

Short Term Lease Opportunity
Los Angeles County Big Box Opportunity
Extensive Trailer Parking w/ Three-Sided Loading
Access to 71, 57, 60, & 10 Freeways



504,016 SF AVAILABLE FOR LEASE

WAREHOUSE DISTRIBUTION FACILITY | AVAILABLE FOR IMMEDIATE OCCUPANCY

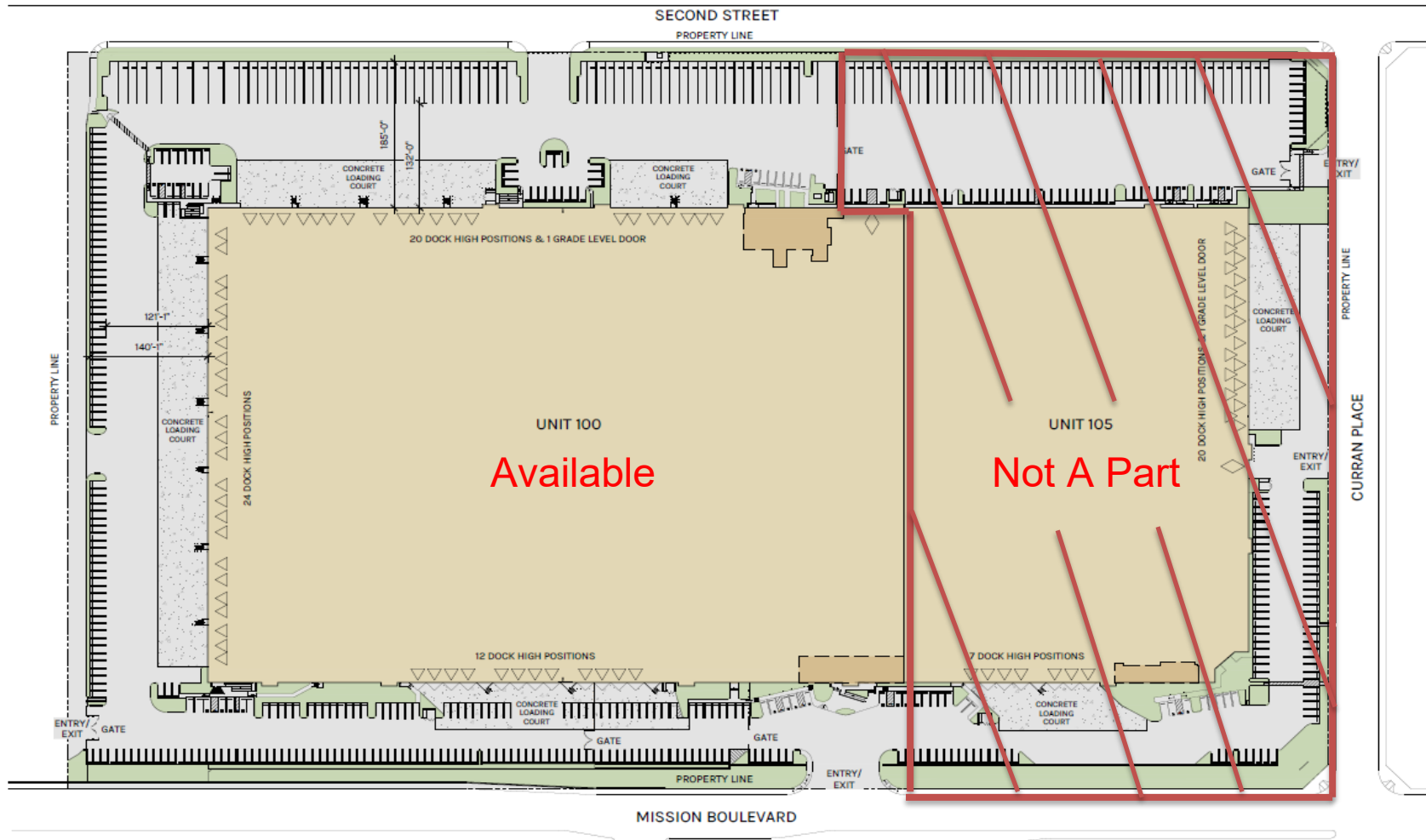
1601 W. Mission Boulevard | Pomona, CA, 91766





PROPERTY HIGHLIGHTS

- 504,016 SF industrial warehouse
- 13,804 SF office space
- Short term lease available
- 20' clear height
- 56 dock high loading positions
- Grade level access
- 62 trailer parking stalls, 264 auto stalls
- Fully secured yard with wrought iron fencing
- Sprinklers: ESFR (K-25 heads)
- Warehouse skylights & restrooms
- 4,000 Amps (277/480V)
- Dock high loading on three sides
- Close proximity to the 71 / 57 / 10 / 60 Freeways
- Big Ass Fans



NOT TO SCALE

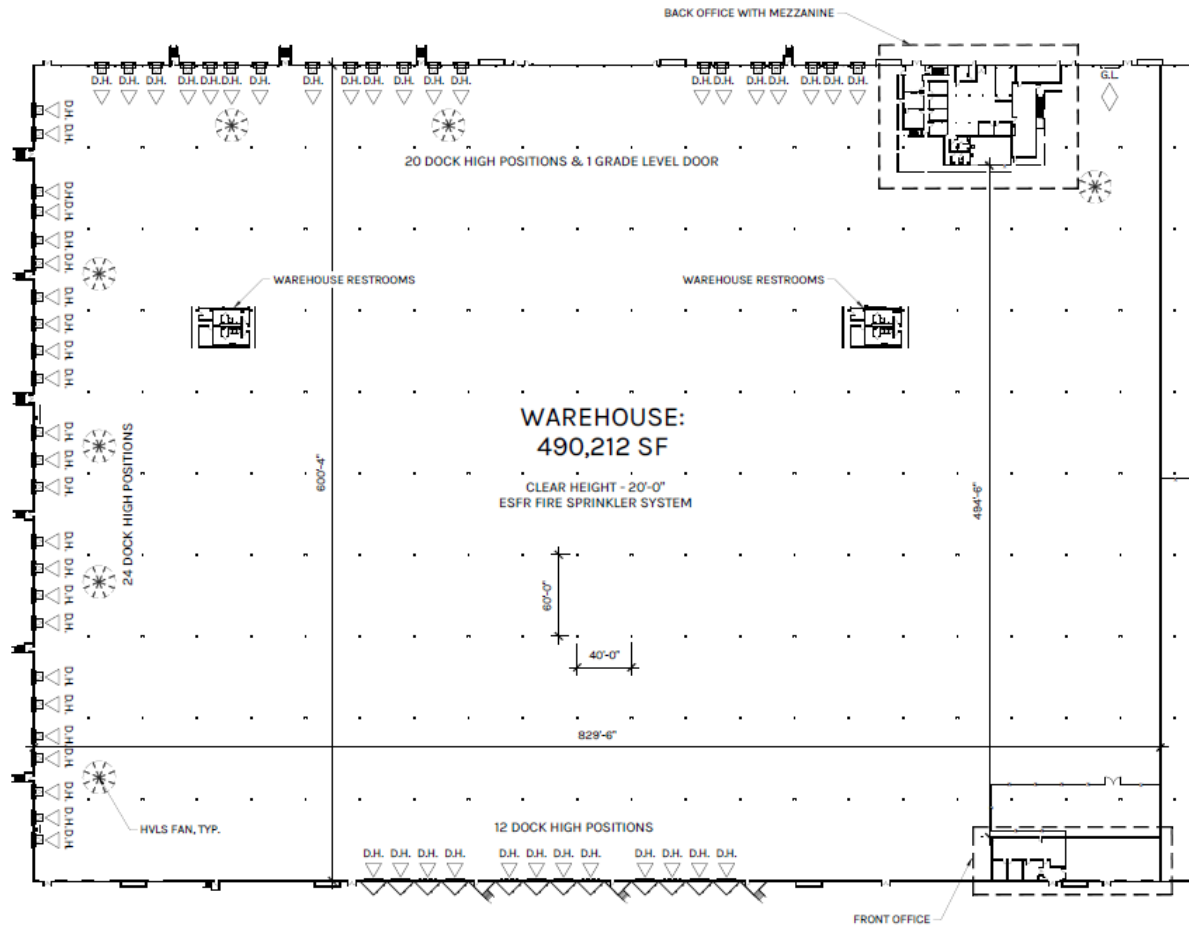
PLAN LAYOUT SUBJECT TO FIELD CONDITIONS AND MAY DIFFER FROM PLAN AS SHOWN. ALL INFORMATION PRESENTED ON THIS DRAWING IS PRESUMED TO BE ACCURATE, HOWEVER TENANT SHOULD VERIFY PERTINENT INFORMATION PRIOR TO COMMITTING TO A LEASE. ANY FURNITURE OR APPLIANCES SHOWN ON PLAN ARE FOR CONCEPT ONLY AND WILL BE TENANT PROVIDED.

WAREHOUSE
490,212 SF

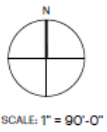
OFFICE
13,804 SF

TOTAL
504,016 SF

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FRONT OFFICE: 4,020 SF	WAREHOUSE: 490,212 SF
BACK OFFICE GROUND FLOOR: 5,609 SF	OFFICE: 13,804 SF
BACK OFFICE MEZZANINE: 4,175 SF	TOTAL: 504,016 SF
OFFICE TOTAL: 13,804 SF	



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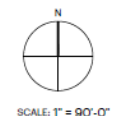
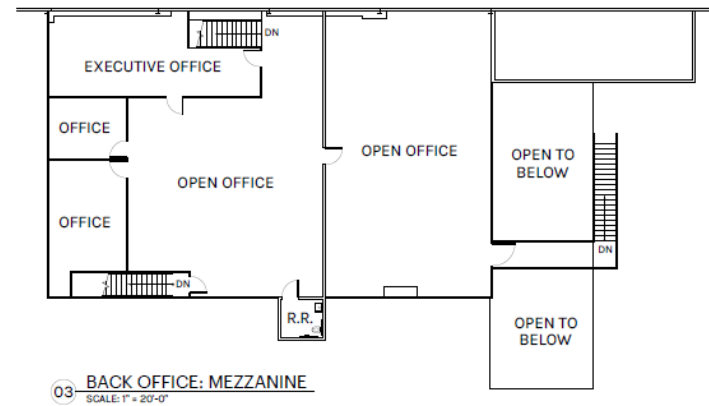
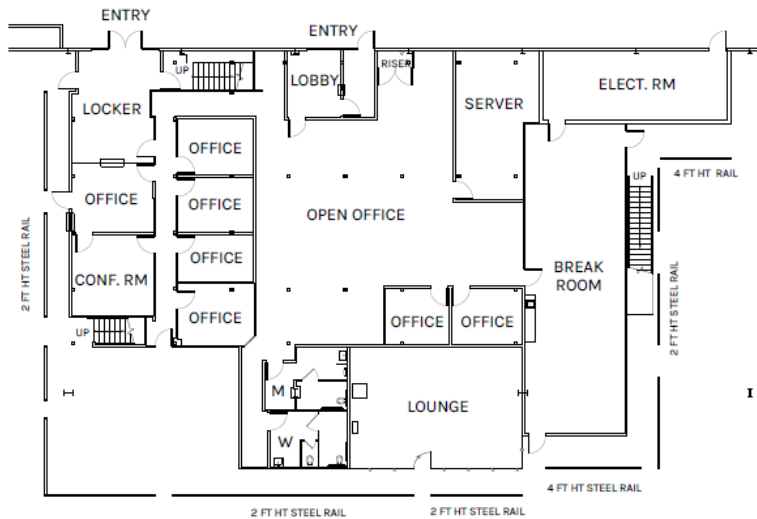
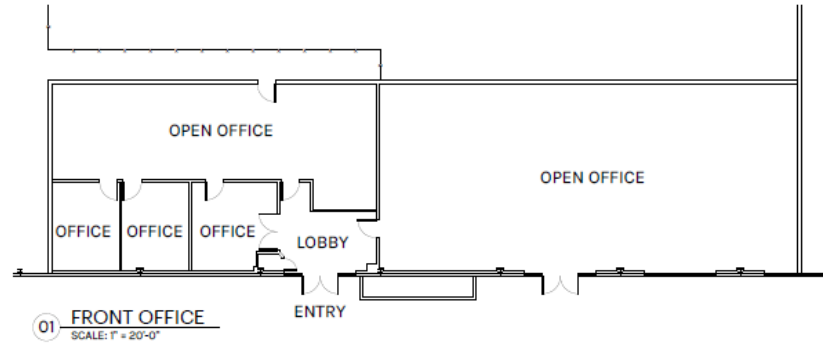
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Office Floor Plans



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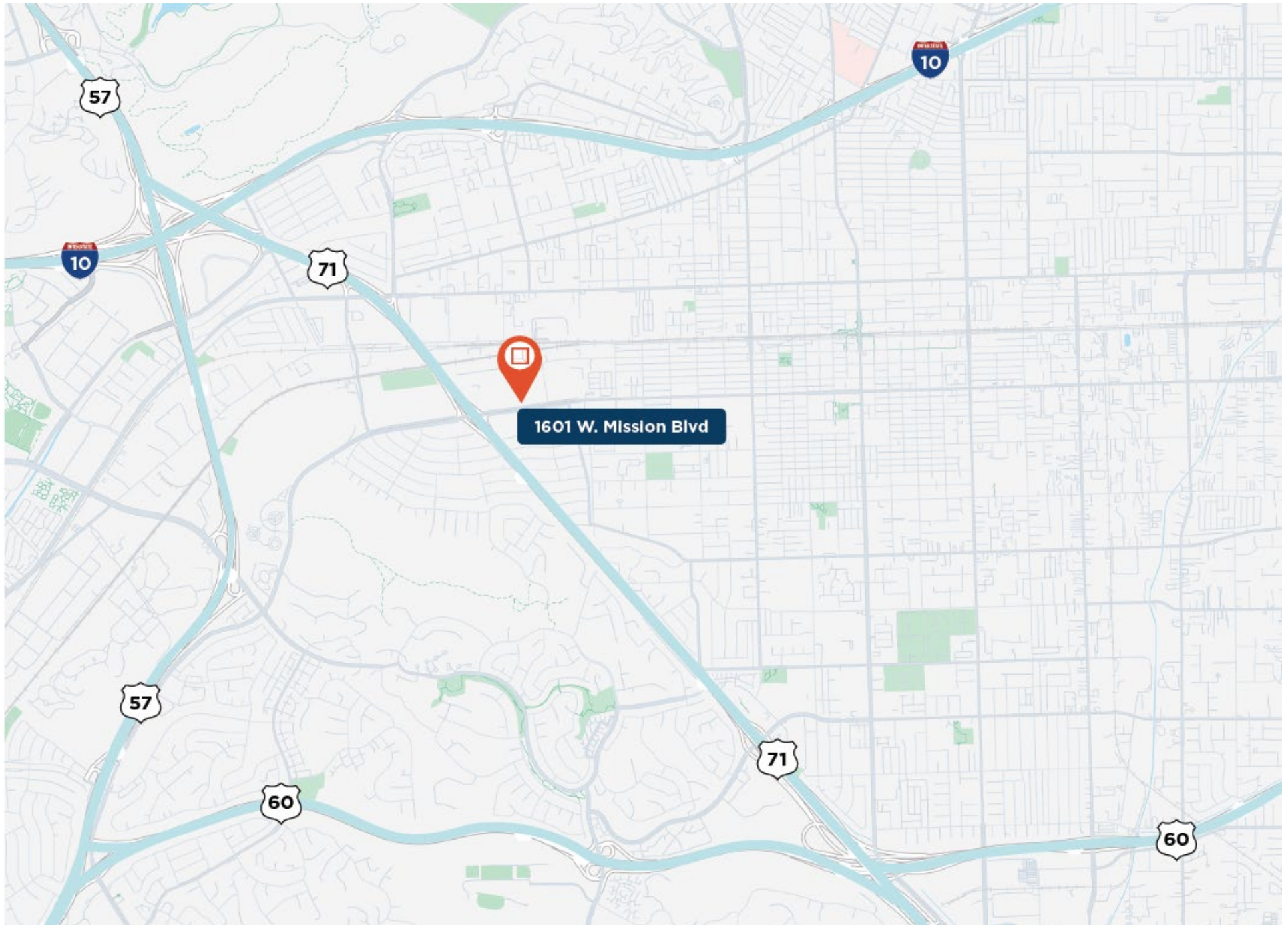
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Property Location

1601 W. Mission Blvd





**Rexford
Industrial**

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