

# 6260 MANGO



**±113,930 SF**

**AVAILABLE FOR SALE OR LEASE**

**6260 Mango Avenue, Fontana, CA**

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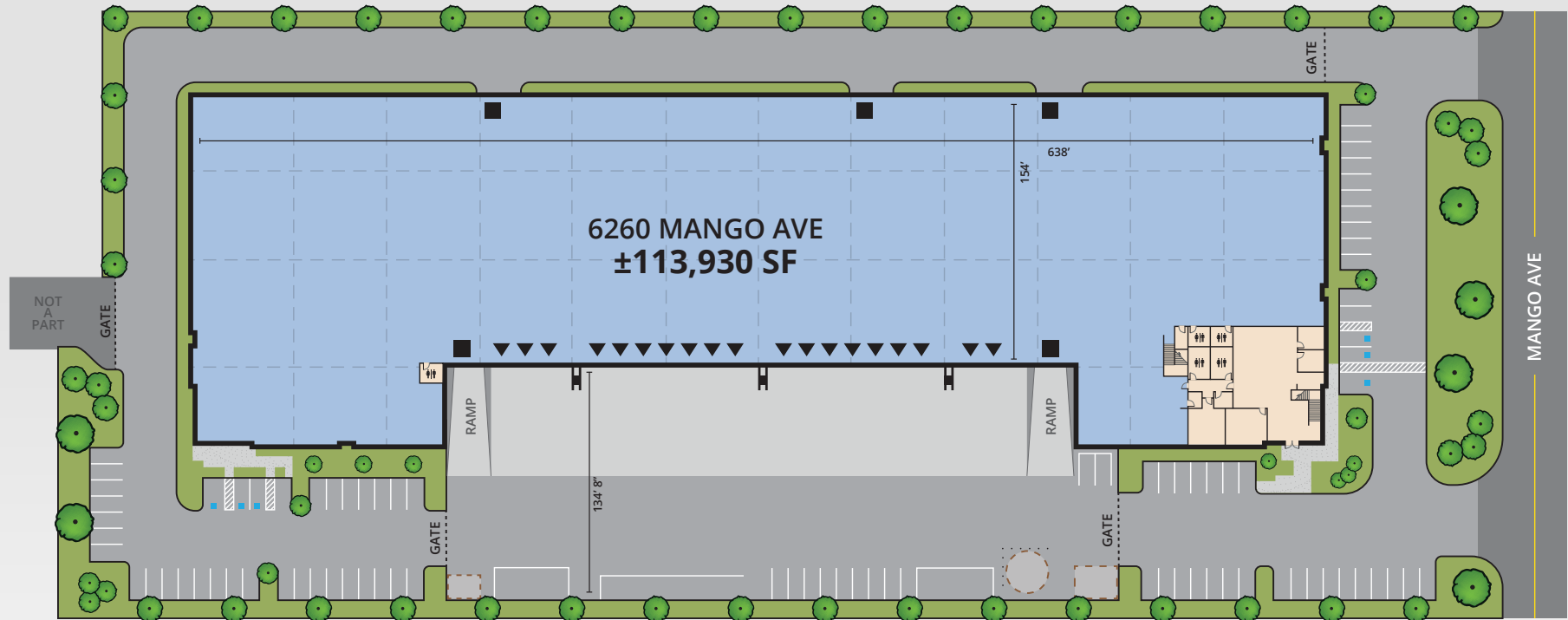
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\* All building, site and parking areas are approximate and to be verified.



**±113,930 SF**

Free Standing  
Class A Distribution  
Building



**±6,162 SF**

2 Story High Image  
Office Space



**32'**

Minimum Clear  
Height



**19**

Dock High  
Loading Doors,  
10 with Pit Levelers



**5**

Grade Level  
Loading Doors



**±135'**

Fully Secured  
Truck Court



**640 amps**

Power Service  
(Expandable to  
1,600 amps)

*\*tenant to verify*



**±85**

Auto Parking  
Stalls



**ESFR**

Fire Sprinkler System  
(K-17 @ 52psi)



**50' x 52'**

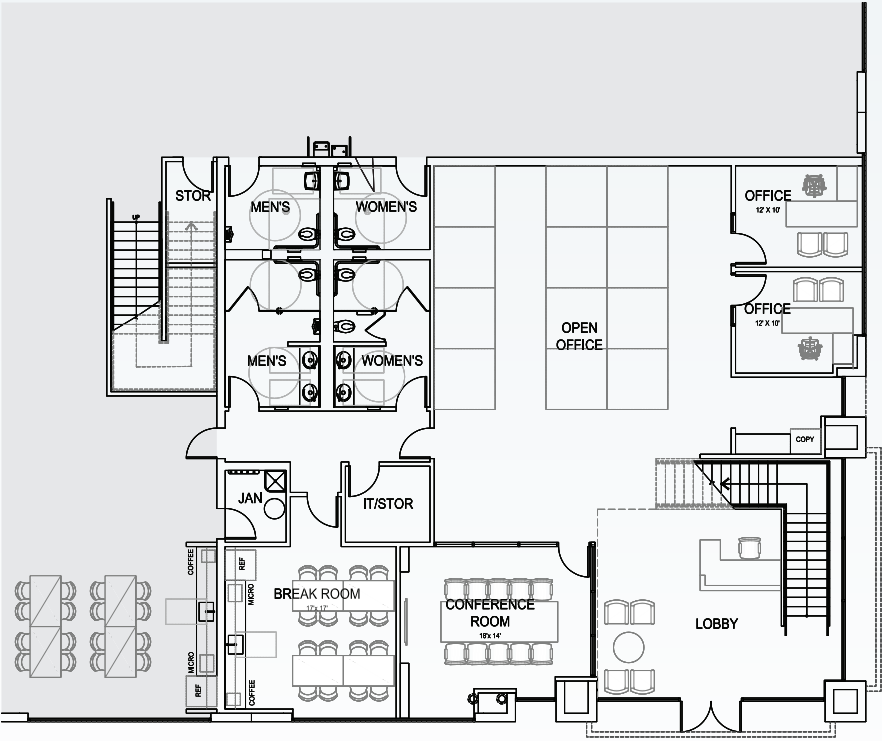
Column Bay  
Spacing with 60'  
Speed Bay



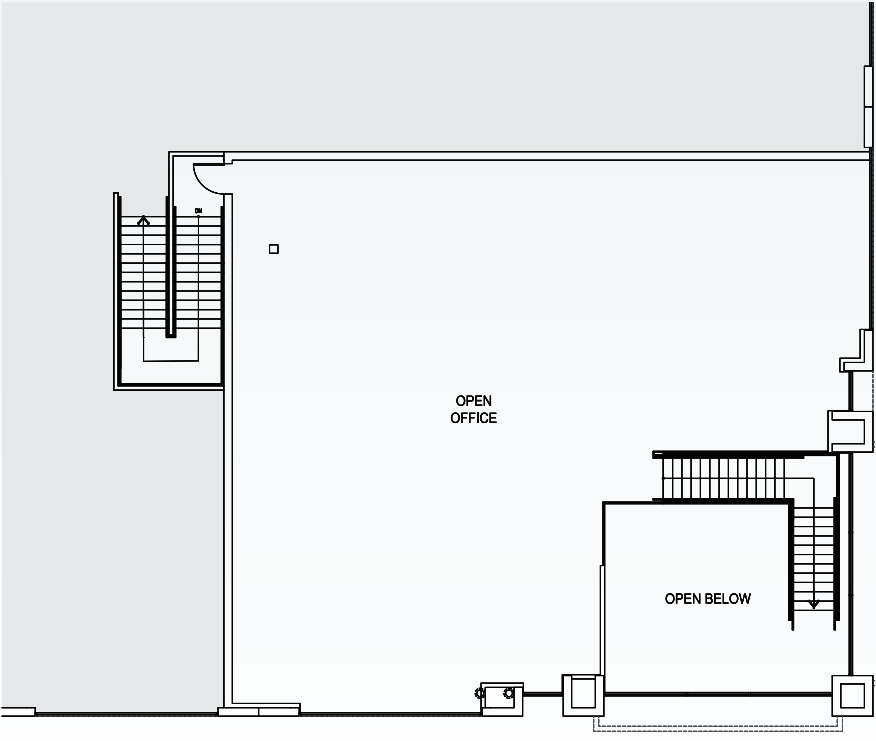
**LED**

Warehouse  
Lights

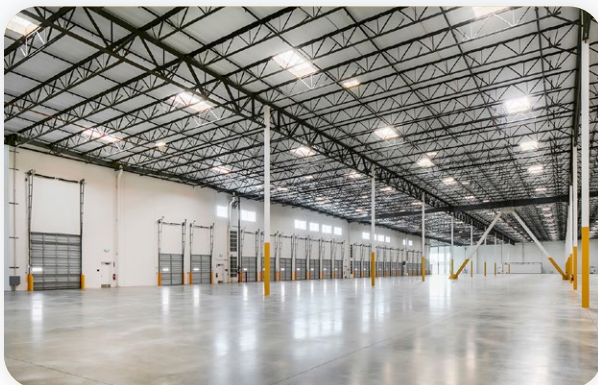
GROUND FLOOR - ±3,332 SF

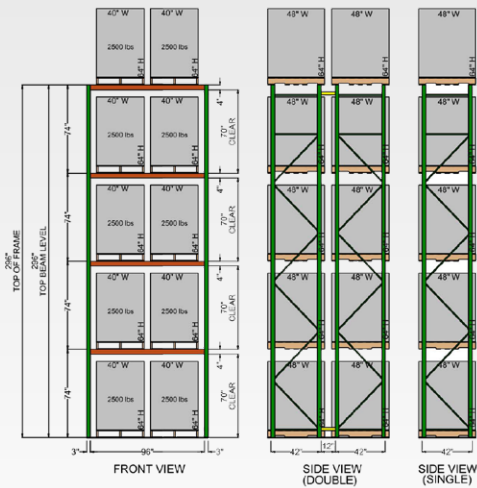
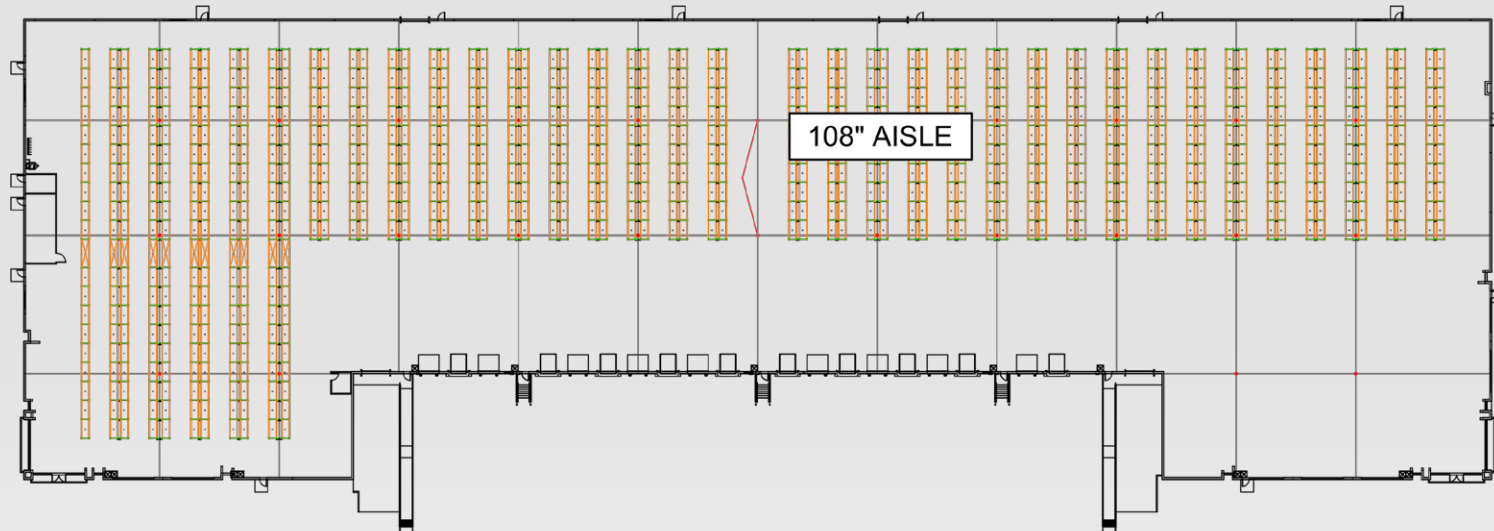


MEZZANINE - ±2,830 SF

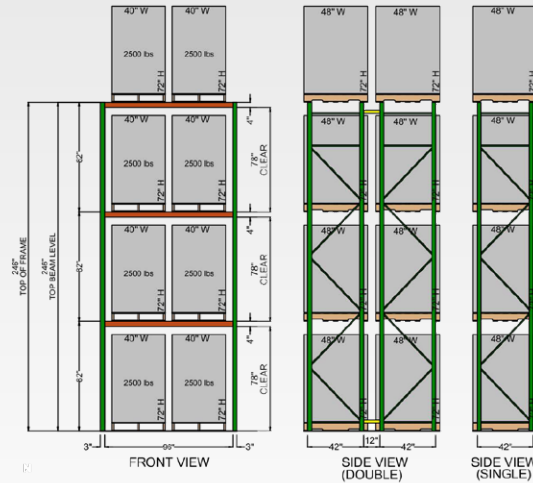
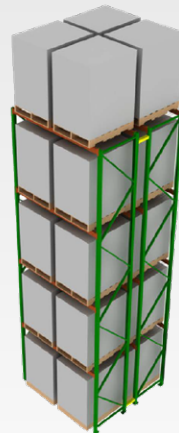




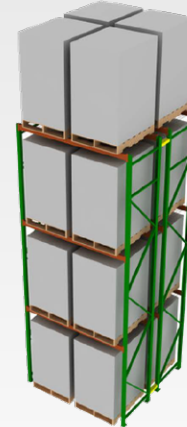




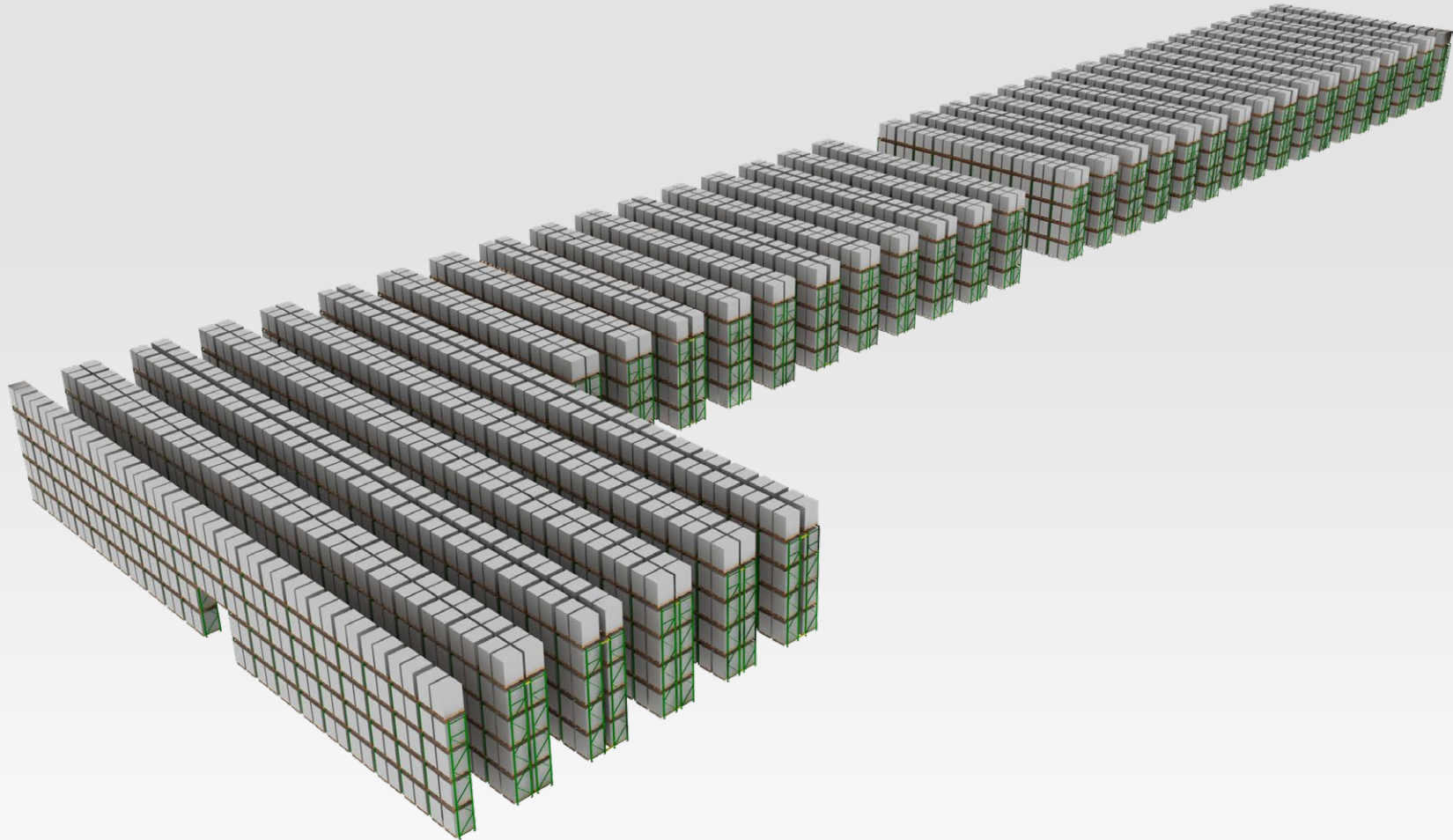
**64" TALL PALLETS**  
**7,789 TOTAL PALLET POSITIONS**



**72" TALL PALLETS**  
**6,218 TOTAL PALLET POSITIONS**



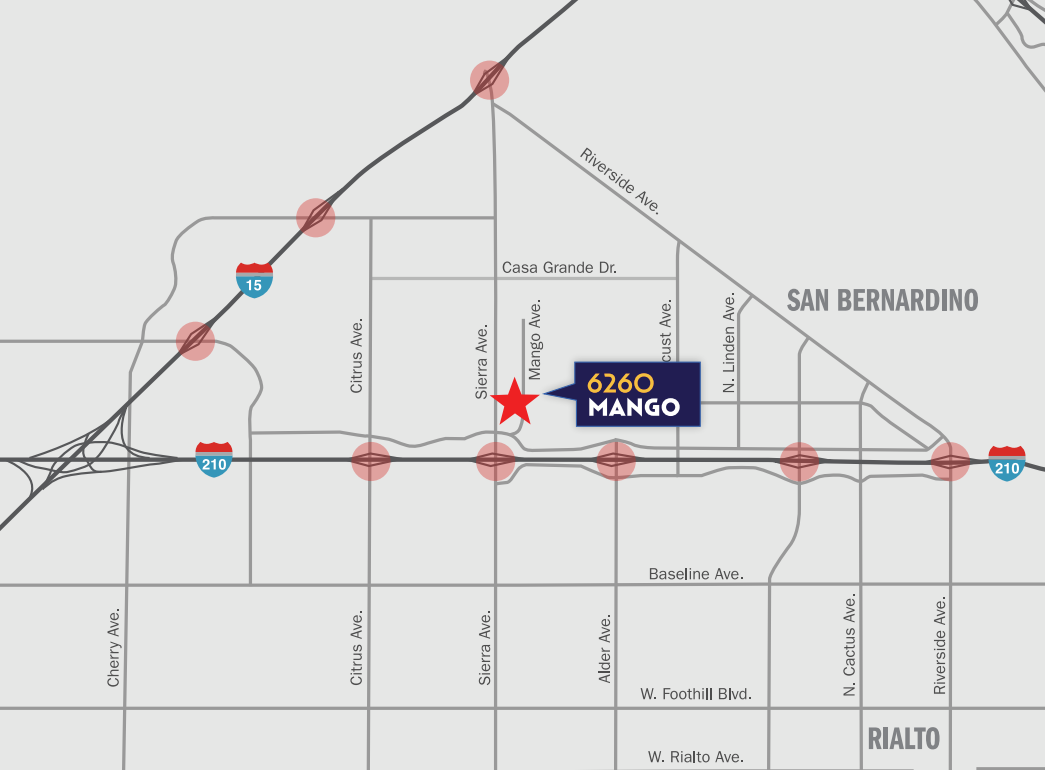




**FOR MORE INFORMATION:**

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## LOCATION HIGHLIGHTS



**0.5 miles**  
to I-210 Freeway  
Access



**9 miles**  
to BNSF Intermodal Yard -  
San Bernardino



**12 miles**  
to Ontario  
International Airport



**67 miles**  
to Los Angeles  
International Airport



**3.5 miles**  
to I-15 Freeway  
Access



**9 miles**  
to Union Pacific Intermodal  
Yard - Colton



**14 miles**  
to San Bernardino  
International Airport



**68 miles**  
to Ports of Los Angeles and  
Long Beach

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