

1651 S. ARCHIBALD AVE
ONTARIO, CALIFORNIA

**HIGH FLOW THROUGHPUT
INDUSTRIAL FOR LEASE**
±199,951 SF on ±11.12 Acres

EXPANDED TRUCK PARKING AREA



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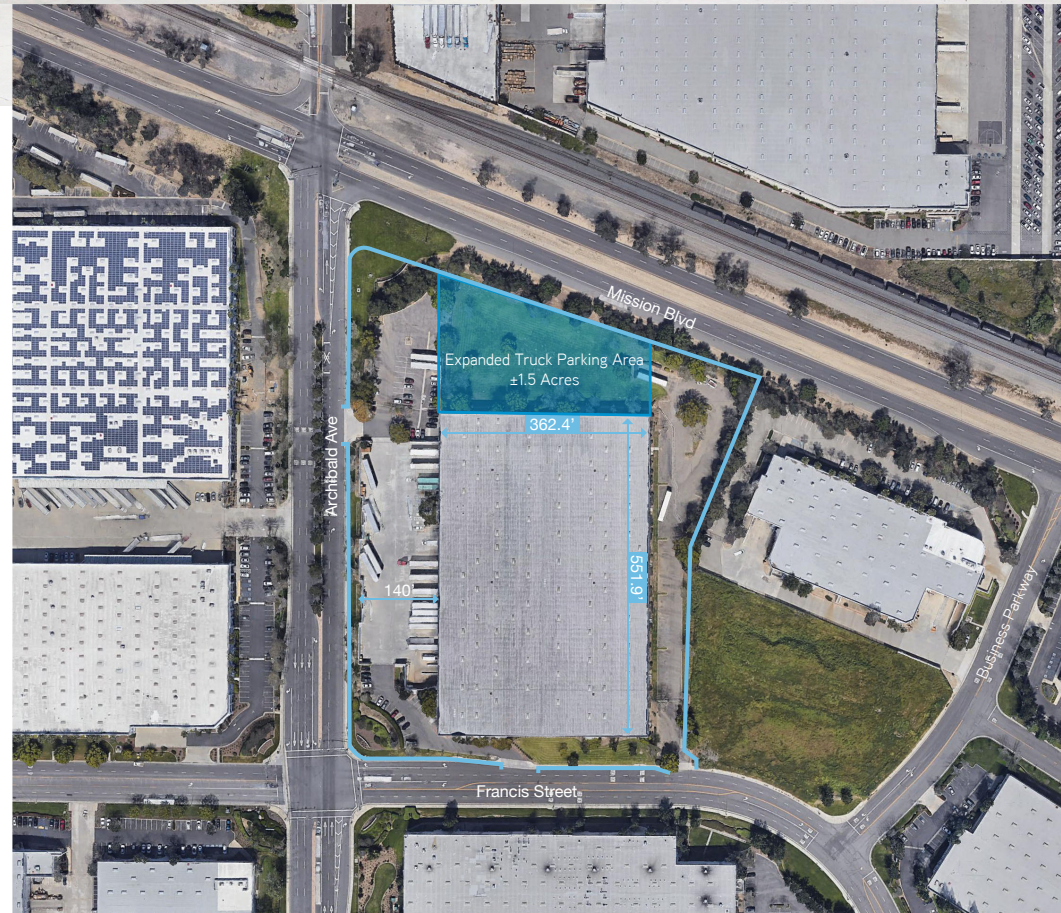
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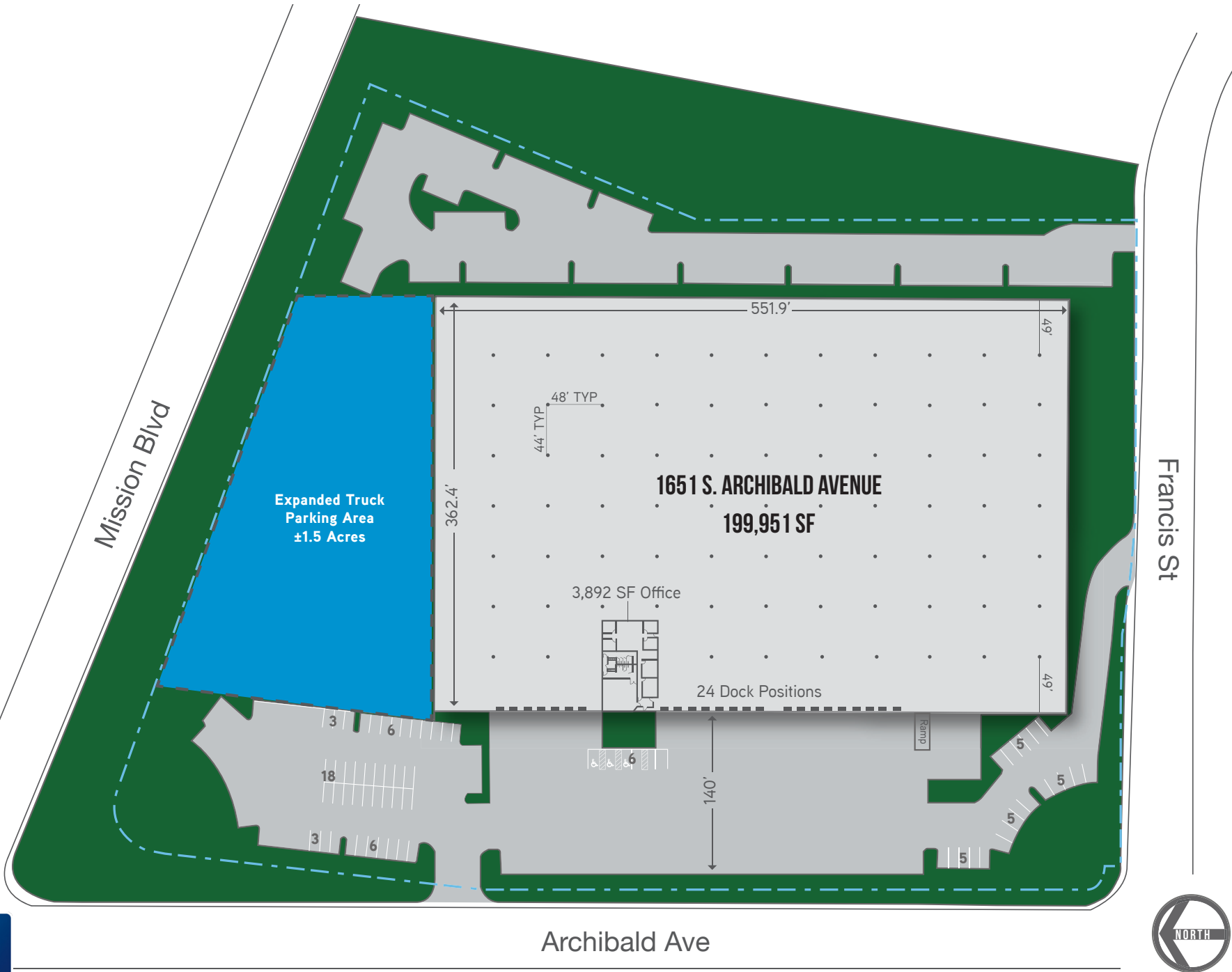




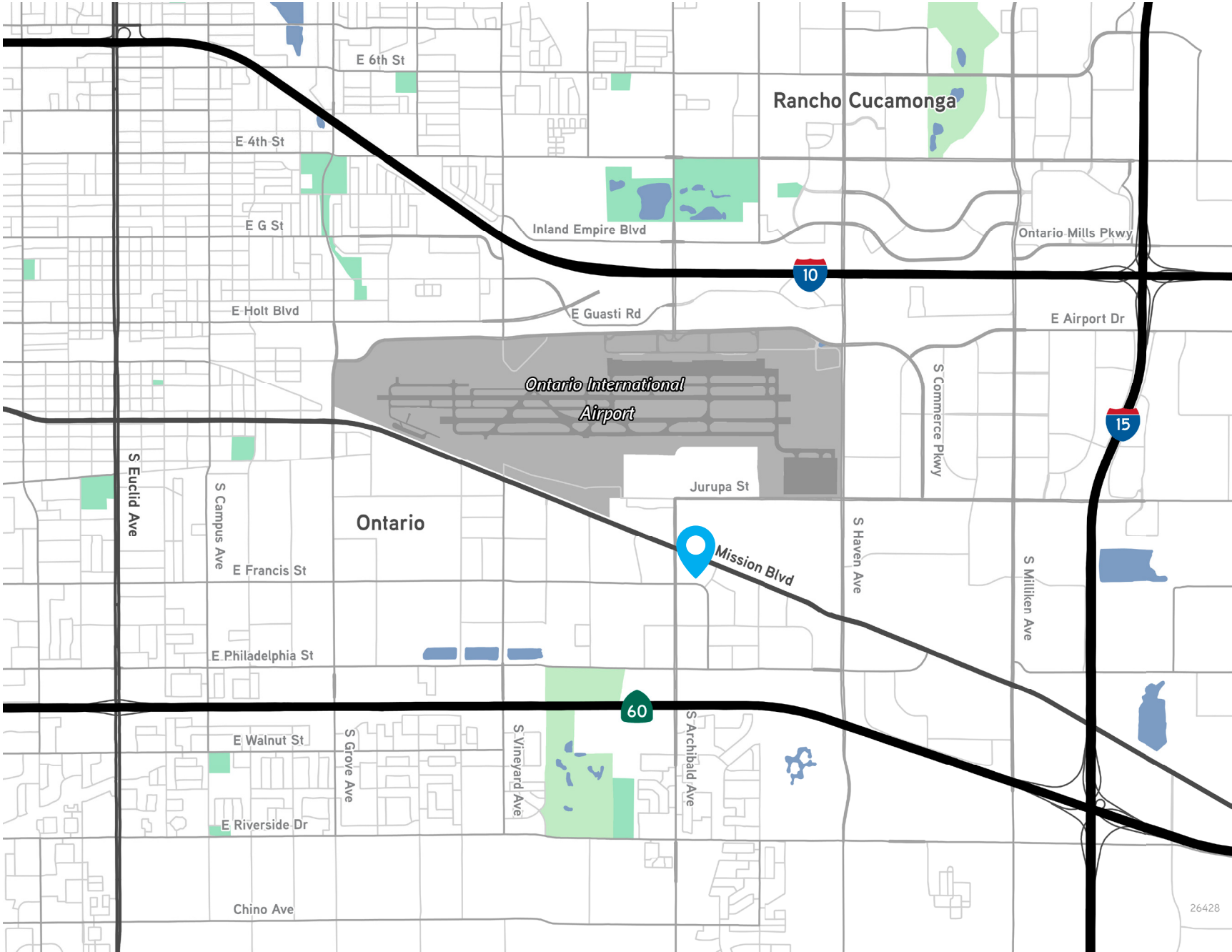
PROPERTY FEATURES

- 199,951 Square Feet Available on 11.12 Acres
- 3,892 Square Foot Office Area
- 30' Minimum Clear Height
- Large Yard for Outside Storage/Trailer Parking (65 Stalls)
- 0.60 GPM / 3,000 SF Sprinkler System (Office)
0.40 GPM / 2,000 SF Sprinkler System (Warehouse)
- 24 Dock High Loading Doors (Expandable by 23 Dock Positions)
- 1 Grade Level Loading Door
- 45,000 lb. Pit-Type Load Levelers & Stop-and-Go Lights at Every Door
- 1,000 Amps, 277/480 Volt, 3 Phase Power
- 44'x48' Typical Bay Spacing
- 62 Car Parking (Expandable to 121 Car Parking)
- 30 Forklift Charging Stations
- 1.1 Miles to 60 Fwy / 2.8 Miles to I-10 Fwy / 3.5 Miles to I-15 Fwy
- Adjacent to Ontario International Airport









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