

### **Major Price Reduction!**



# 4180 Hallmark Pkwy San Bernardino, CA 92407

#### PROPERTY HIGHLIGHTS

- NEW CONSTRUCTION
- ±22,195 SF BUILDING ON ±60,984 SF LOT
- AVAILABLE IMMEDIATELY
- THREE (3) DOCK HIGH POSITIONS
- THREE (3) GROUND-LEVEL DOORS
- 23' MINIMUM CLEARANCE
- ESFR SPRINKLERS, K25.2 HEADS
- IRON FENCED & GATED YARD
- SKYLIGHTS
- · EASY ACCESS TO THE I-215, I-210 FREEWAYS

#### **PRICING SUMMARY**

• LEASE RATE: \$1.29 PSF/MO GRS

#### JP GORMLY

Vice President, Principal | LIC NO 01921853

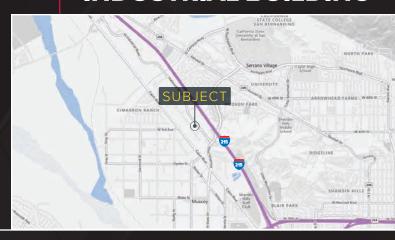
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#### PETER D. BACCI

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## ±22,195 SF INDUSTRIAL BUILDING



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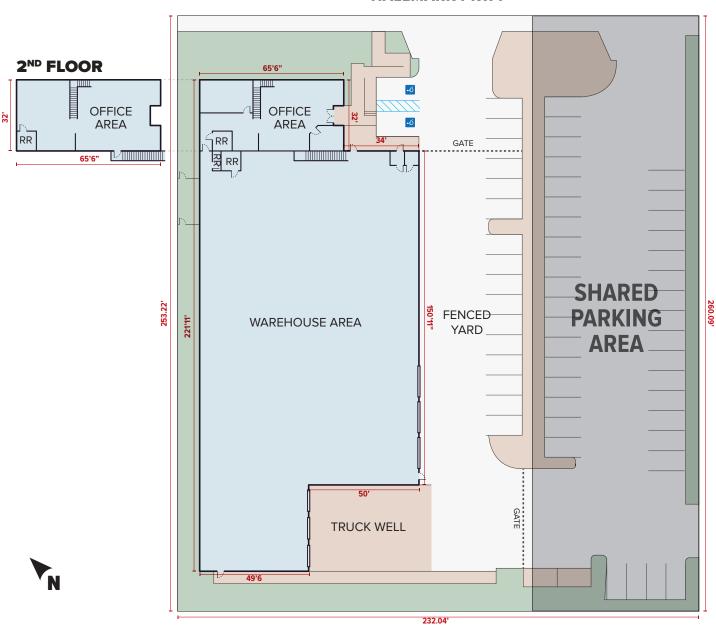
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#### PROPERTY SITE PLAN

#### **HALLMARK PKWY**



4180 Hallmark Pkwy San Bernardino, CA 92407

±22,195 SF Industrial Building

NOTE: Drawing not to scale. All measurements and sizes are approximate.

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