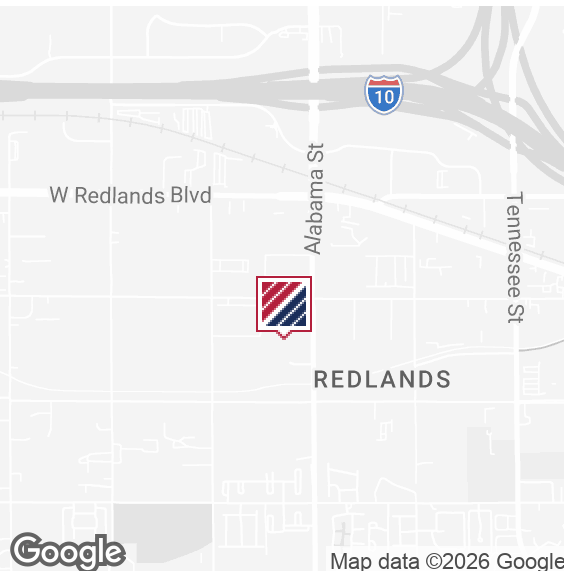




401

ALABAMA ST., STE 200
REDLANDS | CA



FOR SUBLEASE



PROPERTY HIGHLIGHTS

- ±19,550 SF Available
- Sublease Term Through July of 2027
- 30' Warehouse Clear Height
- 2 Dock High and 1 Grade Loading Doors
- ±1,000 SF of Office Space
- ESFR Warehouse Fire Suppression System
- 200 Amps of 277/480 Volts Power, Expandable
- Highly Efficient LED Warehouse Lighting

FOR MORE INFORMATION PLEASE CONTACT:

MARK SCHAFER

EXECUTIVE VICE PRESIDENT

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CADRE #01902664

NOAH SAMARIN

EXECUTIVE VICE PRESIDENT | PRINCIPAL

P: 909.912.0007

noah.samarin@daumcommercial.com

CADRE #01755814

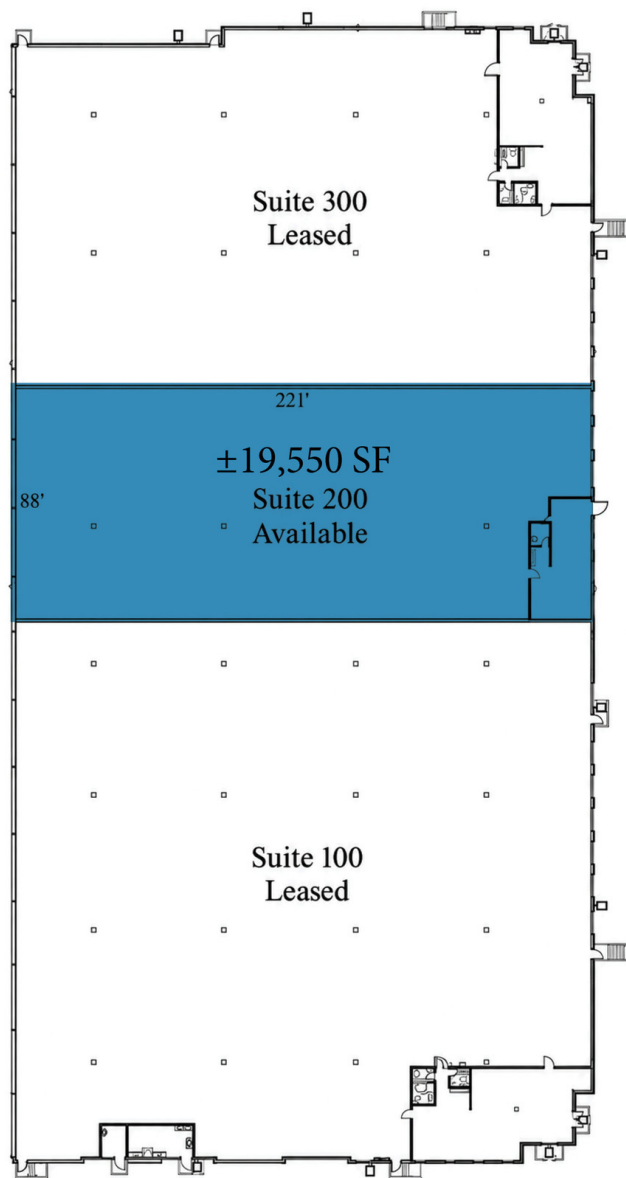
Although all information is furnished regarding for sale, rental or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, changes of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.



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FOR SUBLEASE
INDUSTRIAL UNIT AVAILABLE



*NOT TO SCALE

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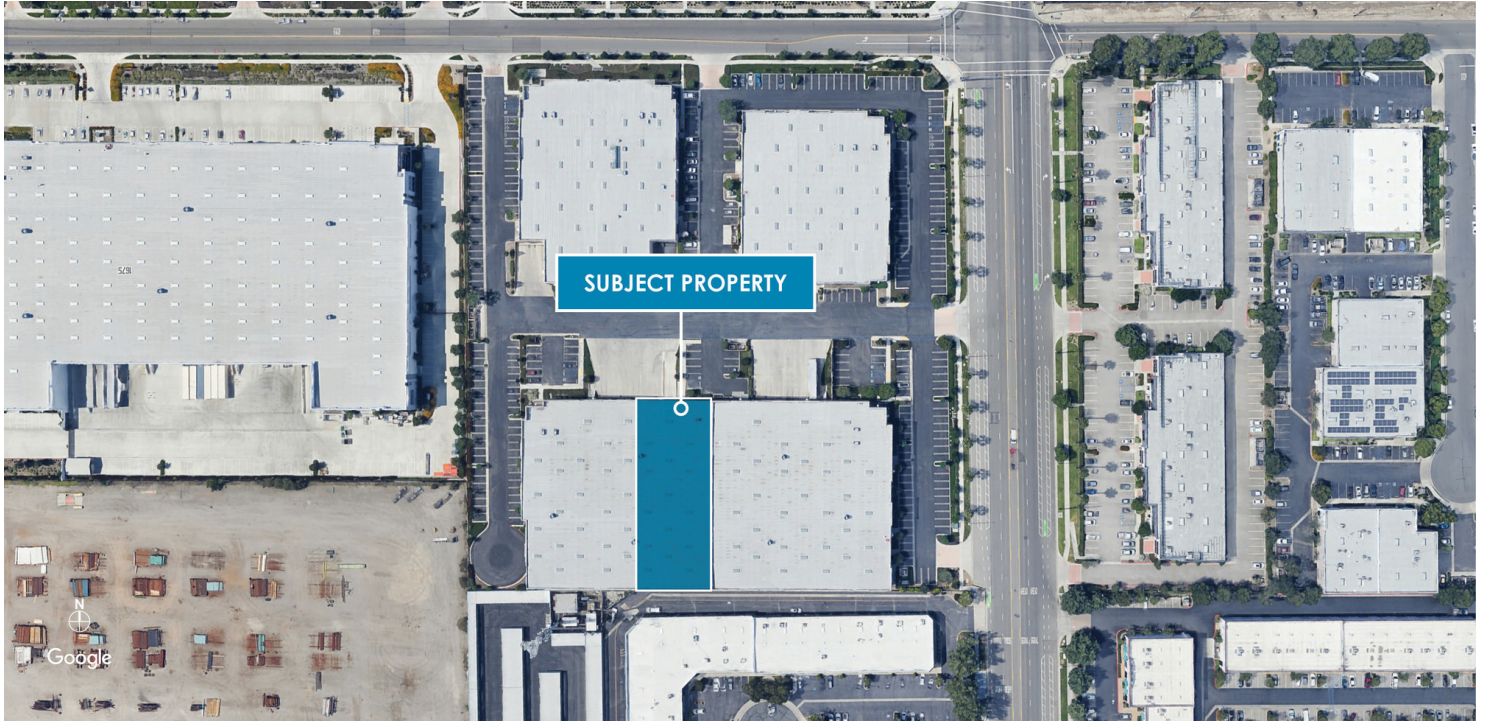
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ALABAMA ST., STE 200
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NAP

FOR SUBLEASE

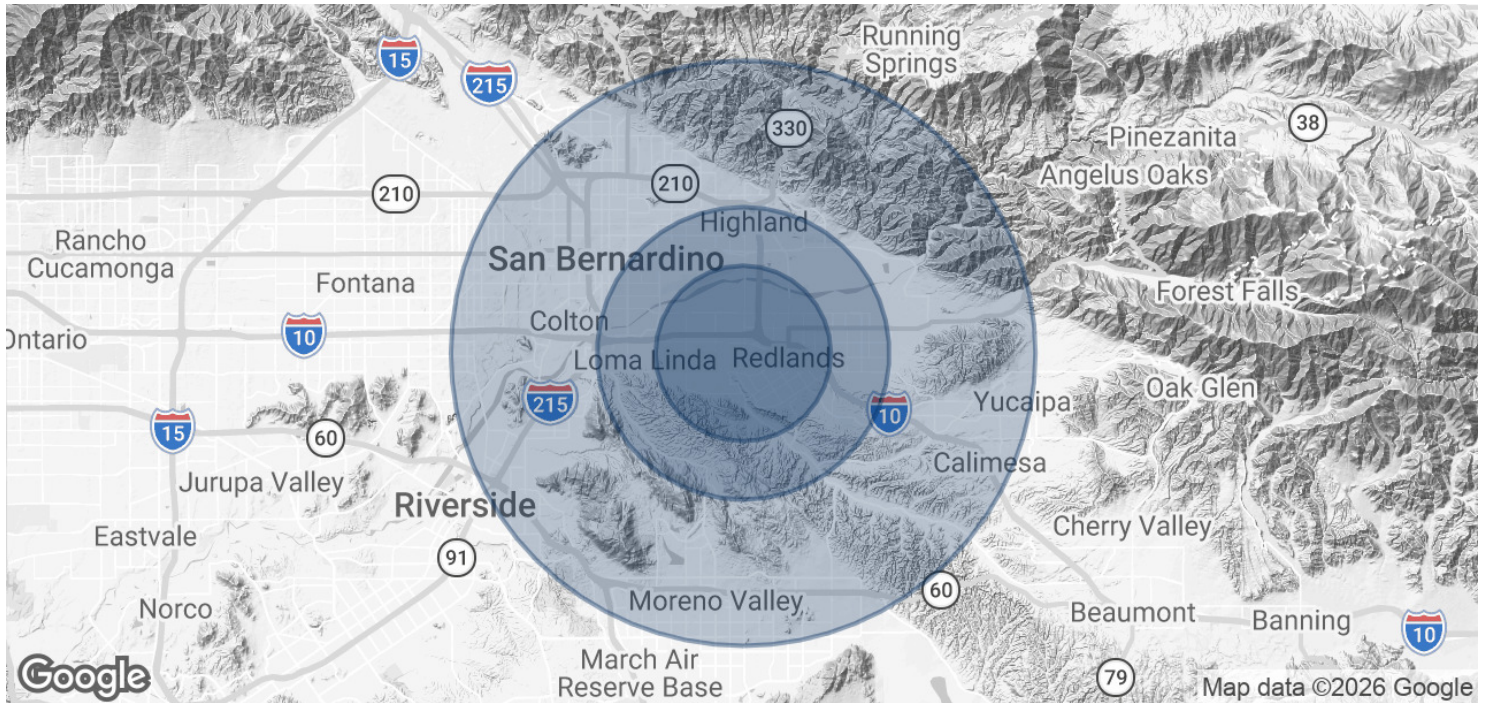
INDUSTRIAL UNIT AVAILABLE



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DAUM
COMMERCIAL REAL ESTATE SERVICES

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ALABAMA ST., STE 200
REDLANDS | CA**FOR SUBLEASE**
INDUSTRIAL UNIT AVAILABLE

DEMOGRAPHICS

POPULATION	3 MILES	5 MILES	10 MILES
Total population	82,348	177,544	739,973
Median age	35.4	34.4	32.9
Median age (Male)	23.9	25.7	30.9
Median age (Female)	37.8	36.3	32.8

* Demographic data derived from 2020 ACS - US Census and CoStar

TRAFFIC COUNT

COLLECTION STREET	CROSS STREET	TRAFFIC VOLUME	COUNT YEAR	DISTANCE FROM PROPERTY
Alabama St.	Alabama St. S.	15,050	2026	0.12 mi
W. Park Ave.	Iowa St. W.	1,879	2026	0.14 mi
Alabama St.	Alabama St. N.	15,050	2026	0.15 mi

* Traffic Count data derived from CoStar

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