9050 HERMOSA AVENUE

RANCHO CUCAMONGA, CA

INDUSTRIAL BUILDING FOR LEASE

468,682 SF



FOR MORE INFORMATION, PLEASE CONTACT:

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PROPERTY **HIGHLIGHTS**

Building	468,682 SF
Site	19.4 acres
Loading	Cross Dock
Dock Doors	104 Dock High (9' x 10')
Grade Level	4 Ramps (10' x 12')
Electrical	1600 amps
Truck Court	Fully Secured (175' and 120')
Auto Parking	194
Trailer Parking	71
Fire Protection	ESFR
Clear Height	30' minimum
Skylights	3%
Insulation	White scrim foil
	18,017 SF
Offices	(10, 364 SF Main Office / 2,230 SF Shipping Office / 2,230 SF Receiving Office / 3,247 SF VAR Office)
Location	Excellent Access to I-10 and I-15 Freeways
Amenities	Close Proximity to Ontario International Airport and UPS / FedEx Hubs



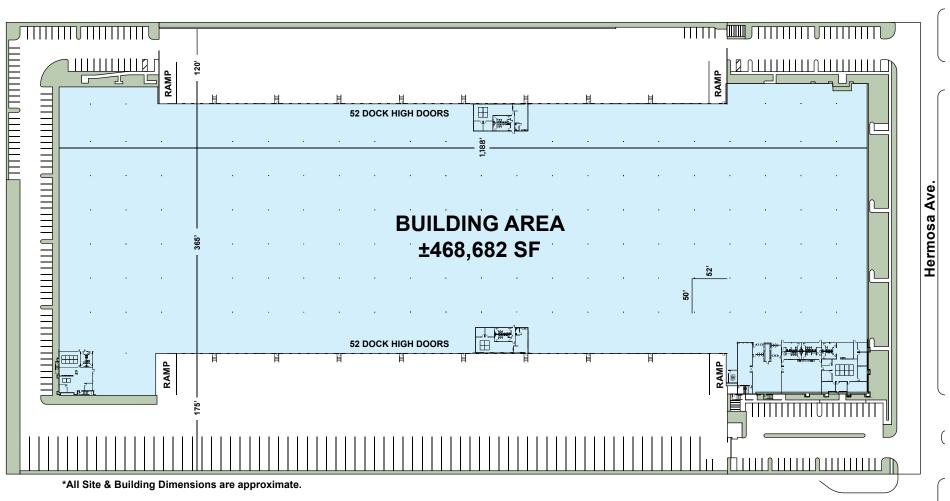




SITE PLAN



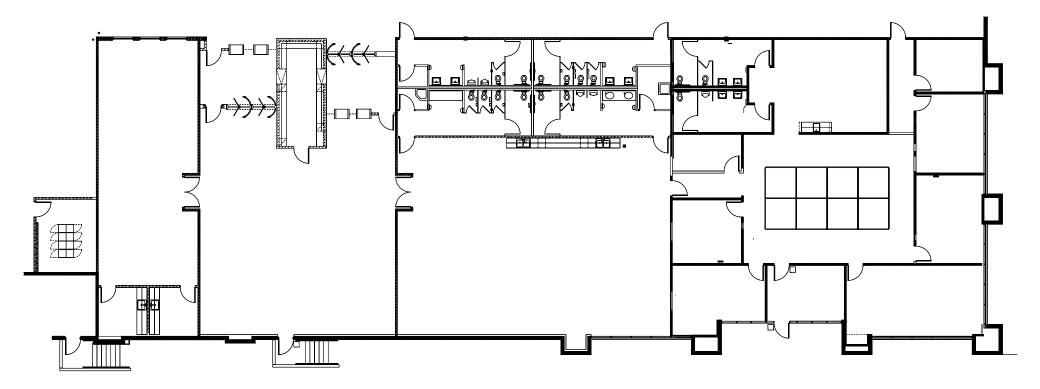




OFFICE AREA

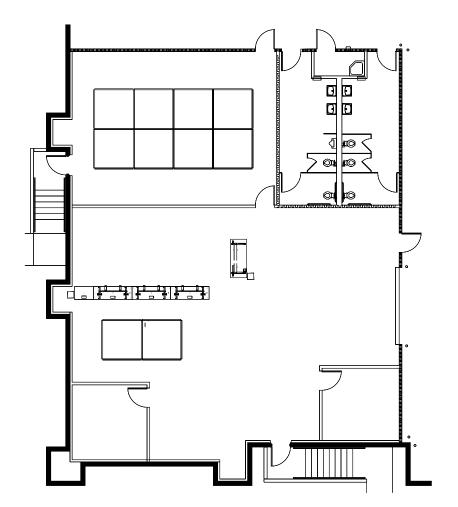


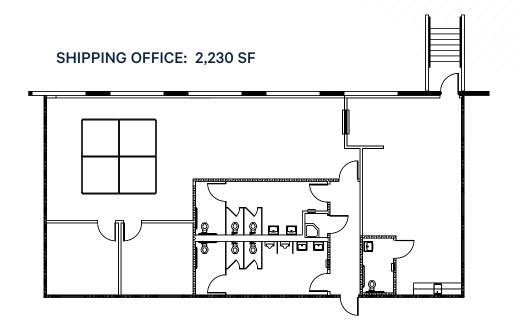
MAIN OFFICE: 10,364 SF



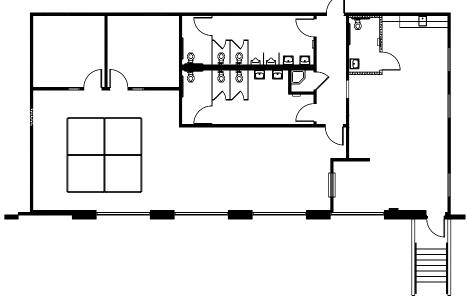
OFFICE AREA

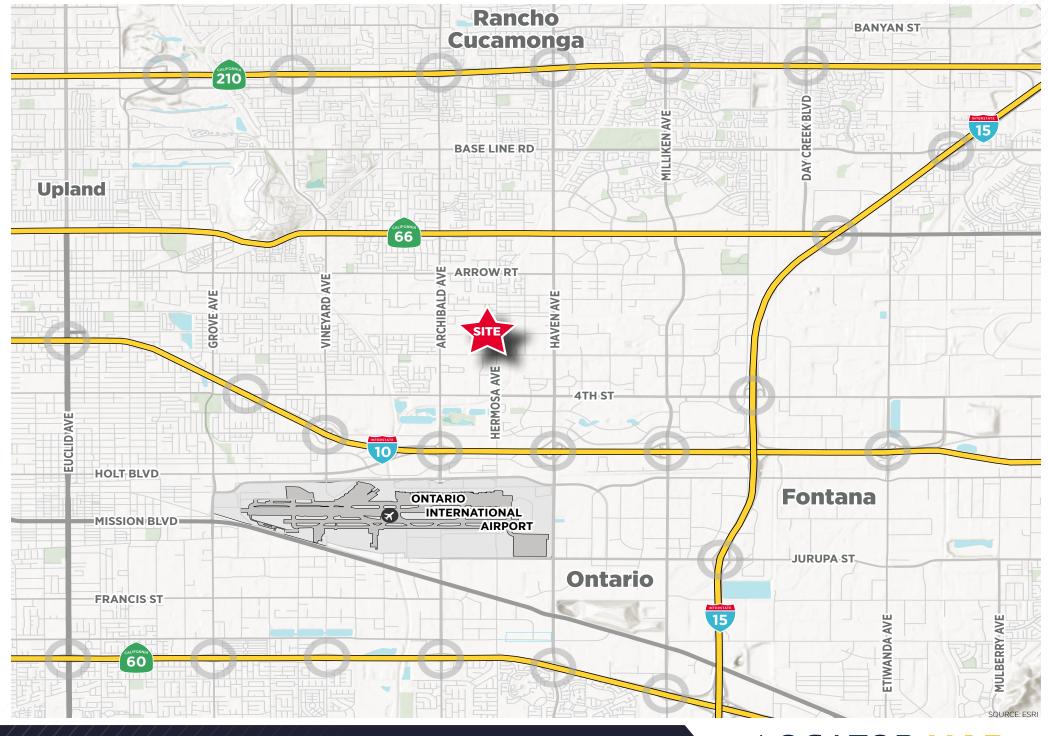
VAR OFFICE: 3,247 SF





RECEIVING OFFICE: 2,230 SF







LOCATOR MAP



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