

# Prologis Imperial

2727 EAST IMPERIAL HWY | BREA, CA



INDUSTRIAL SPACE FOR LEASE

113,593 SF



# Property Features

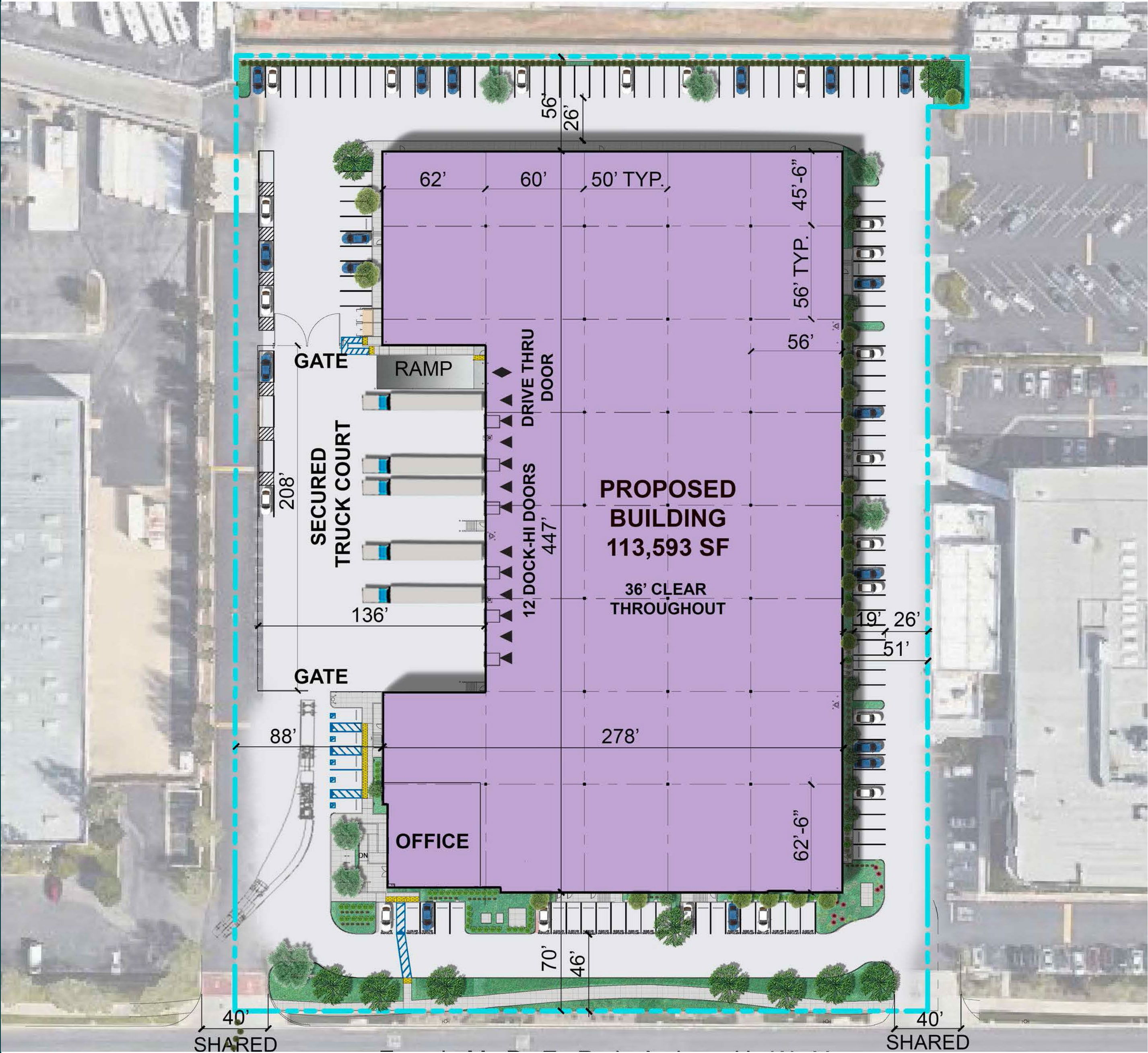
Industry-leading features to empower your business.

|                   |                         |
|-------------------|-------------------------|
| Available Space   | 113,593 SF              |
| Office SF         | 5,998 SF                |
| Clear Height      | 36'                     |
| Auto Parking      | 132 Stalls              |
| Power             | 4,000 Amps - expandable |
| Dock High Loading | 12 (9' x 10')           |
| Drive-in Door     | 1 (12' x 14')           |
| Sprinklers        | ESFR                    |

Fully Secured and Fenced Truck Court

Targeting LEED Silver

Major Street Frontage / Signage



# Access Everywhere

Move the materials and goods you need with access to prominent transportation.



## Proximity to Ports:

- Port of Long Beach - 34 Miles
- Port of Los Angeles - 35 Miles



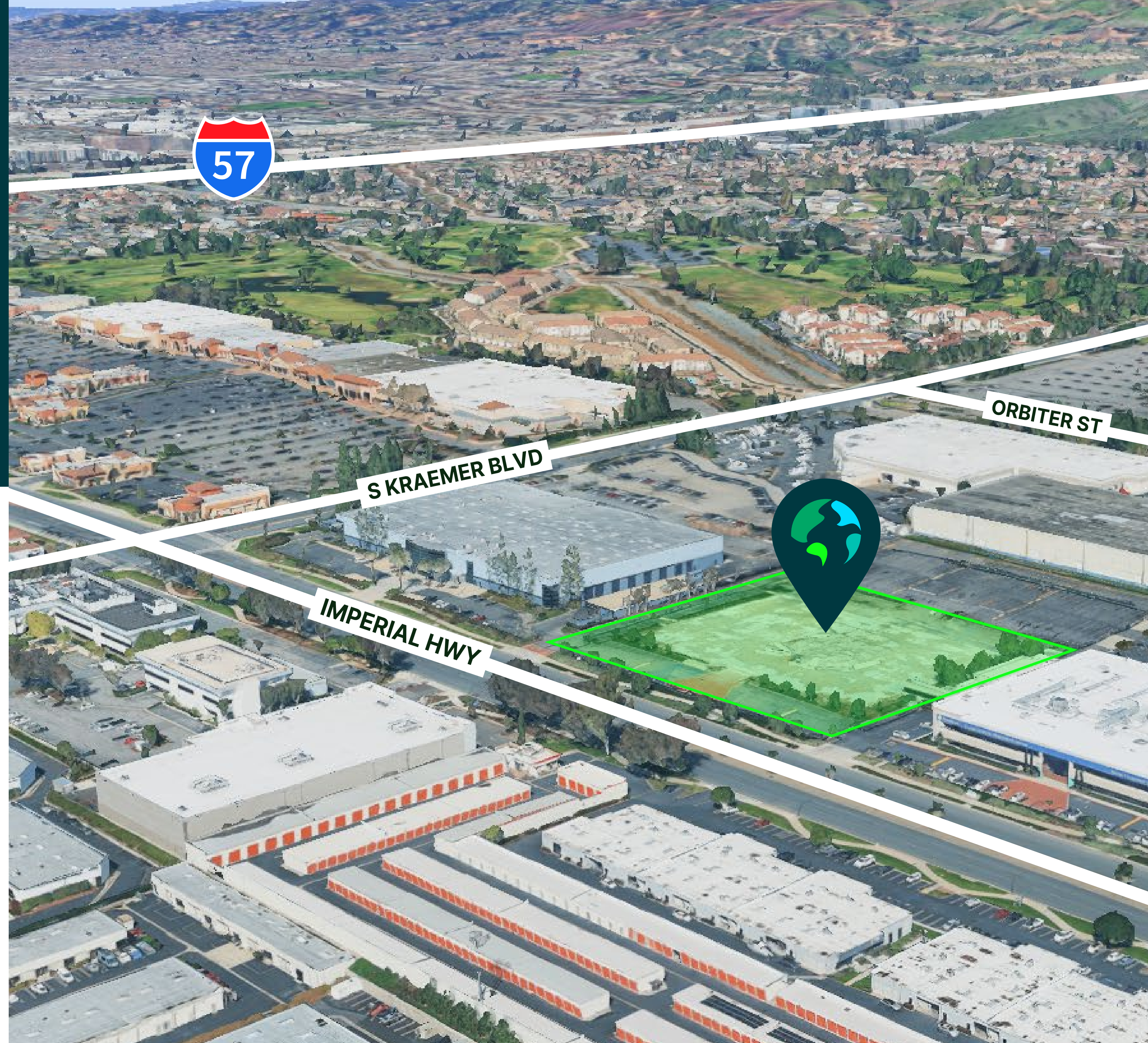
## Proximity to Airports:

- SNA - 19 Miles
- LGB - 23 Miles
- ONT - 25 Miles
- LAX - 33 Miles

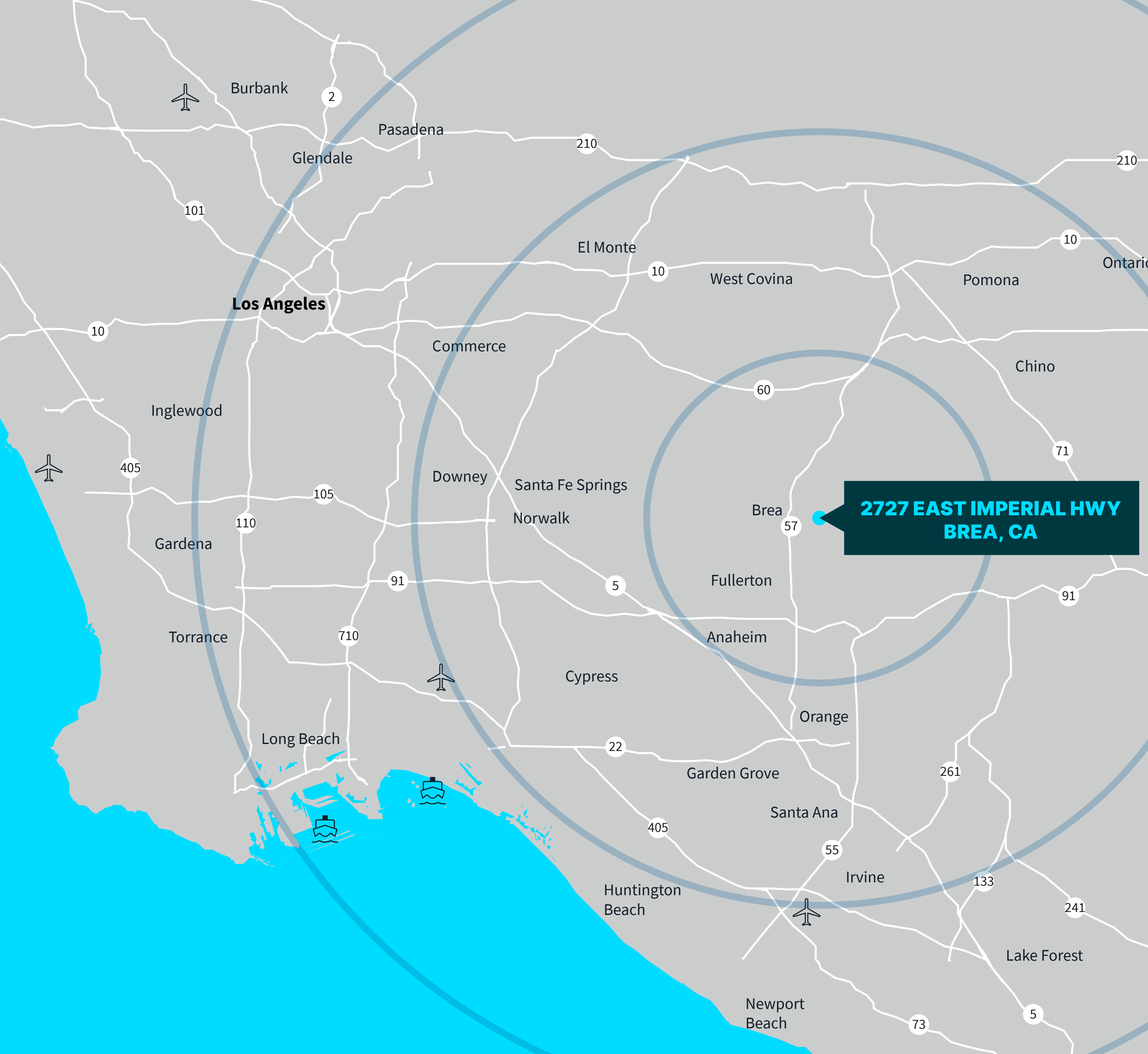


## Proximity to Major Highways:

- 57 Freeway - 1.5 Miles
- 91 Freeway - 5.5 Miles
- 5 Freeway - 10 Miles



# Manufacturing Ready Talent



**2727 EAST IMPERIAL HWY  
BREA, CA**

## Neighboring Operations

- Beckman Coulter
- Karman Space & Defense
- Applied Composites
- Safran Defense & Space
- Kirkhill Aerospace
- Thales Aerospace
- Consolidated Aerospace

# Prologis Essentials

## Keeping You Ahead of What's Next.

Build resilience, drive innovation and unlock growth. Beyond the building, we bring together the planning, systems and solutions to get you up and running faster while increasing efficiency and long-term performance.



Unlock the full potential of your warehouse **with one strategic partner.**



## Operations

Simplify move-in and accelerate performance with the expertise and tools to get your warehouse operating at full potential. From planning through delivery and beyond, we increase throughput and optimize every square foot.

### Offerings:

- Warehouse strategy and consulting
- End-to-end project management
- Integrated solutions
  - Move-in and move-out
  - Material handling and storage
  - Automation and robotics
  - Security
  - Software and technology
  - Labor

## Energy

Keep your facilities running and costs under control as power needs increase with reliable, flexible energy solutions. From solar and storage to OnPrem and vehicle charging, we help you increase resiliency and reduce emissions with clarity and control.

### Offerings:

- Energy consulting and comprehensive sustainability solutions
- Integrated solutions
  - Onsite solar and storage
  - OnPrem power
  - Fleet and workplace charging

# Partner with Prologis

## Clear, Simple, Service.



You can count on us as your trusted partner.

Pairing up with Prologis gives you access to a full-service team of experts before and during your tenancy. Work with an in-house team of development managers with local experience to entitle, plan, and execute your facility. Then, let a professional group of property managers handle the day-to-day of your real estate.

Our team is comprised of a Market Officer, Leasing Team, RECX Managers and Coordinators (property management), Construction Managers, a Development Manager, and Maintenance Techs.

Providing responsive local support 24/7, we work hard every day to help you stay ahead of what's next.

At Prologis, we deliver on our promises  
so you can deliver on yours.

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The world runs on logistics. At Prologis, we don't just lead the industry, we define it. We create the intelligent infrastructure that powers global commerce, seamlessly connecting the digital and physical worlds. From agile supply chains to clean energy solutions, our ecosystems help your business move faster, operate smarter and grow sustainably. With unmatched scale, innovation and expertise, Prologis is a category of one—not just shaping the future of logistics but building what comes next.

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