

FOR LEASE

550,000 SF

21438-21490 Baker Parkway, City of Industry, CA

GRAND  CROSSING



BUILDING #25 FEATURES

Site: Approximately 33.26 Acres

Building Size: 550,000 SF

Total Office: 10,575 SF
(1st Floor: 7,029 SF / 2nd Floor 3,546 SF)

Clear Height: 32' at First Column

Typical Bay Spacing: 50' x 52'

Power:

1,200 amp, 480/277v, 3 Ph, 4W, UGPS Main Service

Warehouse Lighting: LED Lighting with Sensors

Fire Protection System: K-16.8

Dock High Doors: 104 - 4 (GL)

Auto Parking: ±630

Trailer Parking: ±317

Concrete Truck Apron: 60'

Flat Floor

Gated and Secured Yard

Immediate access to Pomona (60) and Orange (57) Freeways - Via Grand Ave Ramps



Hank Darnell

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Kent Valley

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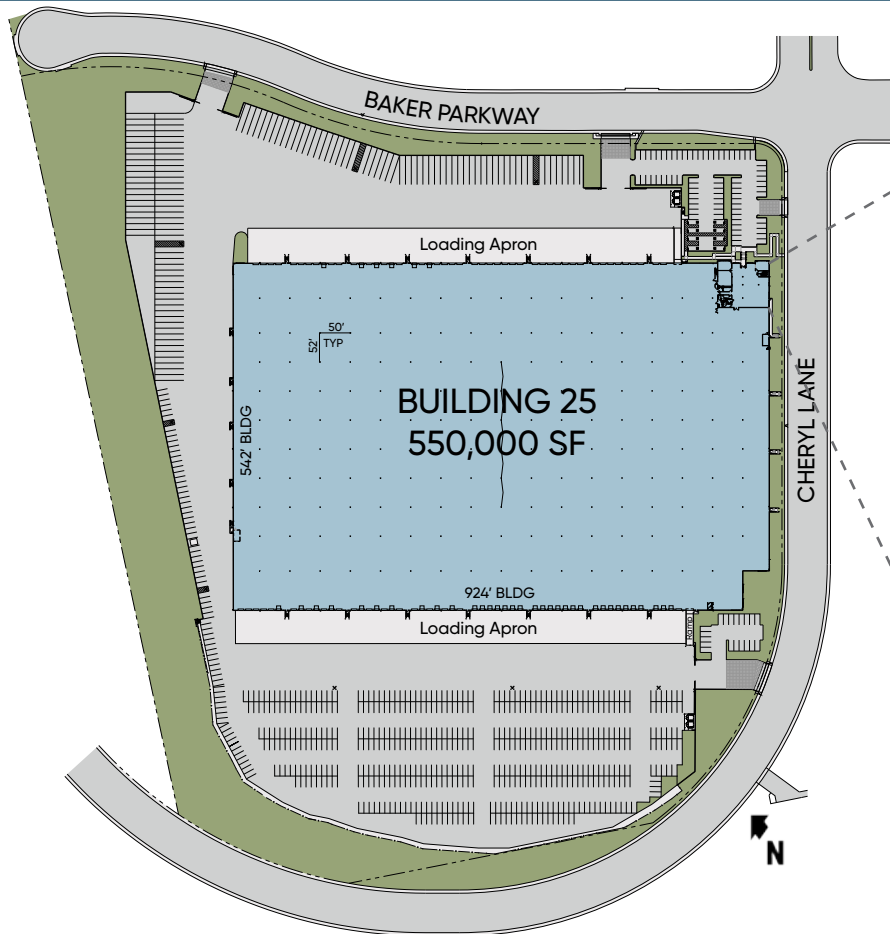
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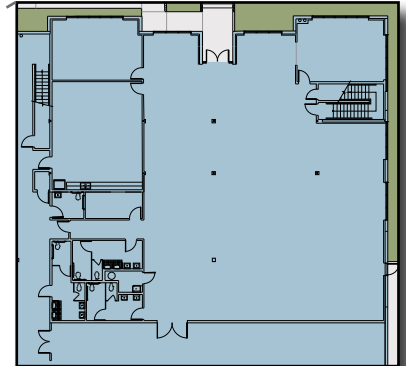
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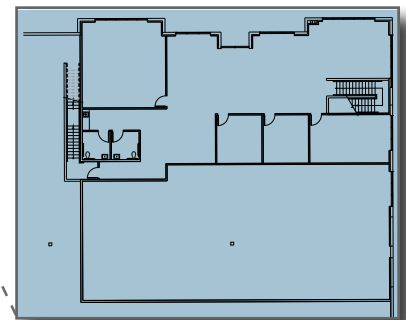
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1st Floor - Office
7,029 SF



2nd Floor - Office
3,546 SF



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This statement is based upon information which we believe to be correct and is obtained from sources we regard as reliable but we assume no liability for errors or omissions therein.