

NEVADA

CORPORATE CENTER

26871 SAN BERNARDINO AVENUE /
REDLANDS / CALIFORNIA

AVAILABLE

NOT A PART

±155,691 SF

FOR LEASE



SITE DETAILS

BUILDING SPECIFICATIONS

Building Area:
±155,691 SF Distribution Facility
(Part of Larger ±304,246 SF Building)

Dock High Doors:
16 (9' x 10') Dock High Doors w/ Dock
Levelers, Lights and Fans

Office:
5,529 SF | Two-Story Office

Sprinklers:
ESFR Sprinkler System
(K17 at 52psi)

Ground Level Doors
1 (12' x 14')

Clear height:
32' Minimum Clearance

Spacing:
60' x 52' Typical Bay Spacing
(50' x 52' at staging bays)

Court:
185' Fully Secured Truck Court
25 Additional Trailer Stalls

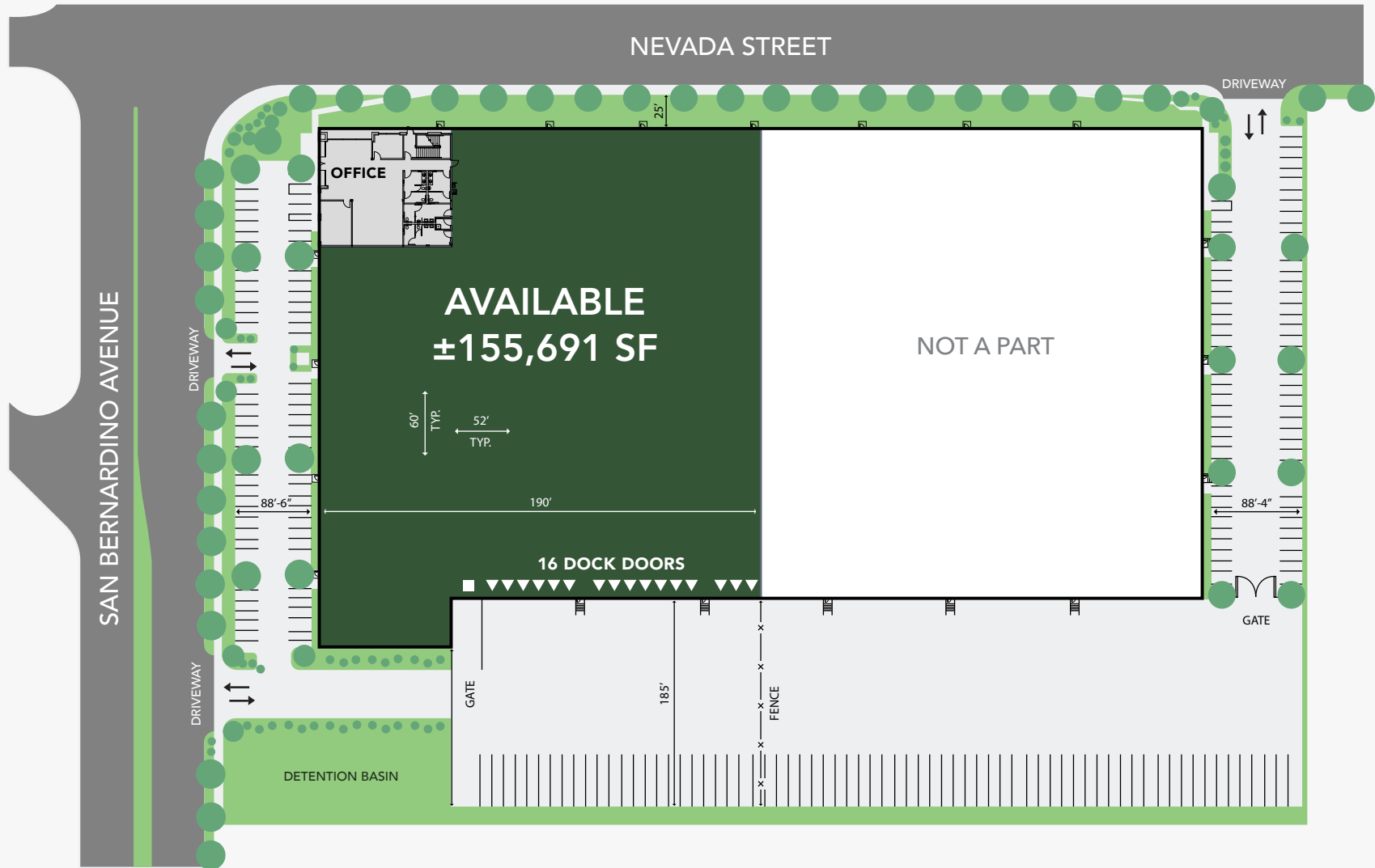
Floor:
6' Concrete Slab at 4,000psi

Lighting:
LED Warehouse Lighting
2% Skylights

Access:
To the 10, 210, & 215 Freeways



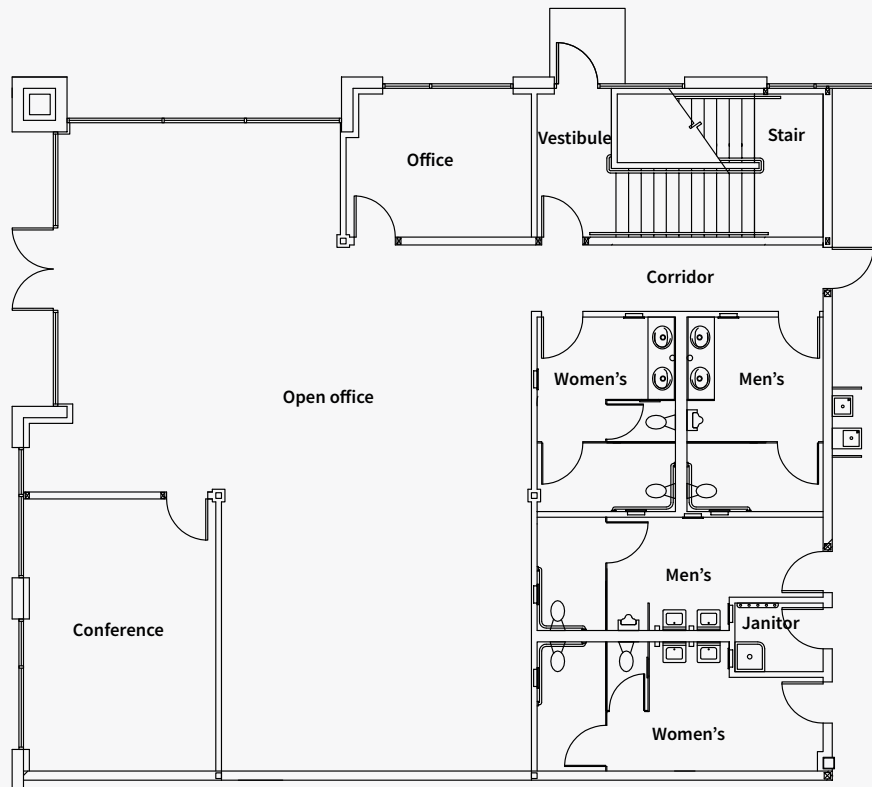
SITE PLAN



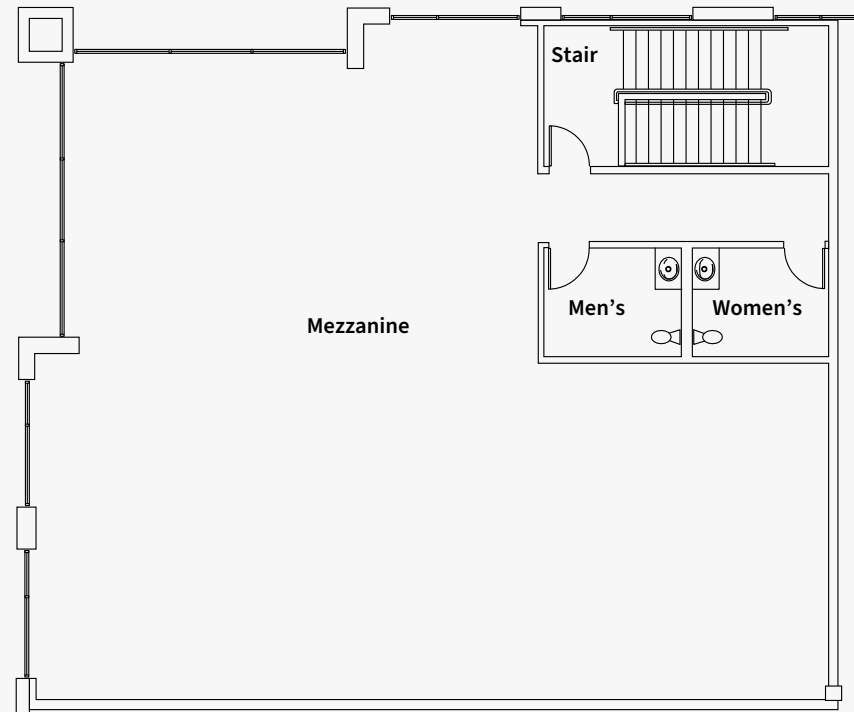
- OFFICE
- WAREHOUSE
- ACCESS POINT
- DOCK DOORS
- GROUND LEVEL DOOR



FLOOR PLANS

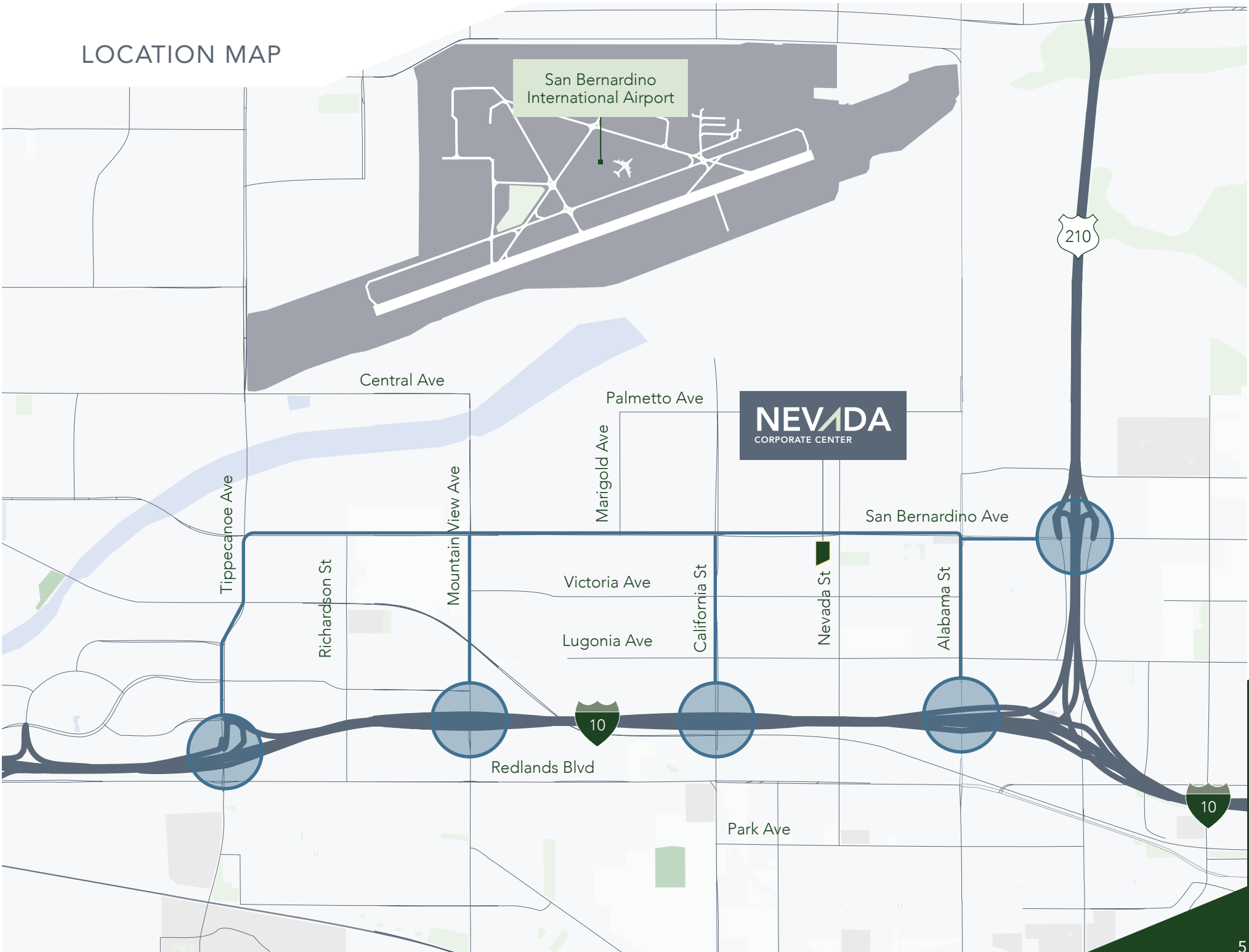


2,855 SF
First Floor
Office



2,674 SF
Second Floor
Office

LOCATION MAP



DRIVE TIME MAP

Freeways

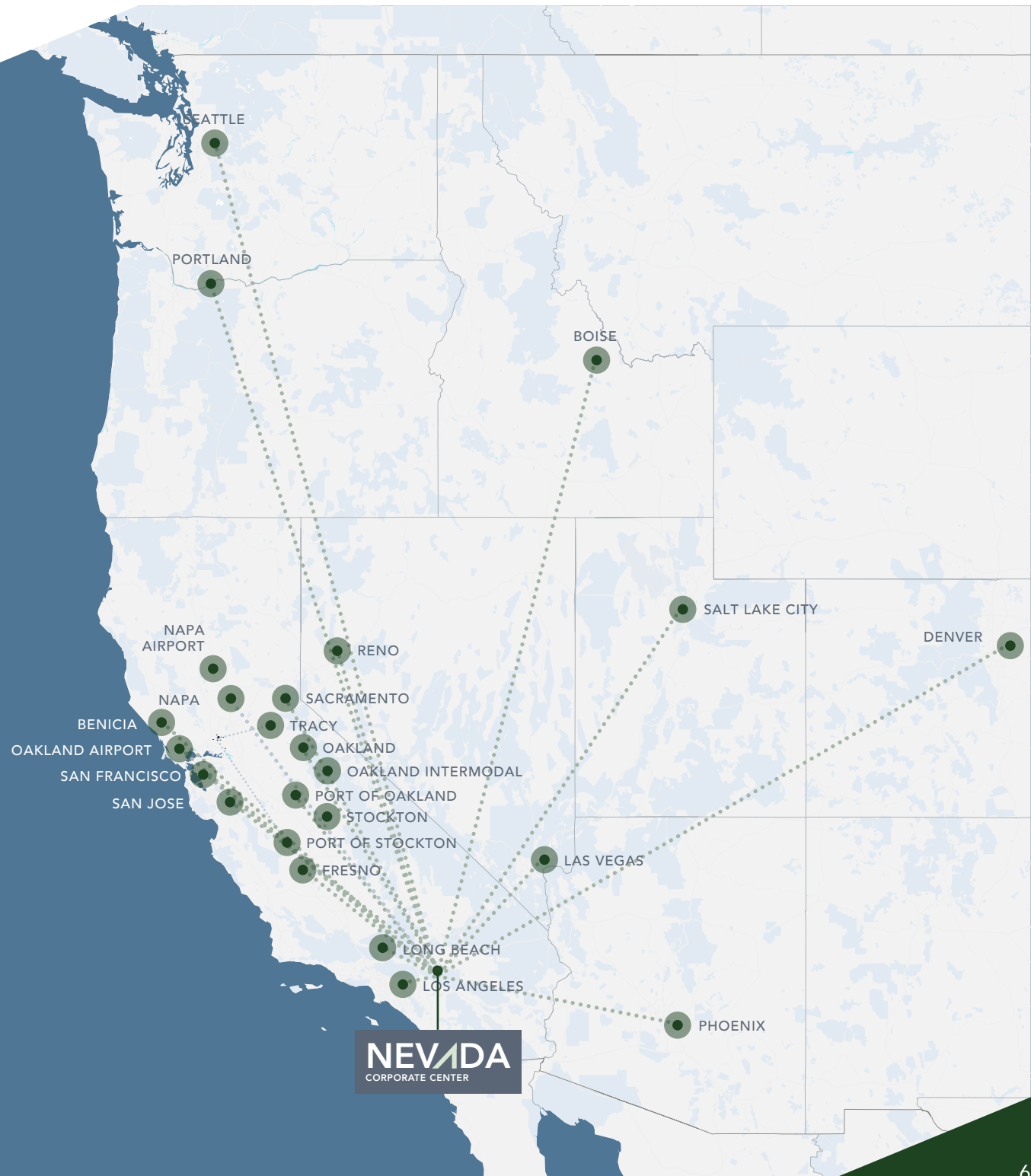
I-10	1.2 mi
CA-210	1.0 mi
I-215	5.2 mi

Airports

San Bernadino International Airport	4.7 mi
Ontario International Airport	22.0 mi
Los Angeles International Airport	77.6 mi

Intermodal/Ports

BNSF Intermodal Yard	8.7 mi
UP Intermodal Yard	13.0 mi
Ports of Los Angeles & Long Beach	82.6 mi



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