

3700 INDIAN AVE
PERRIS, CALIFORNIA

±1,309,754 SF
AVAILABLE FOR LEASE

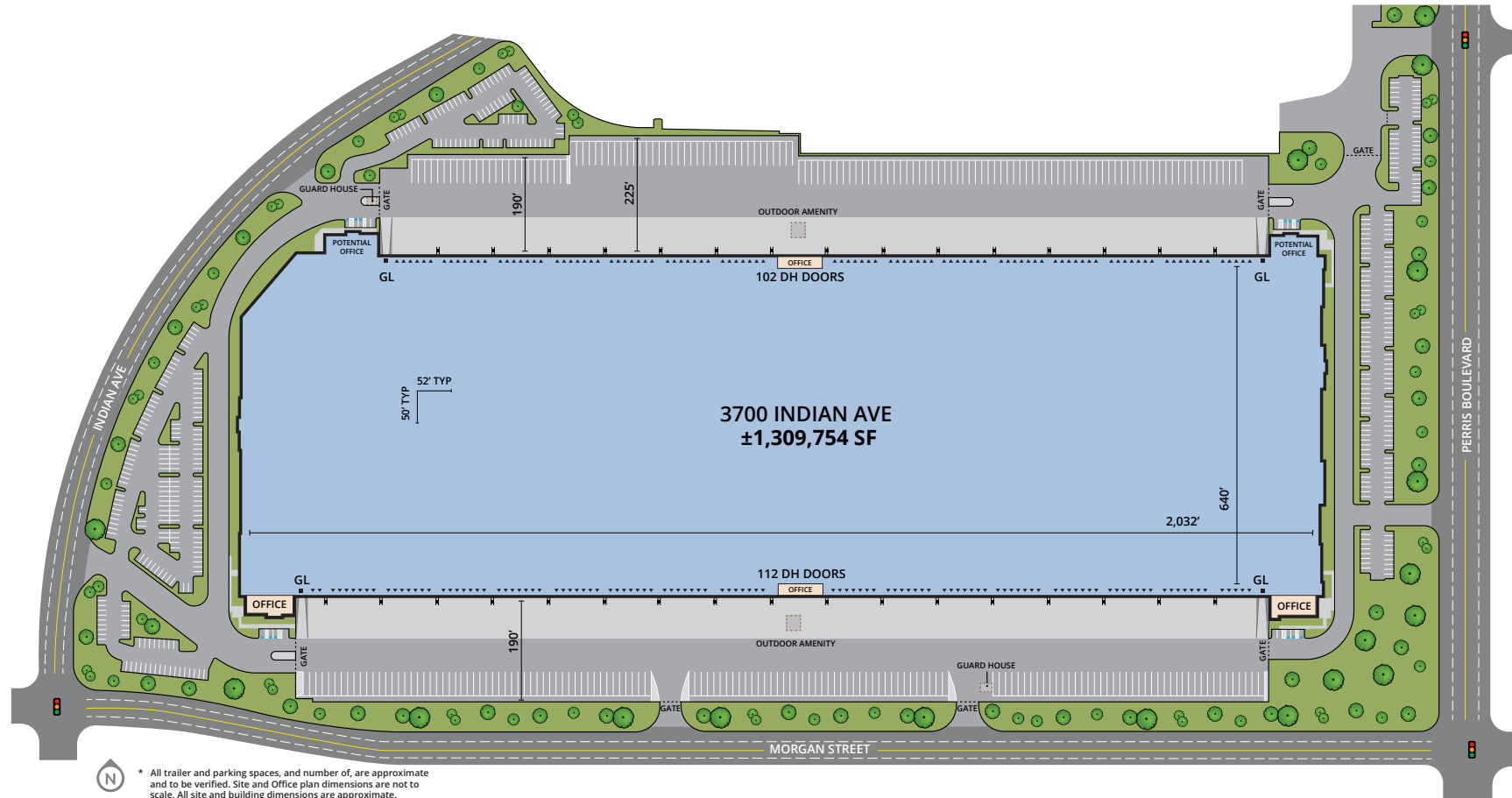


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REAL ESTATE

Jones Lang LaSalle Brokerage, Inc. RE License #01856260

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BUILDING FEATURES

- Free standing
 - Cross dock configuration
 - ± 15,559 SF of offices located *
 - ESFR fire sprinkler system
 - 32' minimum clearance height
 - LED warehouse lighting
 - Site is fully secured via wrought iron fencing and concrete screen wall
 - 214 dock high loading doors
 - 4 ground level ramp loading doors
 - ± 190' & ± 225' Fully secured truck court areas
 - ± 265 Trailer storage spaces - outside of dock *
 - ± 473 Auto parking spaces *
 - 50' x 52' Typical column spacing | 60' Speed bays
 - Electrical for 100 battery charging locations *
 - 9 HVLS fans *
 - Guard houses located at both the southerly and northwest truck court entry areas
 - 3,000 Amps, 277/480 volt, 3 phase 4 wire electrical service *
 - 2.5% Skylights
 - Three (3) street frontage
 - Immediate access to SR-60, I-15 & I-10 freeways
- (*) Features to be verified

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TRANSPORTATION



1.5 mi
TO I-215 FREEWAY



7 mi
TO I-60 FREEWAY



7.5 mi
TO UPS GROUND
HUB



20 mi
TO UPSP INTERMODAL
YARD - COLTON



25 mi
TO SAN BERNARDINO
INT'L AIRPORT



27 mi
TO BNSF INTERMODAL
SAN BERNARDINO



30 mi
TO ONTARIO INT'L
AIRPORT



73 mi
TO PORTS OF LA /
LONG BEACH



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