



# FOR LEASE

## TRUCKING/TRAILER STORAGE YARD

14471 Euclid Ave, Ontario, CA 91761

EUCALYPTUS AVE

EUCLID AVE

**EUNICE KWON**

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**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

**PROPERTY HIGHLIGHTS**

**ASKING RATE:**

- \$0.35 PSF Modified Gross (Month)
- \$84,630 Total Gross Rent (Month)

**YARD SIZE:**

- ±241,800 SF (±5.55 Acres) Land
- ±2,880 SF Modular Office

**TRAILER PARKING:**

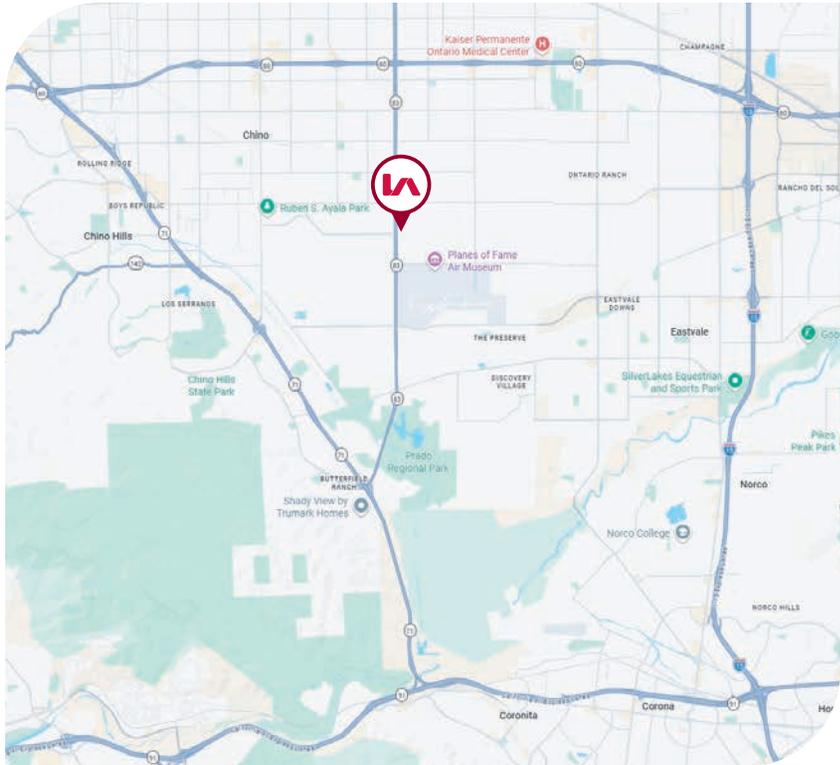
- Class A Newly-Constructed IOS Yard
- Fenced, Paved, Gated & Lit
- 53' – ±100 Spaces
- 40' – ±80 Spaces
- Truck – ±40 Spaces
- Car – ±20 Spaces

**POWER:**

- 225 Amps, 120/240 Volts, 3 Phase Power (Submeter to be Provided)

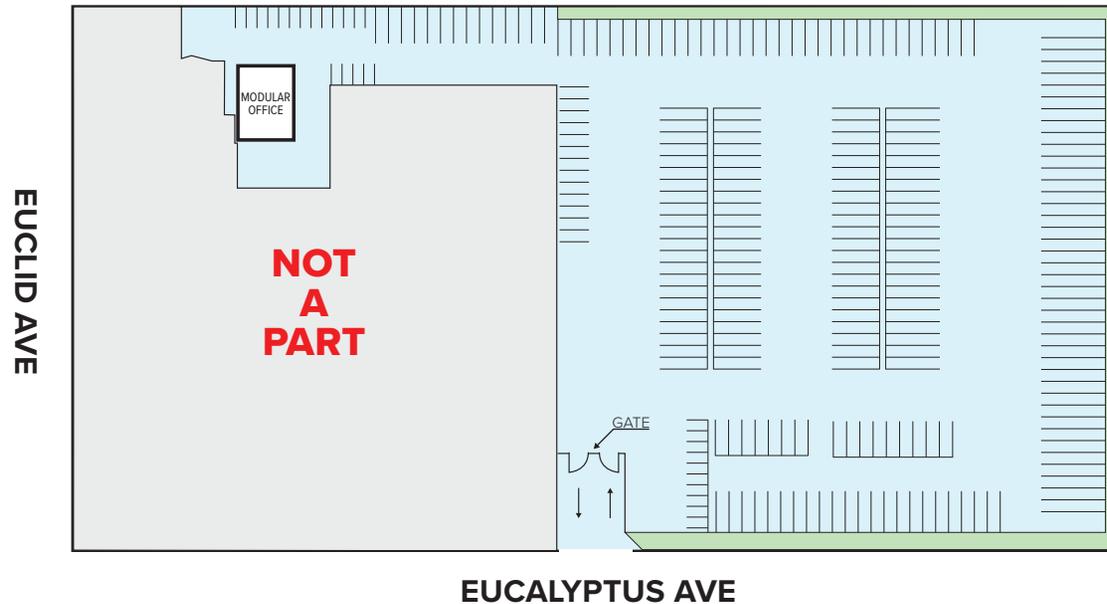
**ZONING:**

- MU (Mixed use - City of Ontario)
- Security Cameras & 24/7 Live Guards
- Excellent Access to the I-15, SF-60, I-10
- Ontario International Airport (3.8 mi) and Ports of Los Angeles and Long Beach (60 mi)



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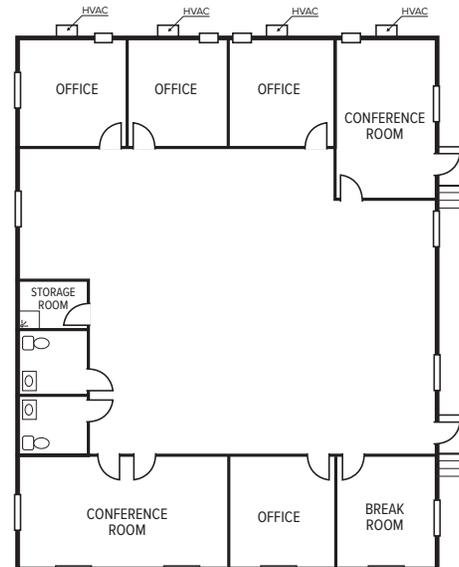
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**OFFICE FLOOR PLAN**

**MODULAR OFFICE SPACE**

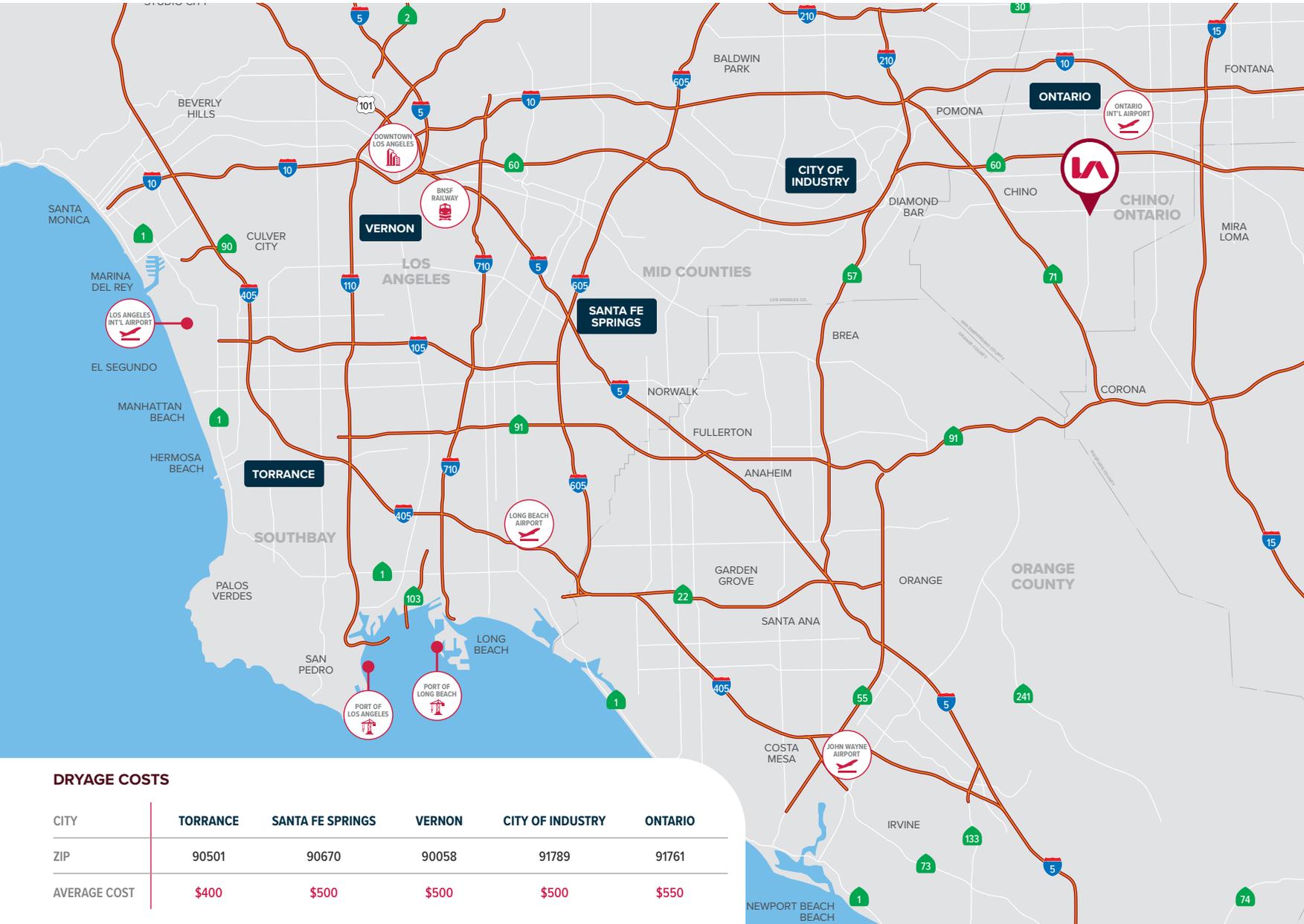
<b>OFFICE SIZE</b>	±2,880 SF
<b>PRIVATE OFFICES</b>	Four (4)
<b>CONFERENCE ROOMS</b>	Two (2)
<b>RESTROOMS</b>	Two (2) Single Restrooms
<b>OPEN WORKSPACE</b>	Internet-Ready Area Suitable for Fourteen (14) Workstations
<b>ADDITIONAL AMENITIES</b>	One (1) Break Room and Storage Room



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

# PROPERTY PHOTOS





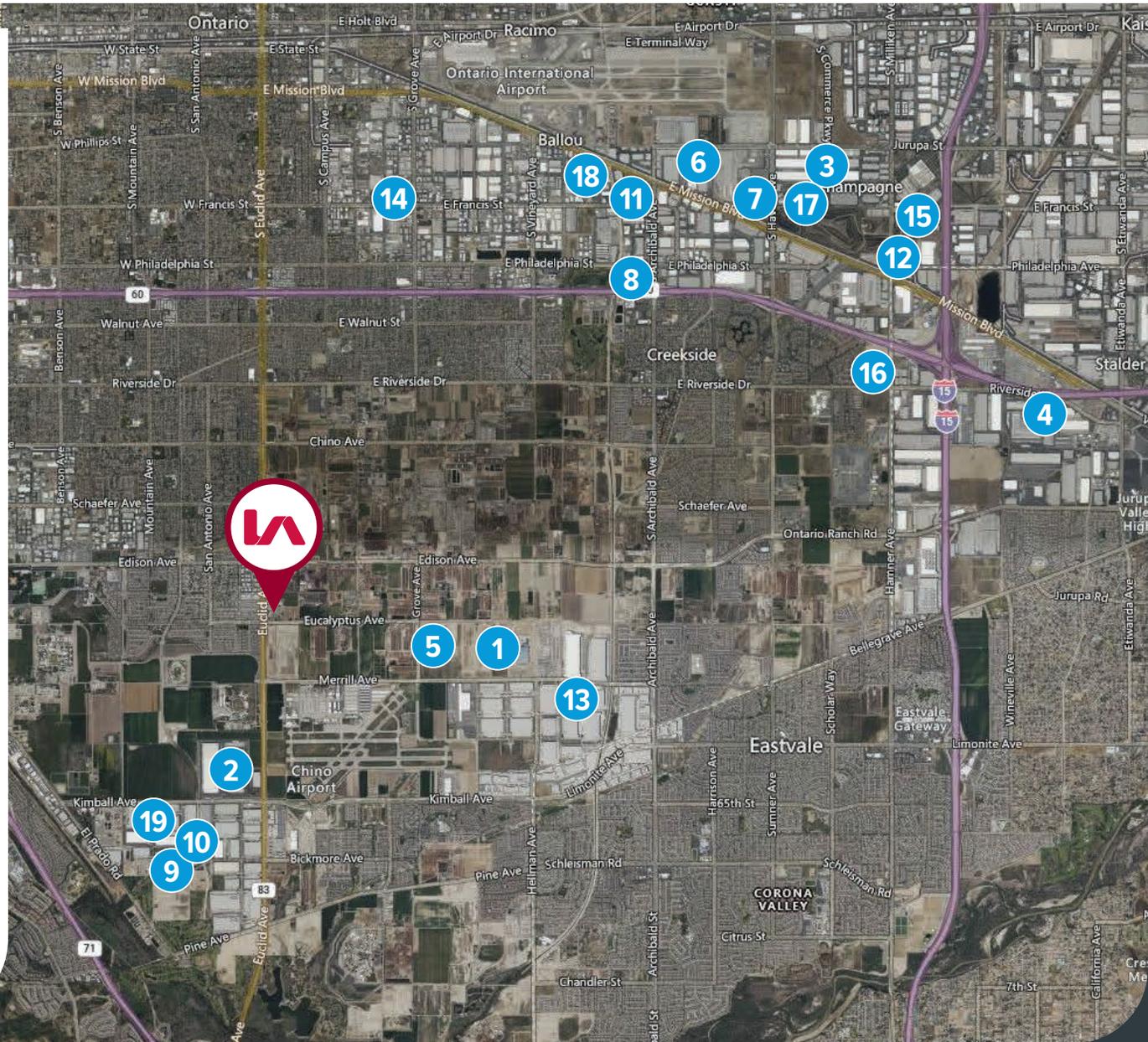
**DISTANCES FROM THE PROPERTY**

- 60 FREEWAY**  
2.78 Miles
- 15 FREEWAY**  
5.79 Miles
- 91 FREEWAY**  
2.11 Miles
- ONTARIO INT'L AIRPORT**  
5.44 Miles
- JOHN WAYNE AIRPORT**  
5.44 Miles
- LOS ANGELES INT'L AIRPORT**  
25.20 Miles
- BNSF RAILWAY HOBART YARD**  
31.37 Miles
- PORT OF LONG BEACH**  
35.99 Miles
- PORT OF LOS ANGELES**  
39.45 Miles
- SAN DIEGO**  
92.91 Miles
- LAS VEGAS**  
206.82 Miles

**DRYAGE COSTS**

CITY	TORRANCE	SANTA FE SPRINGS	VERNON	CITY OF INDUSTRY	ONTARIO
ZIP	90501	90670	90058	91789	91761
AVERAGE COST	\$400	\$500	\$500	\$500	\$550

- 1 Amazon Fullfillment Center
- 2 Walmart Fullfillment Center
- 3 Target Distribution Center
- 4 Costco Distribution Center
- 5 Home Depot Distribution Center
- 6 UPS West Coast Regional Air Hub
- 7 FedEx Ship Center
- 8 Niagara Bottling
- 9 NFI Logistics
- 10 Weber Logistics
- 11 Saddle Creek Logistics Services
- 12 DCL Logistics
- 13 VF West Coast Distribution Center
- 14 Onus Global Fullfillment Solutions, LLC
- 15 On Time Cross Docking
- 16 LS RACK INC.
- 17 Allstars Corporation
- 18 LeadPro Inc.
- 19 Motivational Fullfillment & Logistics Services





# CONTACT

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