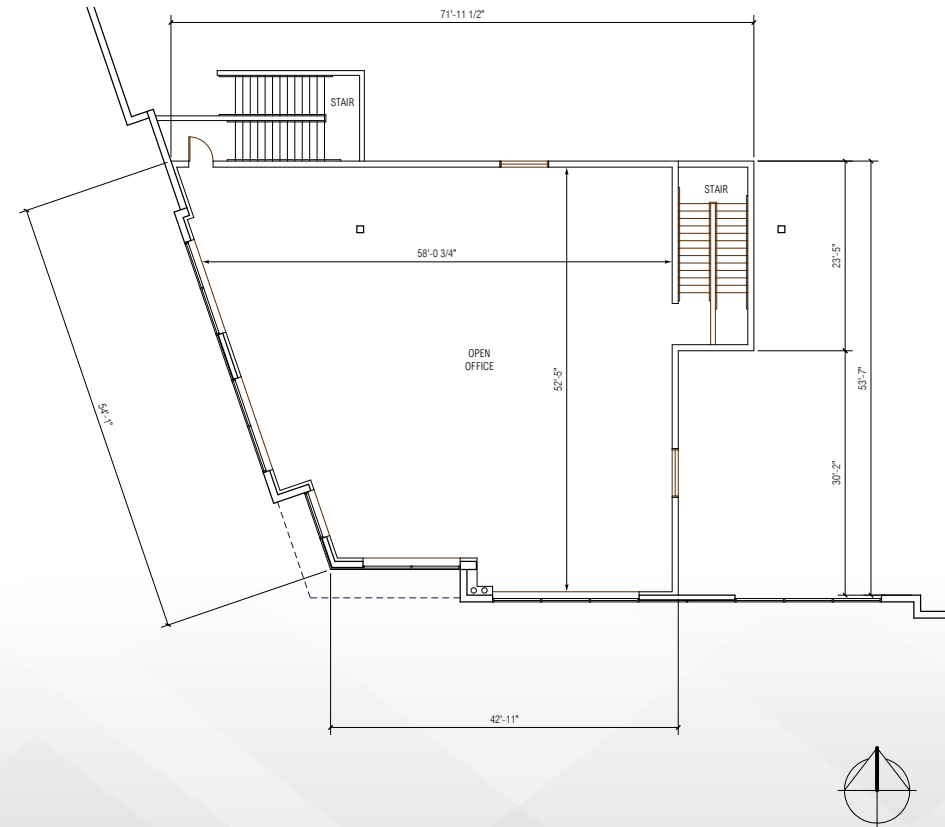
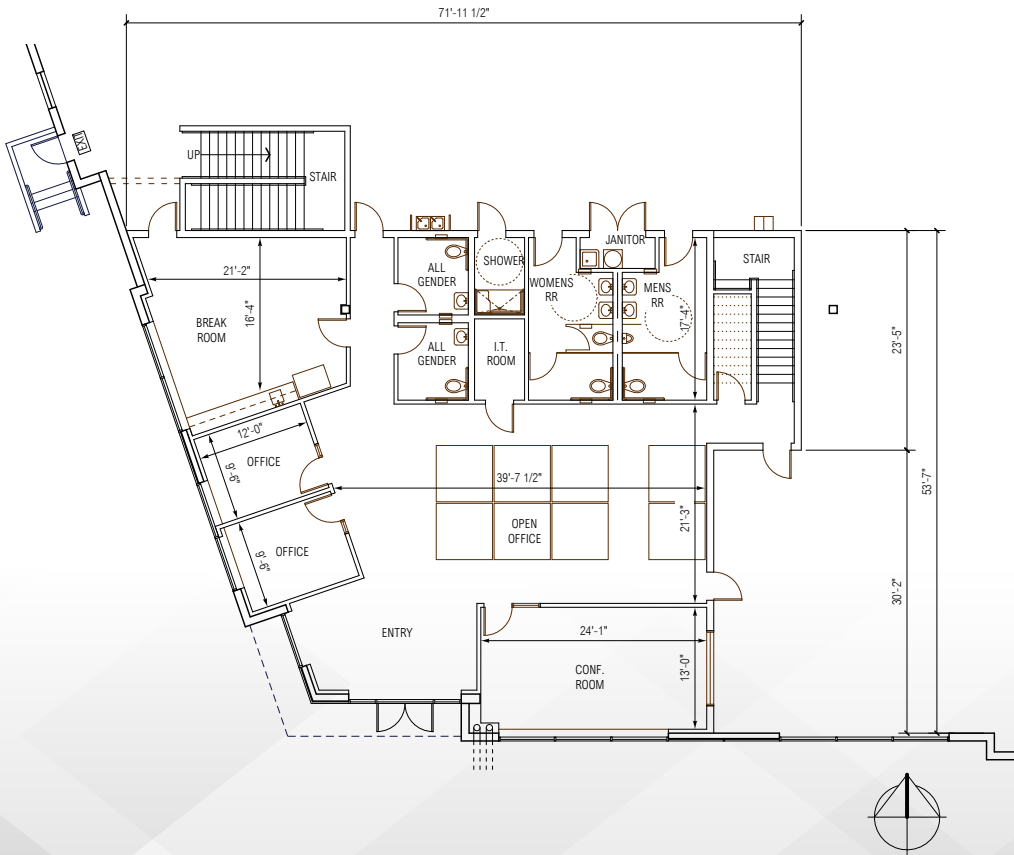
CROW HOLDINGS
CAPITAL

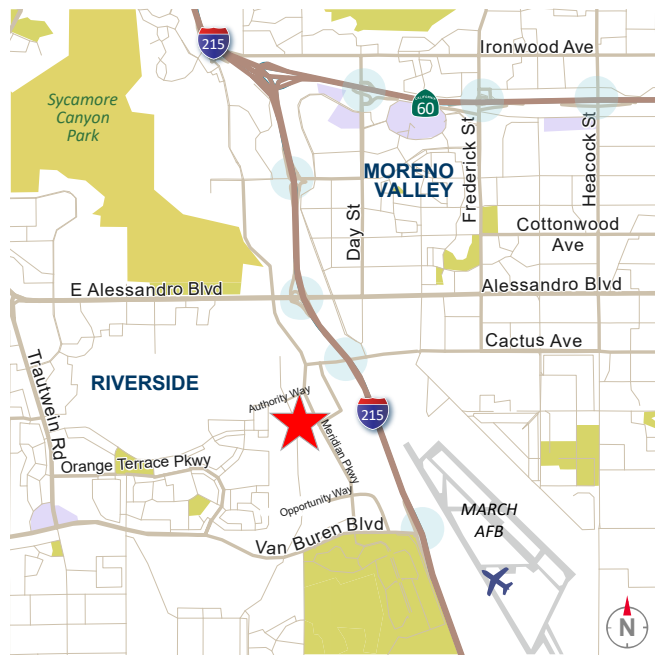






2,785 SF FIRST FLOOR OFFICE


2,785 SF 2ND FLOOR OFFICE





-  **26 MILES**
to Ontario International Airport
-  **74 MILES**
to the Ports of Los Angeles & Long Beach
-  **77 MILES**
to Los Angeles International Airport (LAX)
-  **89 MILES**
to San Diego



-  25 miles
-  50 miles
-  75 miles

Phil Lombardo
phil.lombardo@cushwake.com
+1 909 942 4678
CA License 00892477

Chuck Belden, SIOR
chuck.belden@cushwake.com
+1 909 942 4640
CA License 00844840

Andrew Starnes
andrew.starnes@cushwake.com
+1 909 942 4667
CA License 01799801

Joseph L. McKay
jmckay@lee-assoc.com
+1 909 373 2914
CA License 00894360

Michael Fine
mfine@lee-assoc.com
+1 909 373 2917
CA License 01735854



MERIDIAN
WHERE COMMERCE MEETS THE WORLD

A QUALITY PROJECT BY:



©2024 Cushman & Wakefield. All rights reserved. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S).