



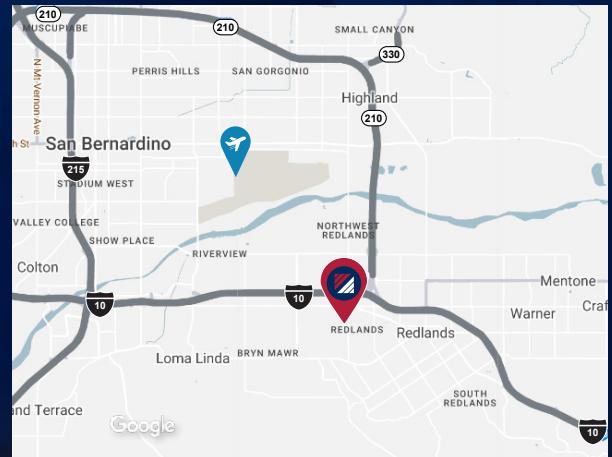
±20,400 SF FOR SUBLLEASE

STATE-OF-THE-ART HIGH IMAGE BUILDING

1645 W PARK AVE | SUITE 200 | REDLANDS | CA

PROPERTY HIGHLIGHTS

- ±20,400 SF High Image Building
- 2 Dock High and 1 Grade Loading
- ESFR Fire Suppression
- 25' Warehouse Clear Height
- 400 Amps, 277/480V, 3 Phase
- LED Warehouse Lighting
- EV/IC Zoning



FOR MORE INFORMATION PLEASE CONTACT:

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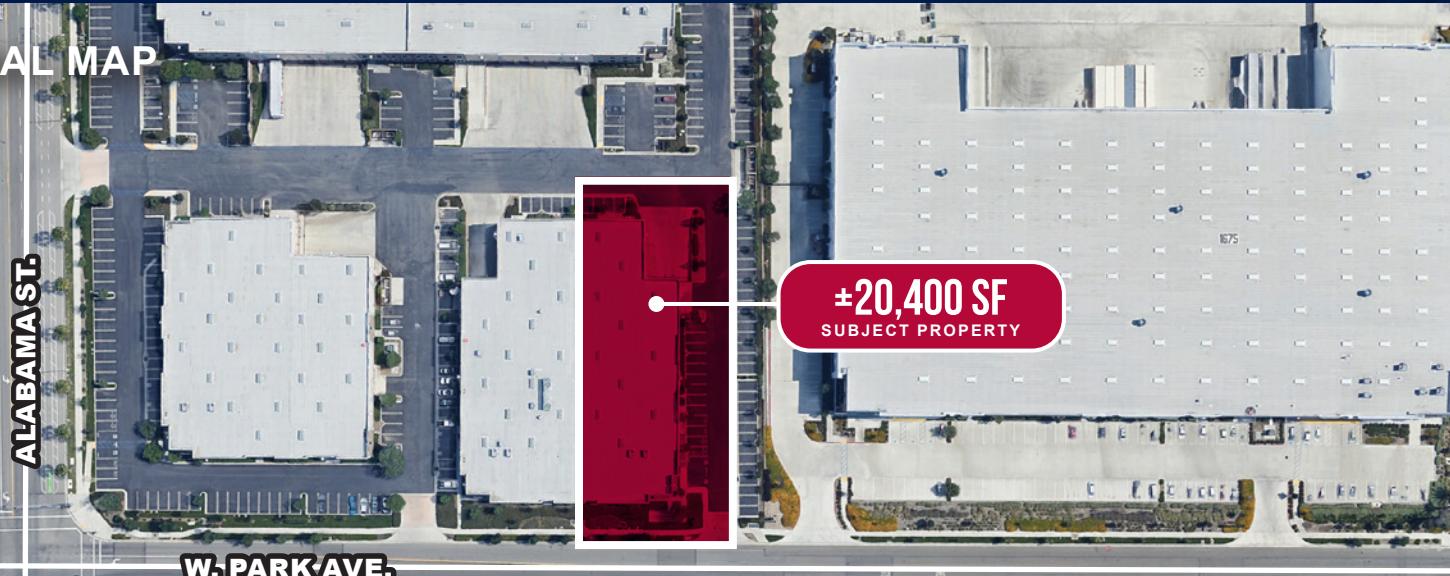
SGC INDUSTRIAL TEAM

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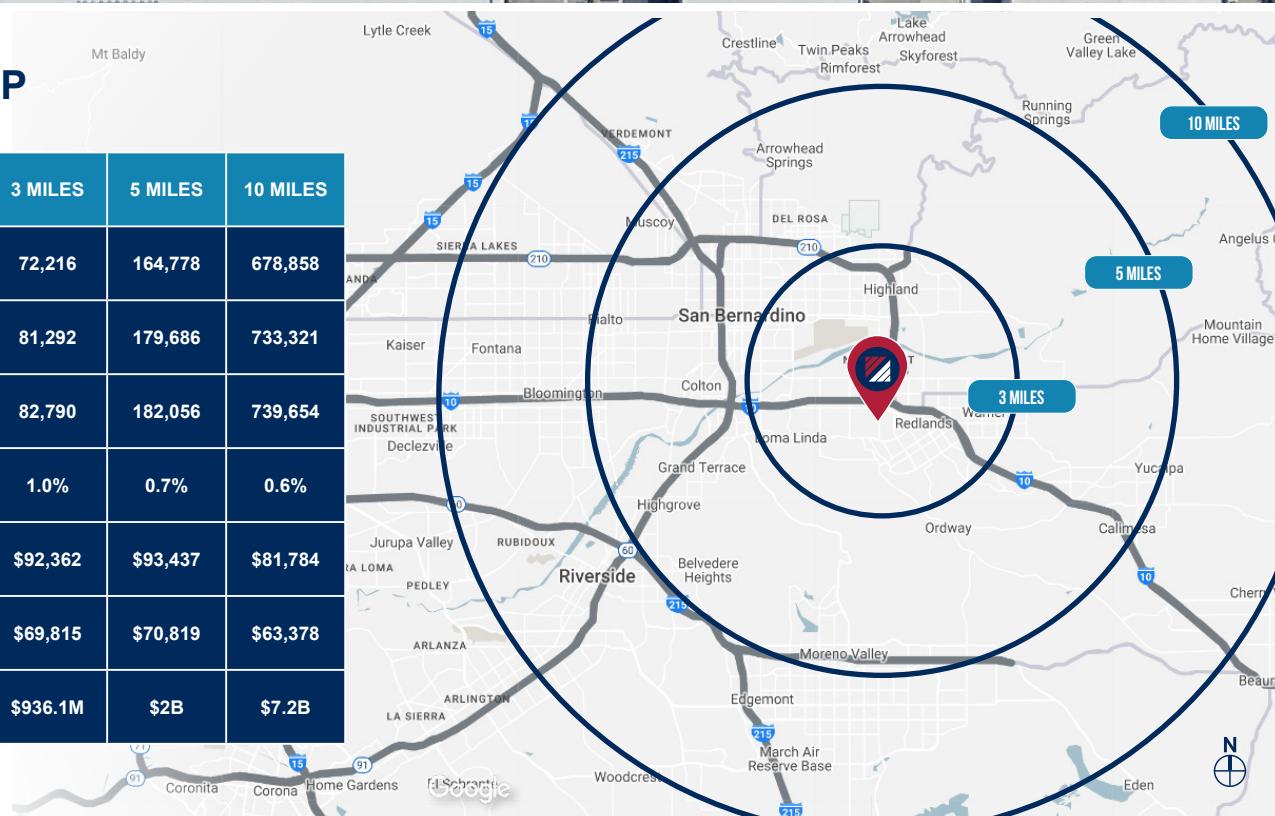
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AERIAL MAP



LOCATION MAP

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
2010 Population	72,216	164,778	678,858
2023 Population	81,292	179,686	733,321
2028 Population Projection	82,790	182,056	739,654
Annual Growth 2010-2022	1.0%	0.7%	0.6%
Avg Household Income	\$92,362	\$93,437	\$81,784
Median Household Income	\$69,815	\$70,819	\$63,378
Total Specified Consumer Spending (\$)	\$936.1M	\$2B	\$7.2B



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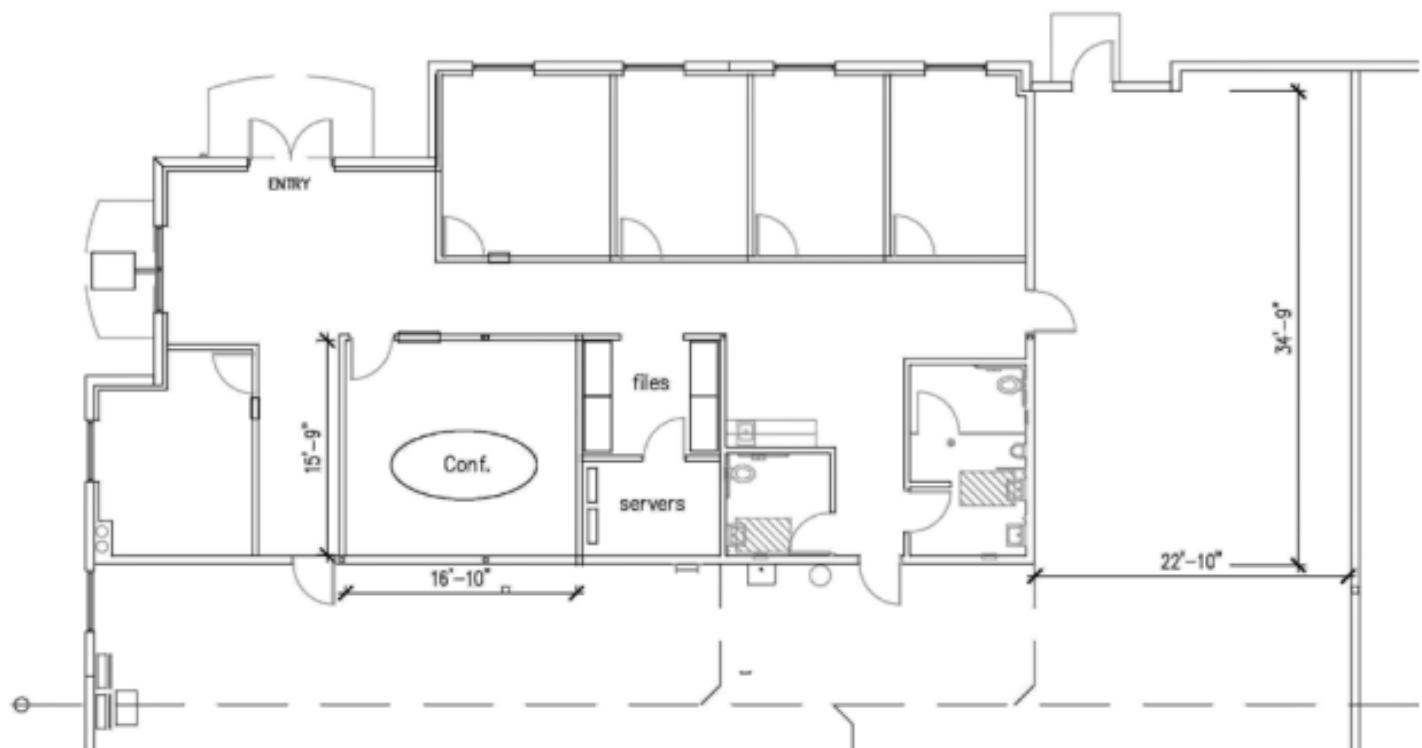
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OFFICE PLAN



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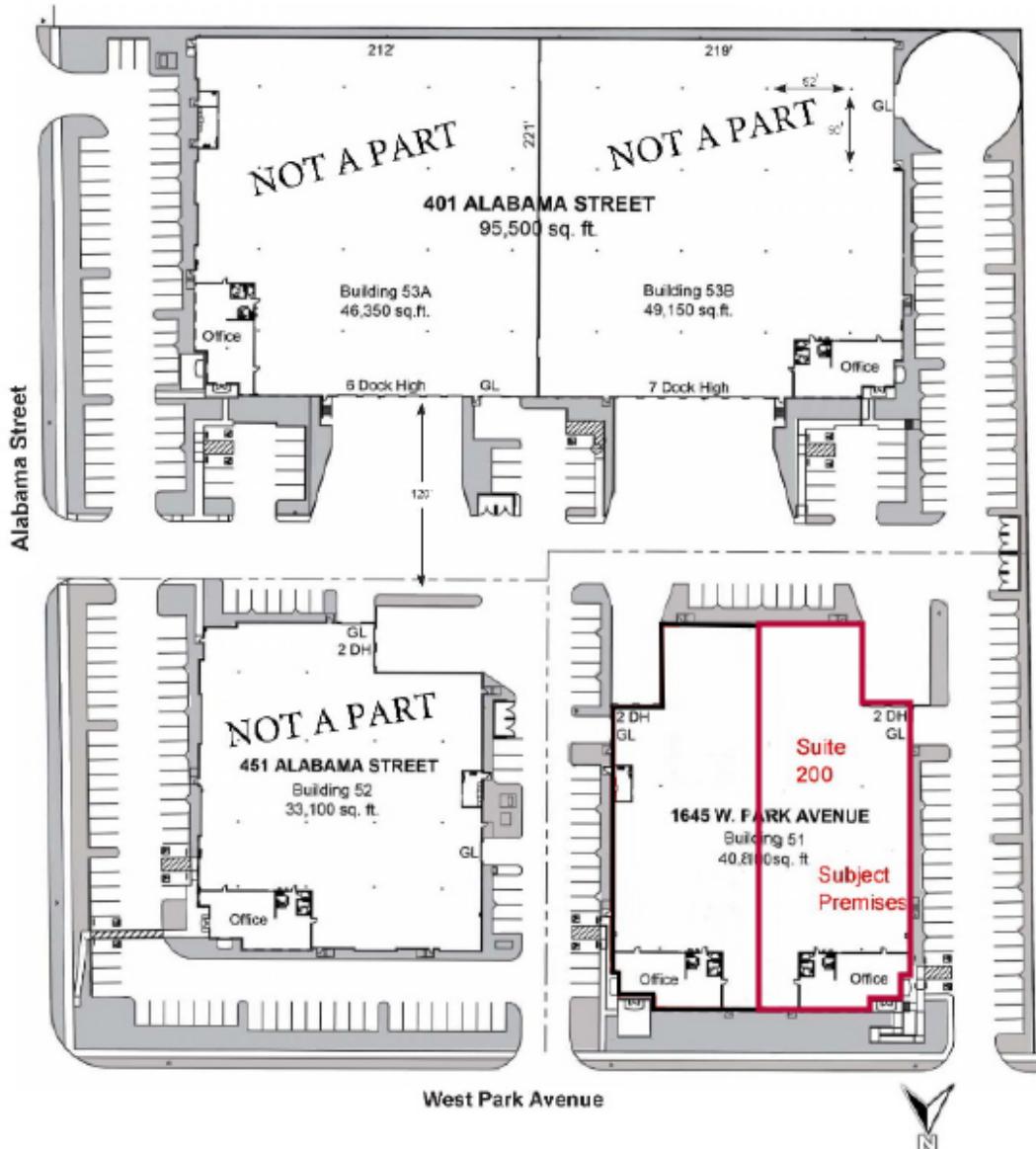
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SITE PLAN



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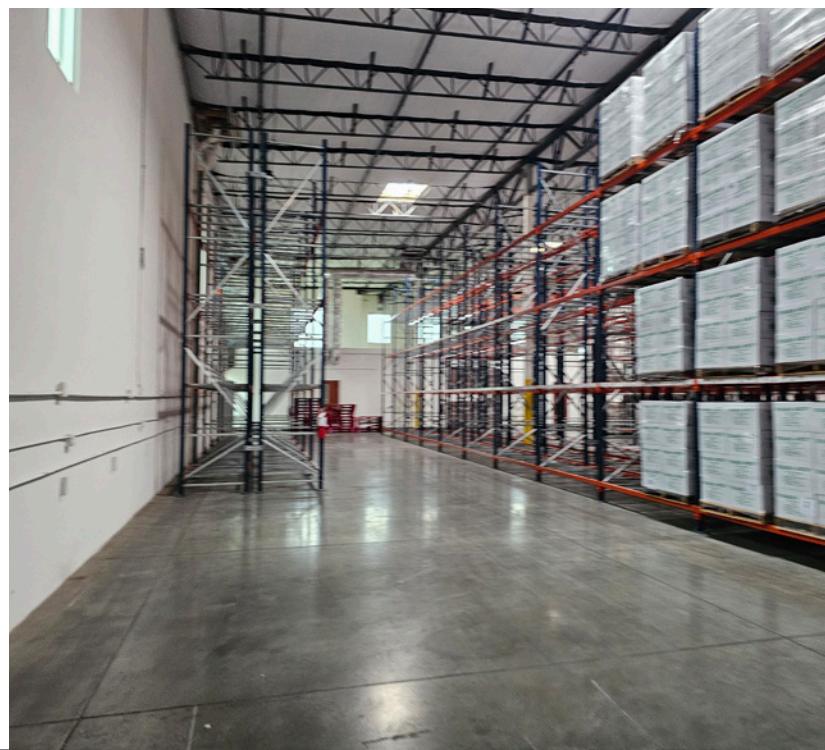
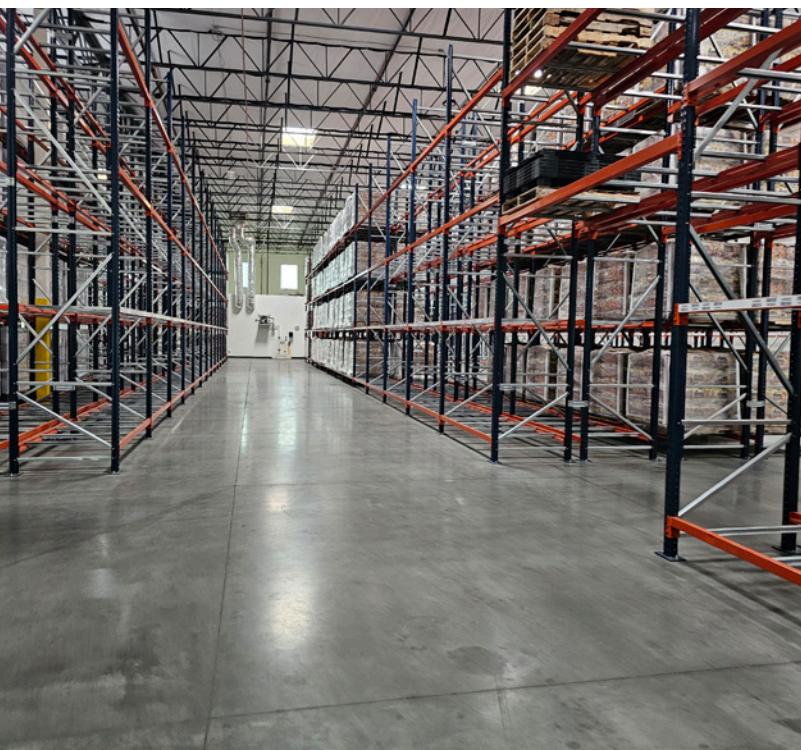
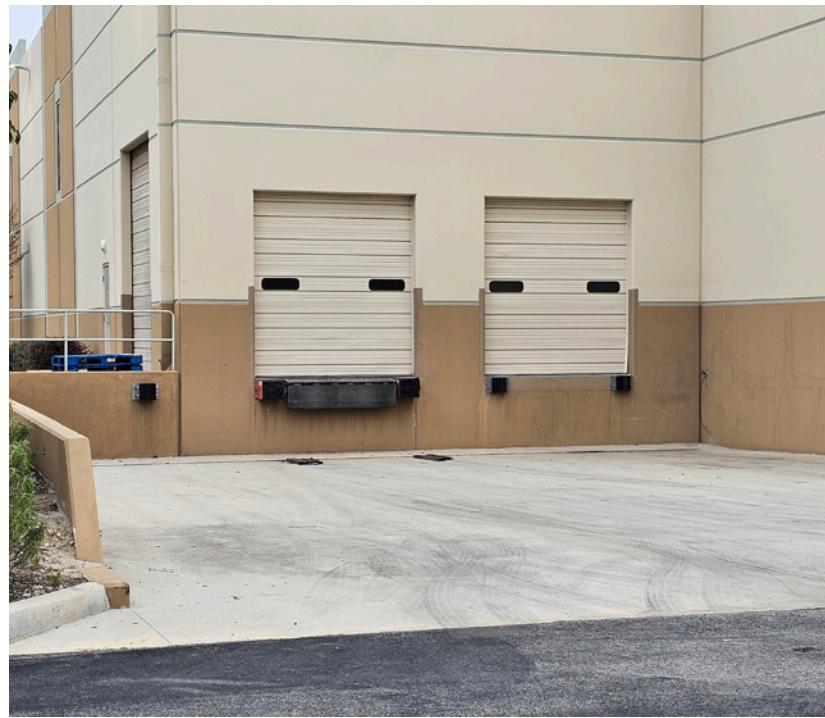
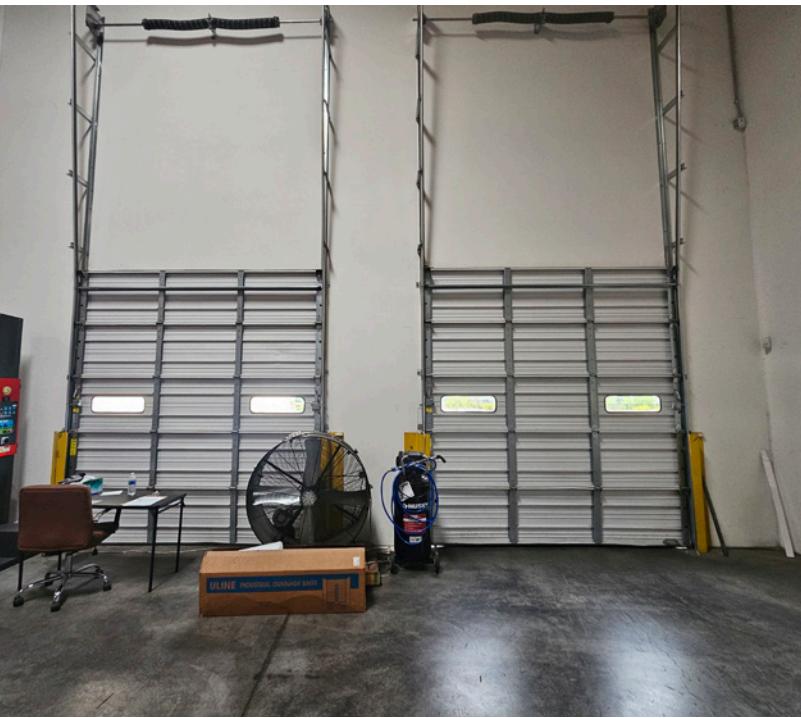
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PHOTOS



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