



ARTIST RENDERING

FOR SALE
±2.27 ACRES

**10776 VERNON AVE – 10773 GRAND AVE
ONTARIO | CA**

Although all information is furnished regarding for sale, rental or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, changes of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. D/AQ Corp. # 01129558

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DAUM
COMMERCIAL REAL ESTATE SERVICES

FOUR (4) PARCELS TOTALING ±2.27 ACRES



FOR SALE

10776
VERNON AVE –
10773
GRAND AVE
ONTARIO | CA

1. 10773 Grand Ave (APN:1011-261-14-0000)
2. Grand Ave #1 (APN:1011-261-15-0000)
3. Grand Ave #2 (APN:1011-261-13-0000)
4. 10776 Vernon Ave (APN:1011-261-26-0000)

PROPERTY HIGHLIGHTS

- Four (4) Parcels Totaling ±2.27 Acres
- ±5,520 SF Industrial Building with ±520 SF of Office
- ±800 SF House/Office Building
- Clear Span Warehouse
- Septic System
- 14' Clear Height
- 3 Ground Level Doors
- Drive Through Access between Vernon Ave and Grand Ave
- Electrified Secure Perimeter Fence
- County of San Bernardino IC Zoning
- Streamlined access to 10 & 60 Fwy via Central Ave

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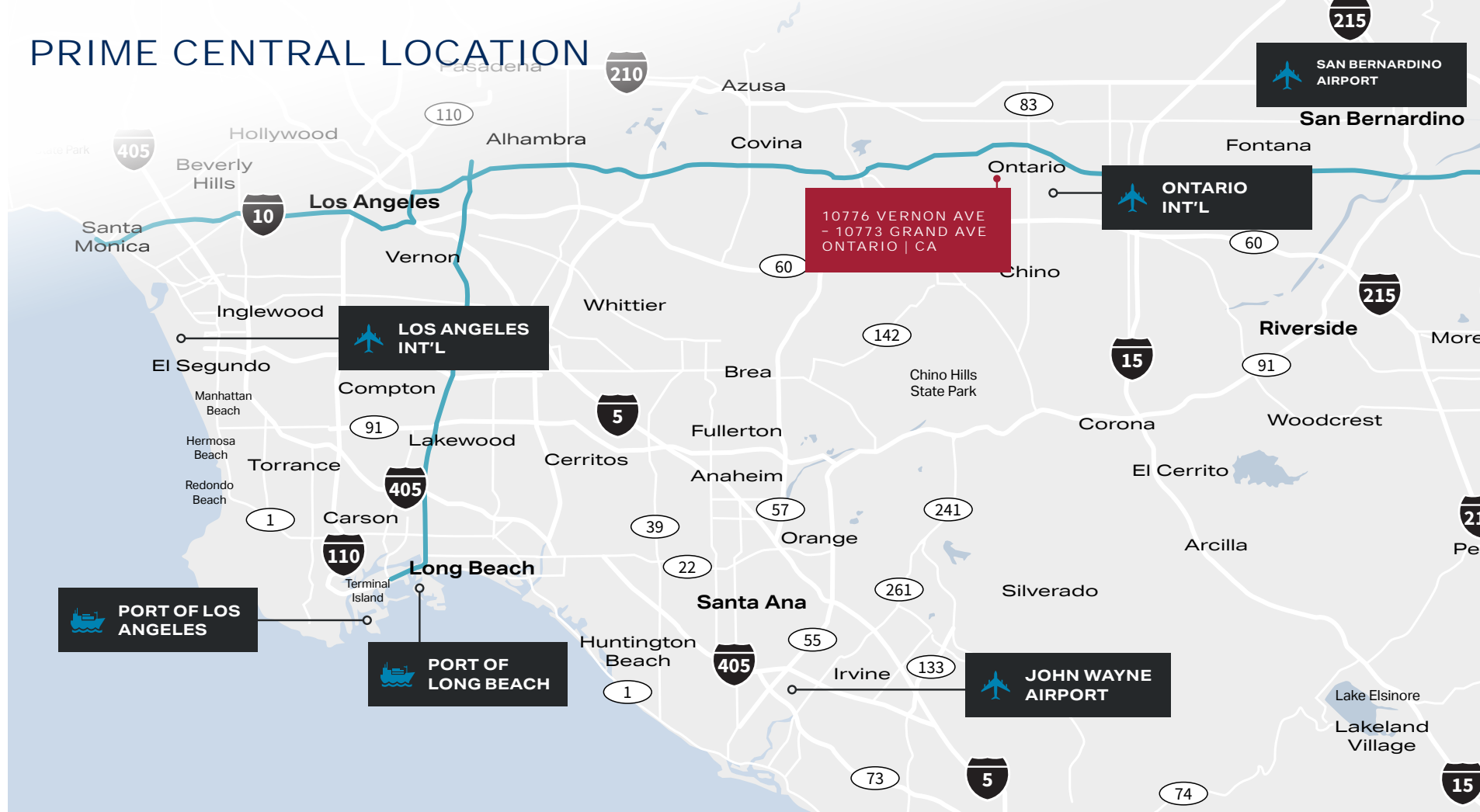


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PRIME CENTRAL LOCATION



FREEWAYS

I-10 Freeway	2.5 Mi
60 Freeway	2.8 Mi
210 Freeway	6 Mi
I-15 Freeway	13.4 Mi



AIRPORTS

Ontario International	3 Mi
San Bernardino International	23.9 Mi
John Wayne	47.5 Mi
LAX	80 Mi



INTERMODAL/PORTS

Union Pacific Intermodal Yard	6 Mi
BNSF Intermodal Yard	10 Mi
Port of Long Beach	71 Mi
Port of Los Angeles	72 Mi

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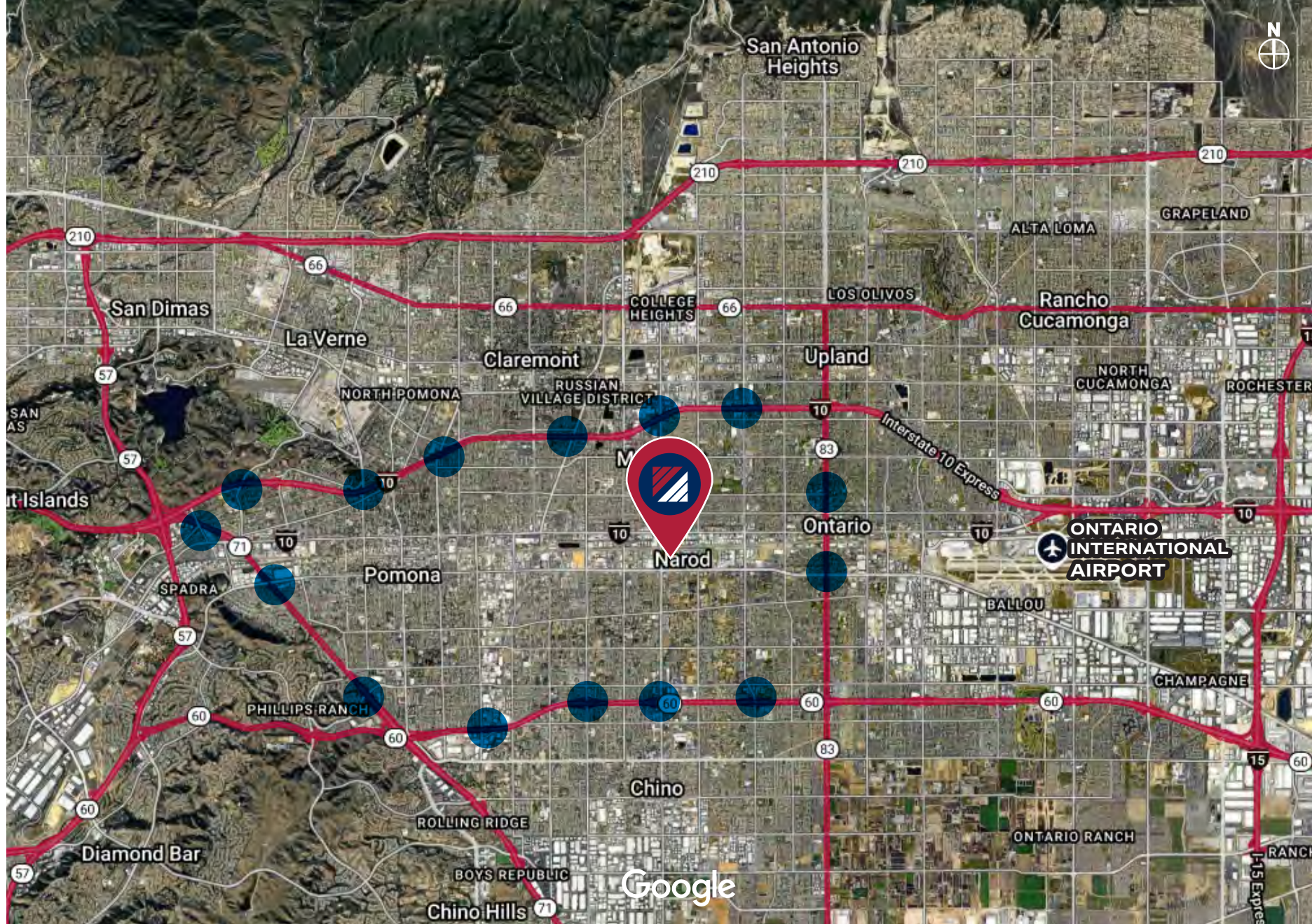
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