



LOGISTICS[®]
PROPERTY
CO

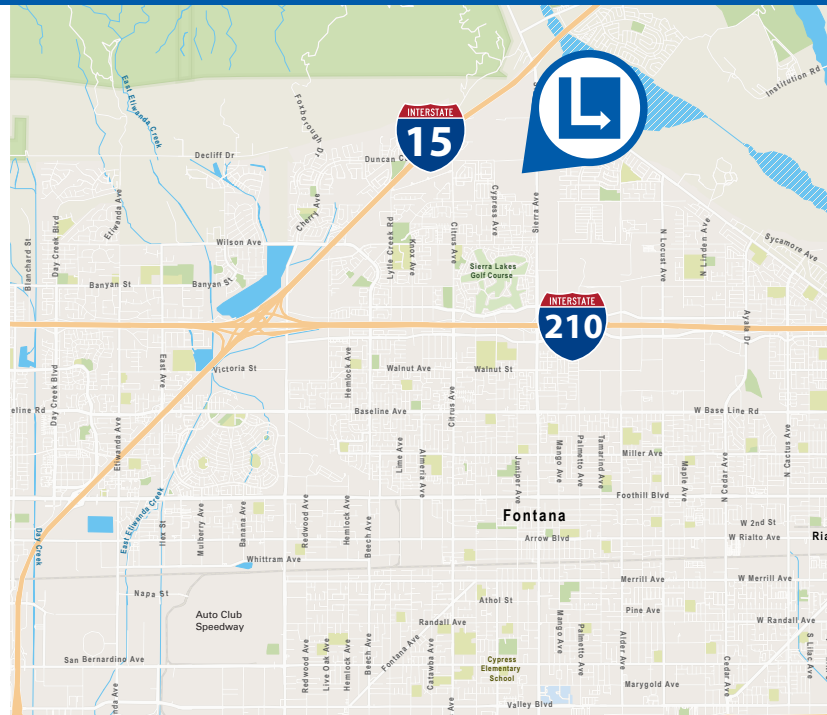
NORTH FONTANA LOGISTICS CENTER BUILDING 1

5055 Sierra Avenue, Fontana, CA



± 288,345 SF | AVAILABLE Q4 2024

- ± 288,345SF freestanding industrial building (Building 2: ± 86,282 SF also available for lease)
- 35 dock doors
- 2 grade level loading doors
- 36' clear height
- ± 3,237 SF of spec, single floor office space
- 60' x 56' column spacing
- Large fenced yard
- 48 trailer parking spaces (10'x 53')
- 186'6" truck court
- 2,000 Amps, 480/277 Volts power (expandable to 4,000 Amps)
- 209 auto parking spaces
- ESFR sprinkler system (K25 heads at 40 PSI)
- Located on Sierra Avenue, North of the 210 Freeway
- Excellent access to 210 & 15 Freeways



NEWMARK

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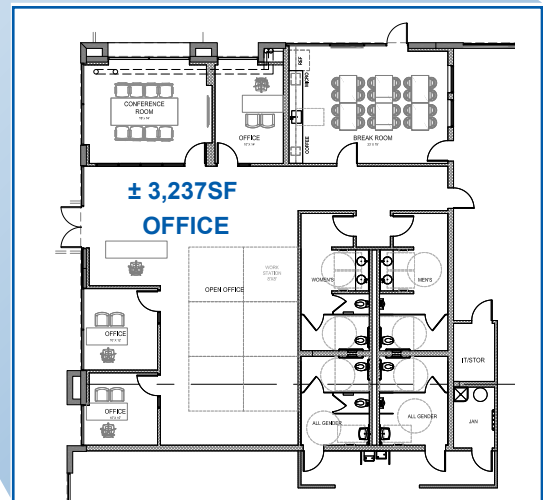
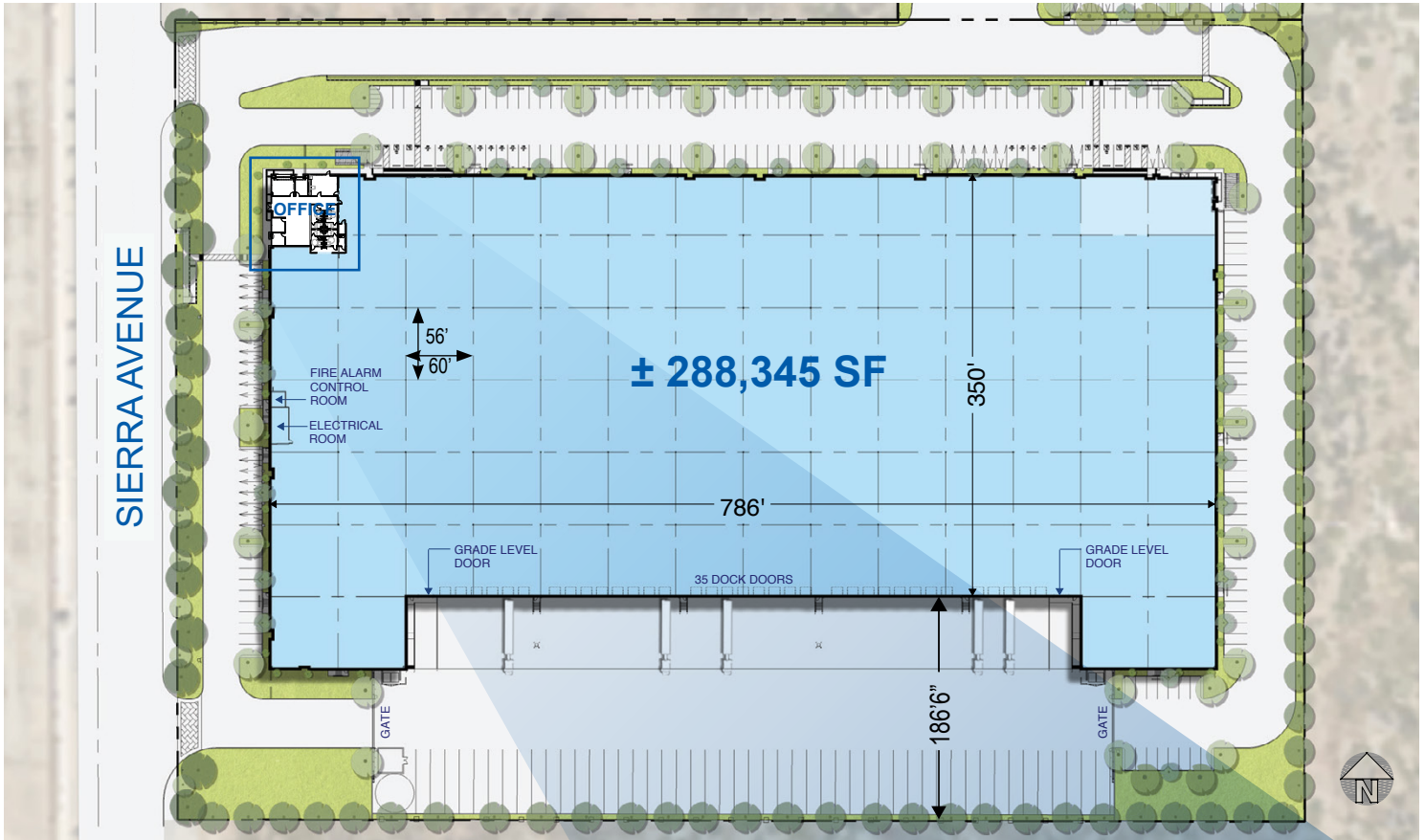
**CUSHMAN &
WAKEFIELD**



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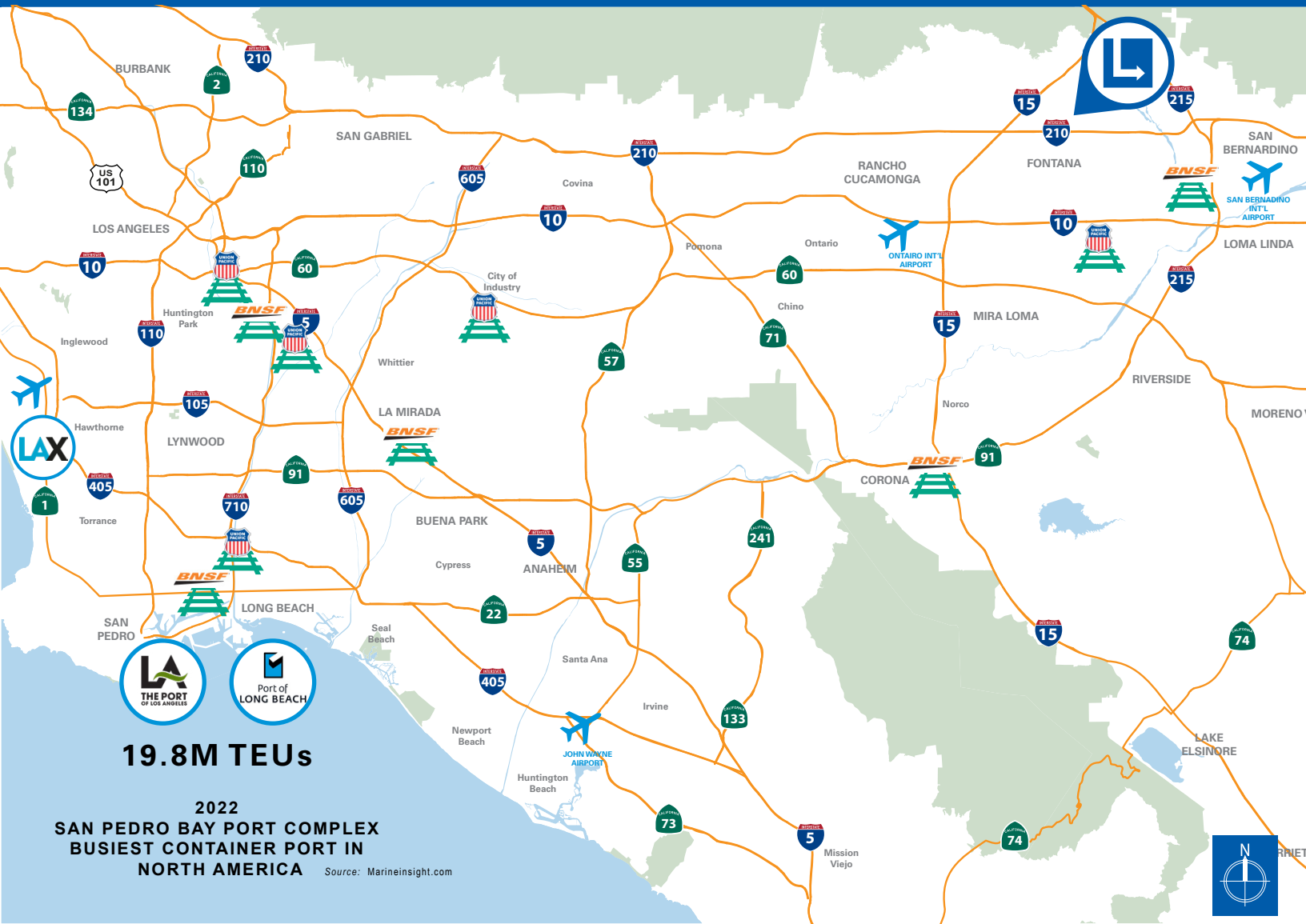
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19.8M TEUs

2022 SAN PEDRO BAY PORT COMPLEX BUSIEST CONTAINER PORT IN NORTH AMERICA
Source: Marineinsight.com



Distances to Local Intermodal / Parcel:

UP Intermodal 8 miles
BNSF Intermodal 11 miles



Distances to Ports:

Port of Long Beach 62 miles
Port Los Angeles 66 miles



Distance to Airports:

Ontario 10 miles
San Bernardino 16 miles
John Wayne 50 miles
LAX 65 miles

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