

Birtcher Logistics Center

± 330,048 SF Distribution Warehouse

10958 BANANA AVE | FONTANA, CA 92337

“WAREHOUSE LIGHTING INSTALLED!”



[Click Here to View Video](#)

NEWMARK

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± 330,048
TOTAL SF



36'
CLEAR HEIGHT



78
TRAILER PARKING STALLS



91
CAR PARKING STALLS



51
DOCK-HIGH DOORS



185'
SECURE TRUCK COURT



± 5,131 SF
GROUND FLOOR OFFICE



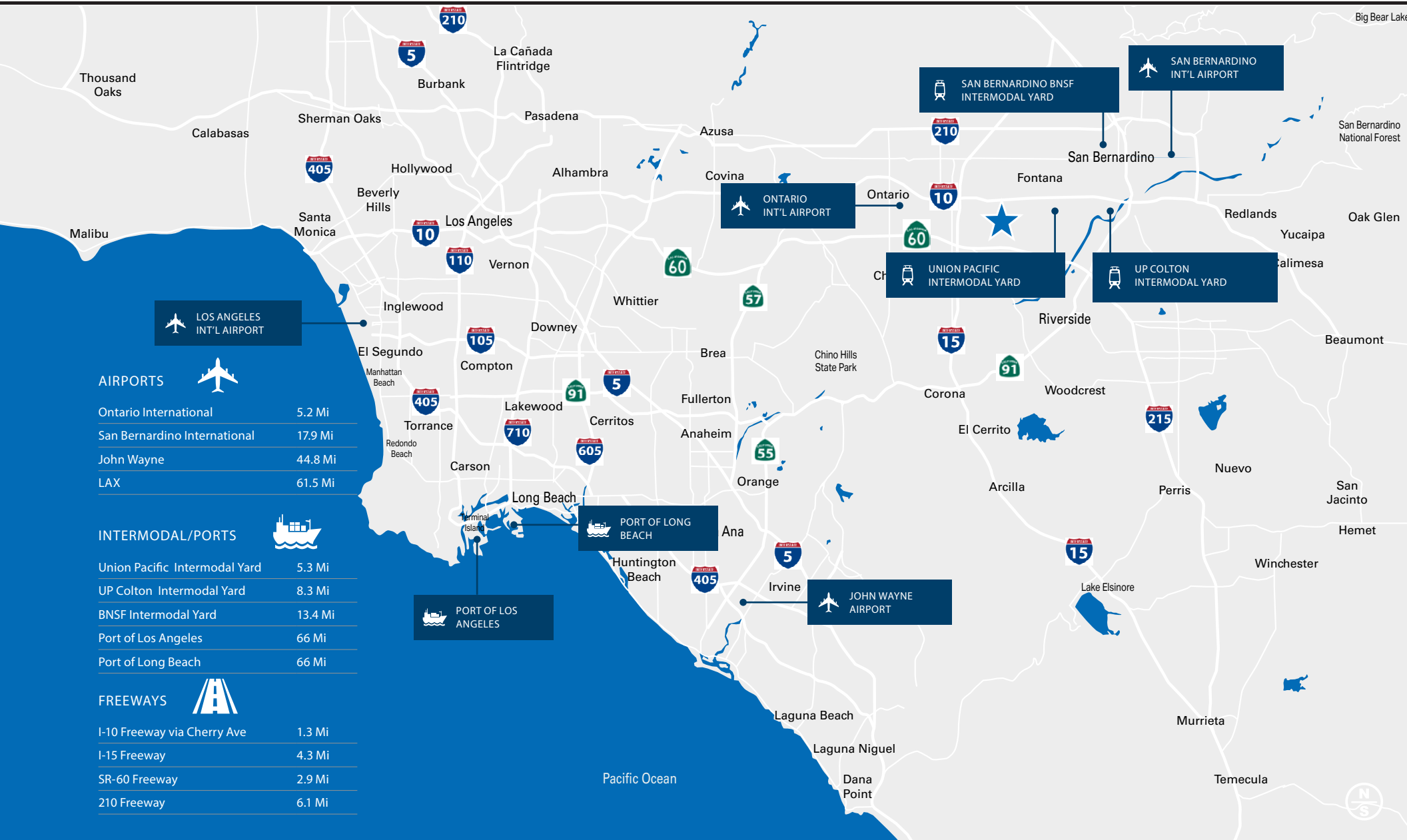
± 4,351 SF
MEZZANINE

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PRIME CENTRAL LOCATION



AIRPORTS

Ontario International	5.2 Mi
San Bernardino International	17.9 Mi
John Wayne	44.8 Mi
LAX	61.5 Mi

INTERMODAL/PORTS

Union Pacific Intermodal Yard	5.3 Mi
UP Colton Intermodal Yard	8.3 Mi
BNSF Intermodal Yard	13.4 Mi
Port of Los Angeles	66 Mi
Port of Long Beach	66 Mi

FREWAYS

I-10 Freeway via Cherry Ave	1.3 Mi
I-15 Freeway	4.3 Mi
SR-60 Freeway	2.9 Mi
210 Freeway	6.1 Mi

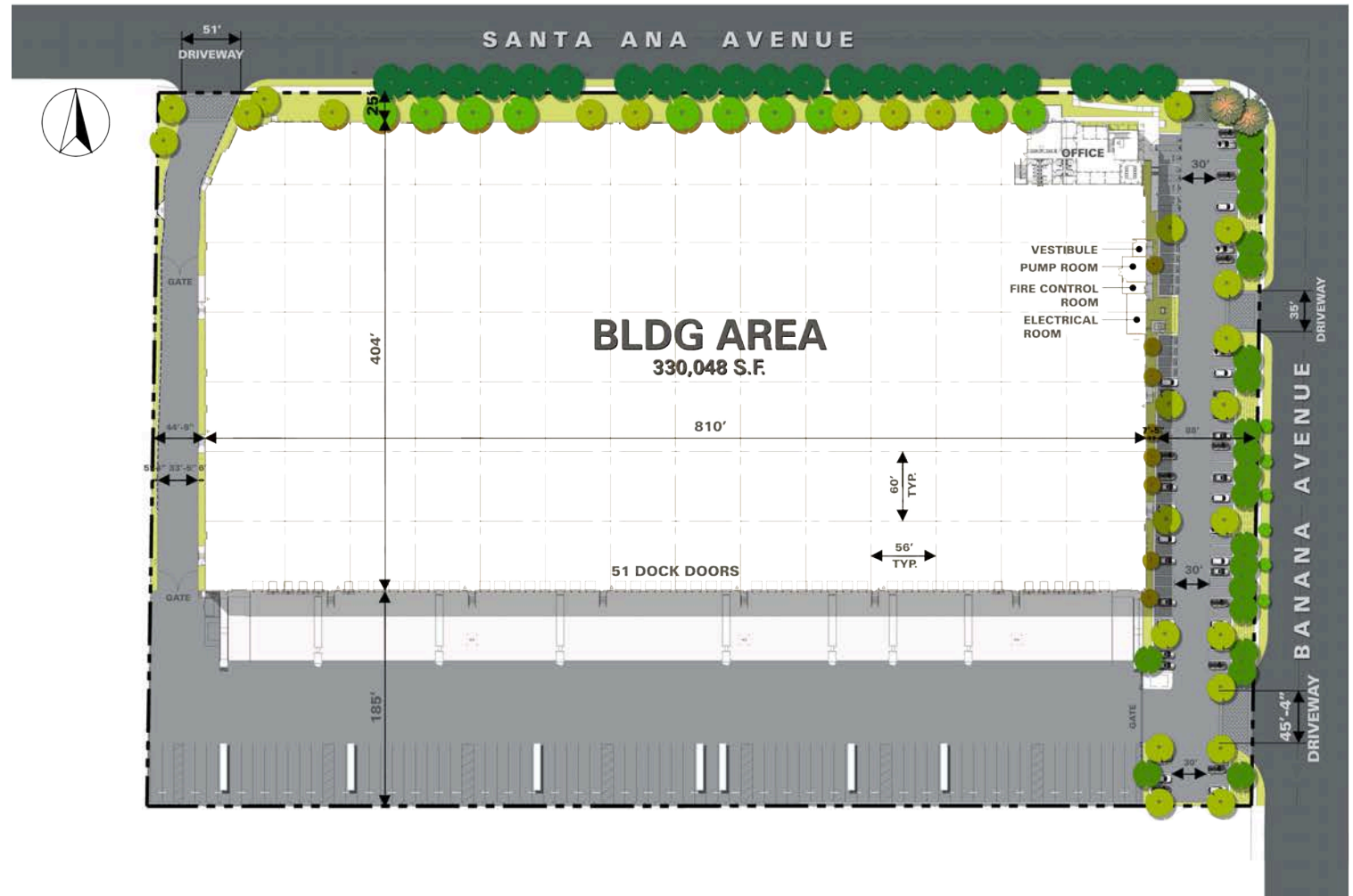
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PROPERTY HIGHLIGHTS:

- ± 330,048 SF
- 51 Dock Doors
- 185' Secure Truck Court
- 36' Clear Height
- Warehouse Lighting in Place
- ± 9,482 SF Total Office Area
- 78 Trailer Parking Stalls
- 91 Car Parking Stalls
- 60' x 56' Typical Column Spacing
- 60' x 56' in Speed Bays
- ESFR Sprinkler System (K-25 Sprinkler Head)
- Minimum 7" thick 4,000 PSI Reinforced Concrete Slab
- Flat Slab - Floor Flatness 50, Floor Levelness 35 w/ min. local values of FF35 & FL25



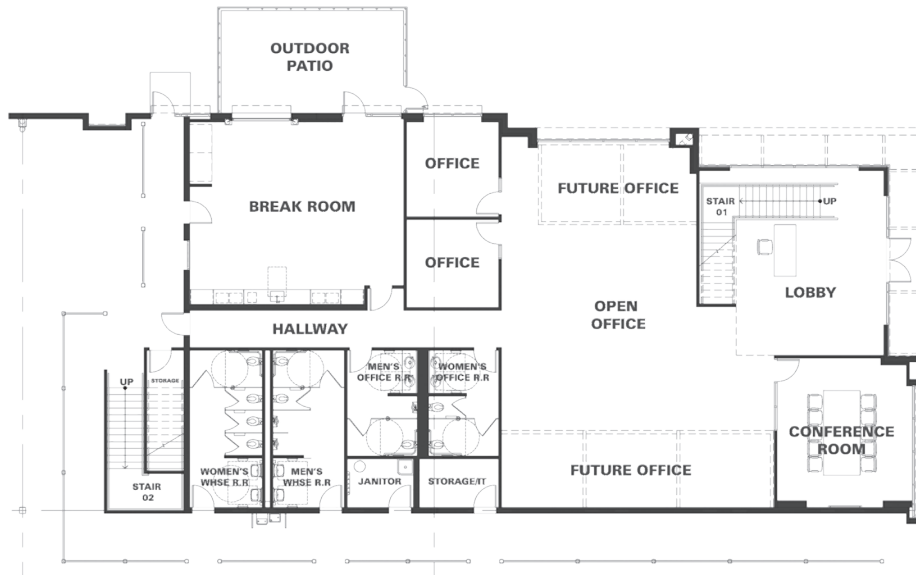
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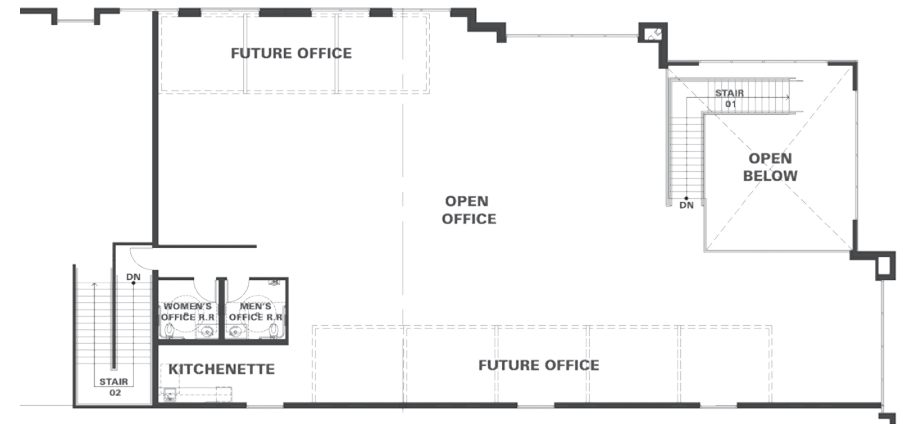
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OFFICE FLOOR PLANS

- ± 5,131 SF Ground Floor Area
- ± 4,351 SF Mezzanine Area



GROUND FLOOR



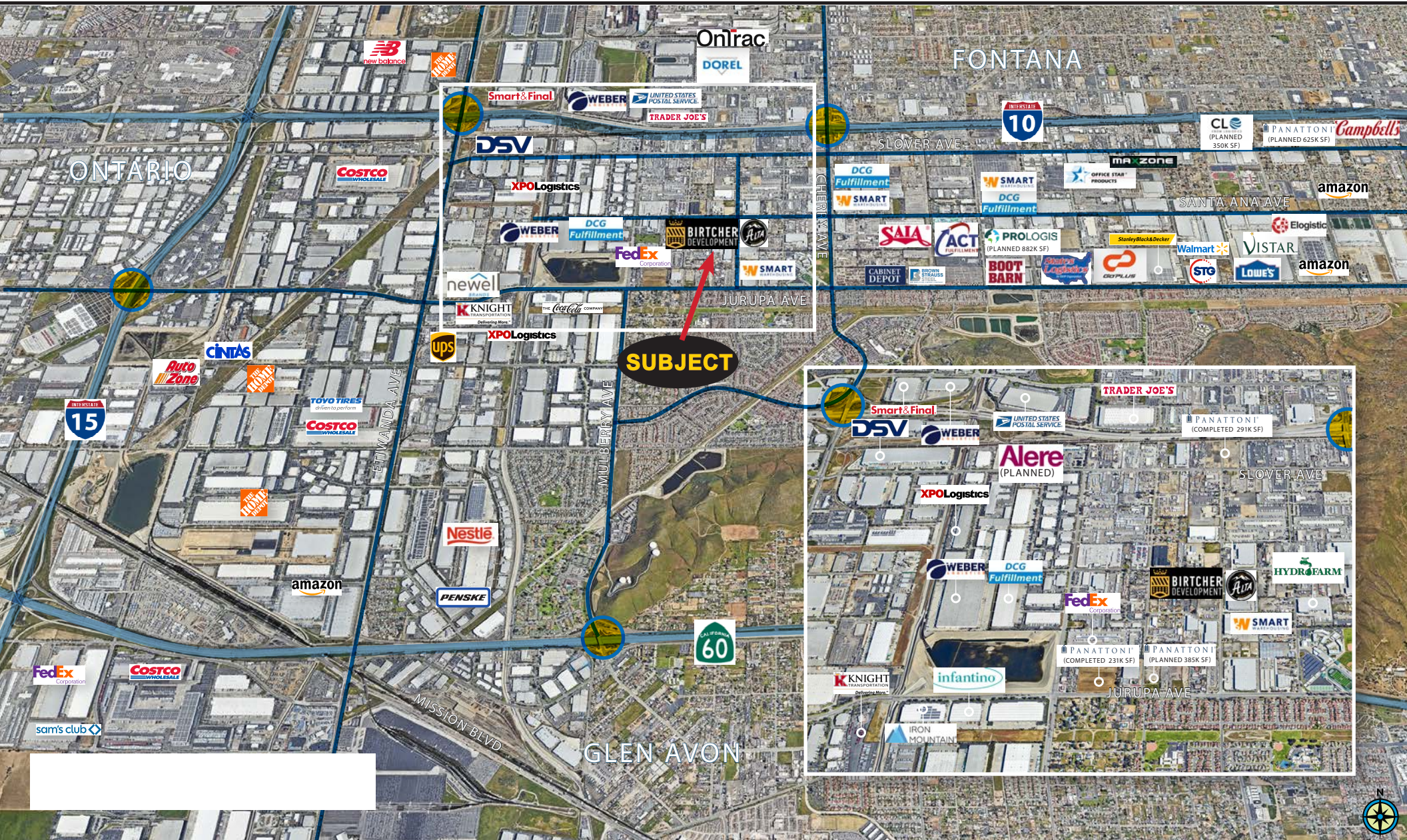
MEZZANINE

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CORPORATE NEIGHBORS | FREEWAY ACCESSIBILITY



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