

3 2 6 5
PROGRESS CIRCLE
JURUPA VALLEY, CA

EMPIRE
BUSINESS CENTER

±25,306 SF
AVAILABLE FOR LEASE



GENERAL FEATURES

- » **Master planned** business park environment
- » **Free standing** building
- » **±3,300 SF** of single-story office space *
- » **2 dock high doors**
 - 2 EOD load levelers
- » **2 ground level doors**
- » **24'** minimum clearance height
- » **.45/3,000** fire sprinkler system *
- » **1,000 amps** power
- » **LED Warehouse lighting**
- » **Recent Improvements:**
 - New Roof Coating & Parking Lot Slurry (2024)
- » **Immediate Access** to I-15, I-10 & SR-60 freeways

(*) All features and specifications to be verified.



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BUILDING SITE PLAN



* All building, site and parking areas are approximated and to be independently verified.



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MASTER PLANNED BUSINESS PARK ENVIRONMENT



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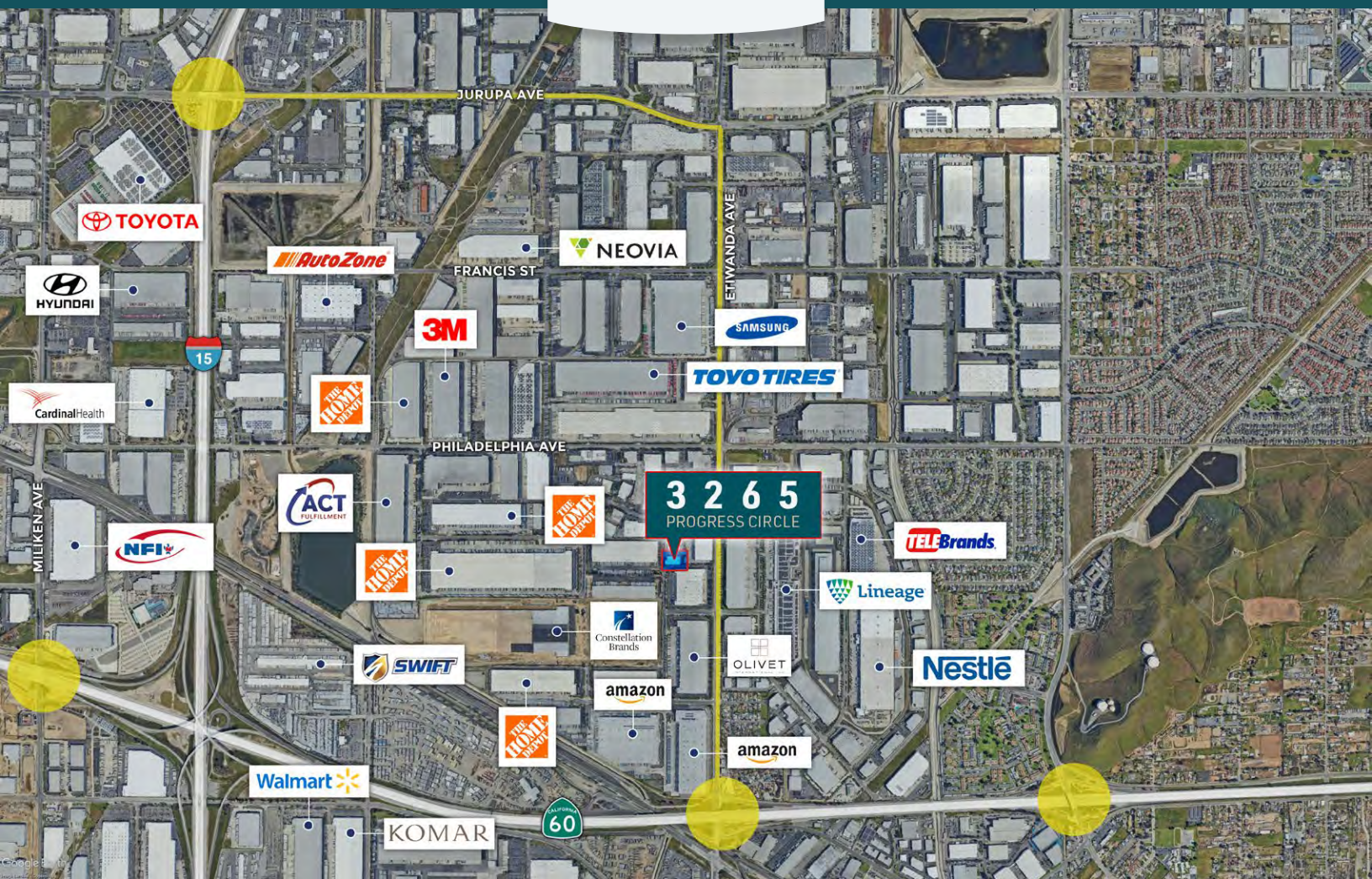
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LOCATION HIGHLIGHTS



3.5 miles
to Ontario Int'l Airport



17 miles
to BNSF Intermodal Yard -
San Bernardino



59 miles
to Los Angeles
Int'l Airport



14 miles
to UPSP Intermodal
Yard - Colton



22 miles
to San Bernardino
Int'l Airport



60 miles
to Ports of Los Angeles
and Long Beach

* All distances reflected above are approximate



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