



### PROPERTY HIGHLIGHTS

- Building Size: 320,000 Sq. Ft.
- Available Area: 33,000 +/- Sq. Ft.
- Land Area: 20 Acres
- Parking: 400 Cars and expandable
- Loading: 13 Docks and 3 Drive In Doors
- Clear Ht. 18-24 Feet
- Sprinklered: Yes
- Power: 2,000 Amp, 440 3 Phase
- Lighting: T5 High Output
- Floors: Epoxy, concrete and some wood block over concrete
- Roof: EPDM
- Two (2) Trailer Storage Lots
- Construction: Brick/Metal/box on box office/warehouse facility
- Rail Available
- Excellent Freeway Access
- Rental Rate: \$4.65 / SF Net



For more information, please contact:

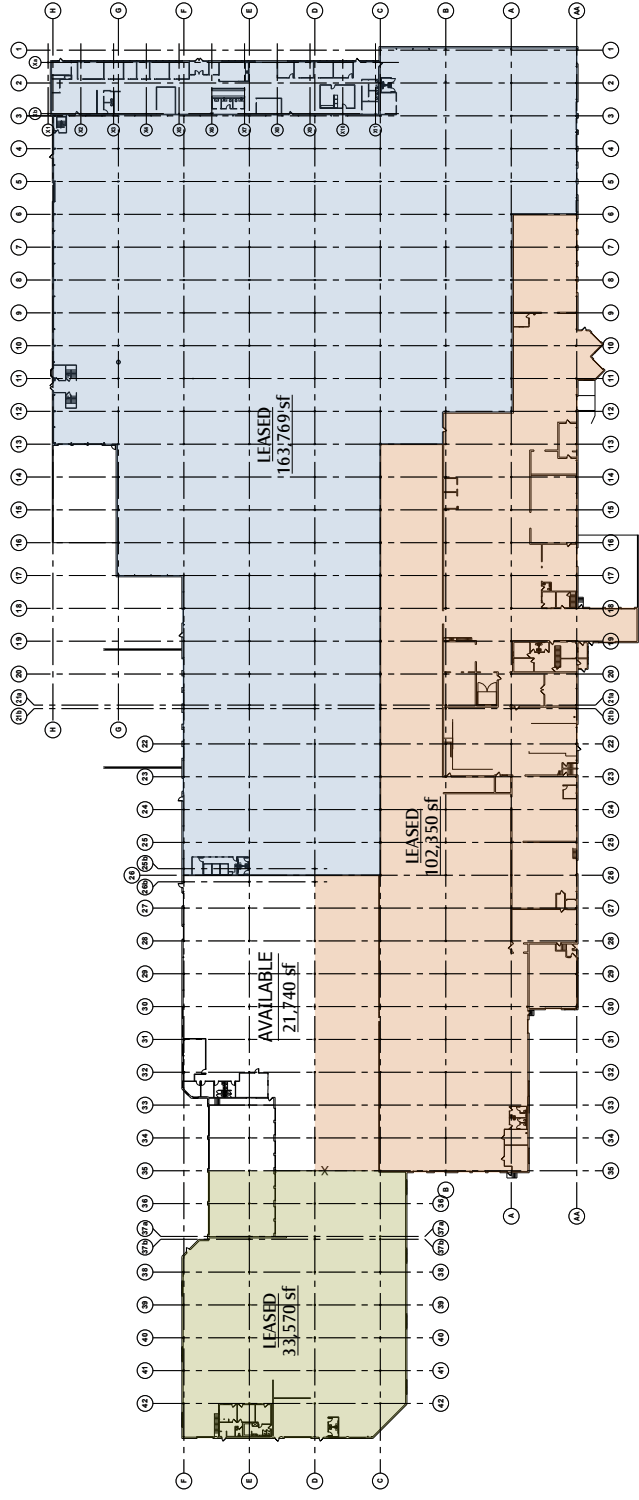
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LEASE PLAN



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Information provided is obtained from sources deemed to be reliable, but is not guaranteed.