

FOR SALE OR LEASE

BASELINE LOGISTICS CENTER

2646 W. Baseline Road, Rialto, CA 92376



FULLY ENTITLED, BREAKING GROUND SUMMER 2019

Property Features:

- 99,999 Square Foot Industrial Building
- Up to 7,000 Square Feet of Office
- ESFR Sprinkler System
- 32' Ceiling Height
- Typical Bay Spacing (52' x 60' with 60' in the speed bay)
- 130' Truck Court
- 14 Dock High Doors (9' x 10')
- 1 Ground Level Ramp (12' x 14')
- 82 Employee Auto Parking Stalls
- 1,200 Amps (Expandable to 2,000 Amps)
- Corporate Neighbors: Target, Amazon, Under Armour, Niagara Water, Monster Beverage and Medline
- 0.5 Miles to Interstate 210, 10 Miles to FedEx Freight, 14 Miles to Ontario International Airport, 68 Miles to Port of Los Angeles/ Long Beach
- Located close to I-210 Alder on/off Ramp Providing East Access to I-15 and I-215 Freeways



BaselineLogisticsCenter.com

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Voit
REAL ESTATE SERVICES

 **COMPASS DANBE**
REAL ESTATE PARTNERS LLC

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ELEVATIONS



BASELINE - SOUTH ELEVATION



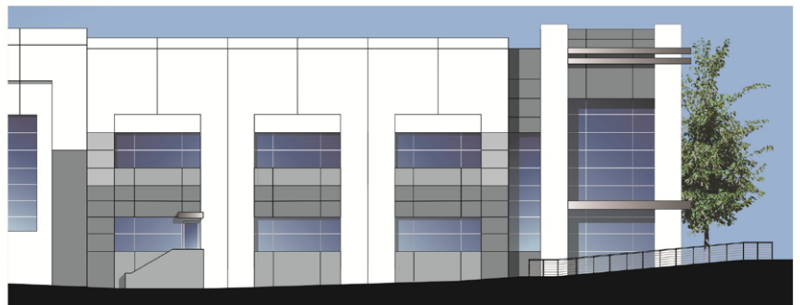
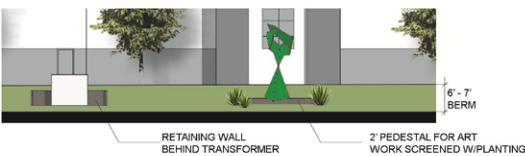
NORTH ELEVATION



WEST ELEVATION



EAST ELEVATION



ENLARGED VIEW @ OFFICE CORNER

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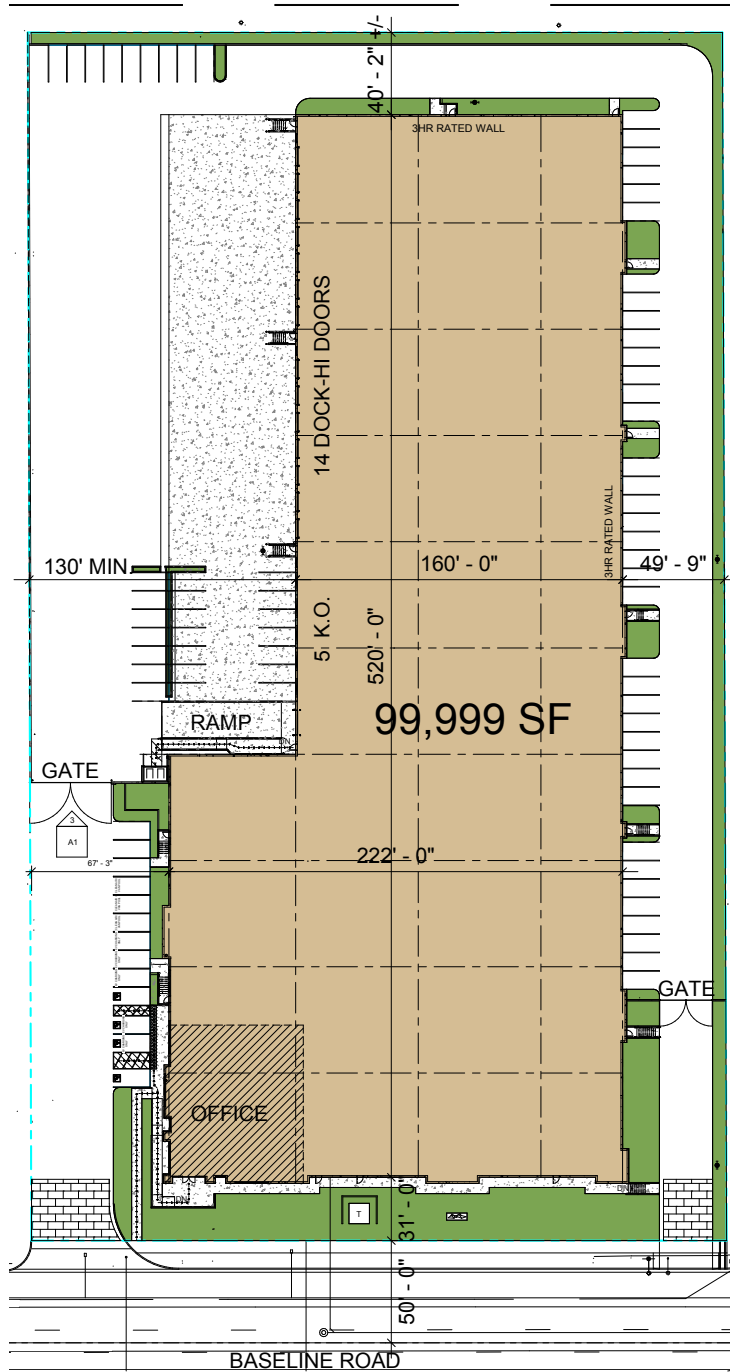
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SITE PLAN



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NEIGHBORING TENANTS



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