

**7350 SAN
GORGONIO DR
RIVERSIDE, CA**



**121,390 SF
FOR SALE OR LEASE**

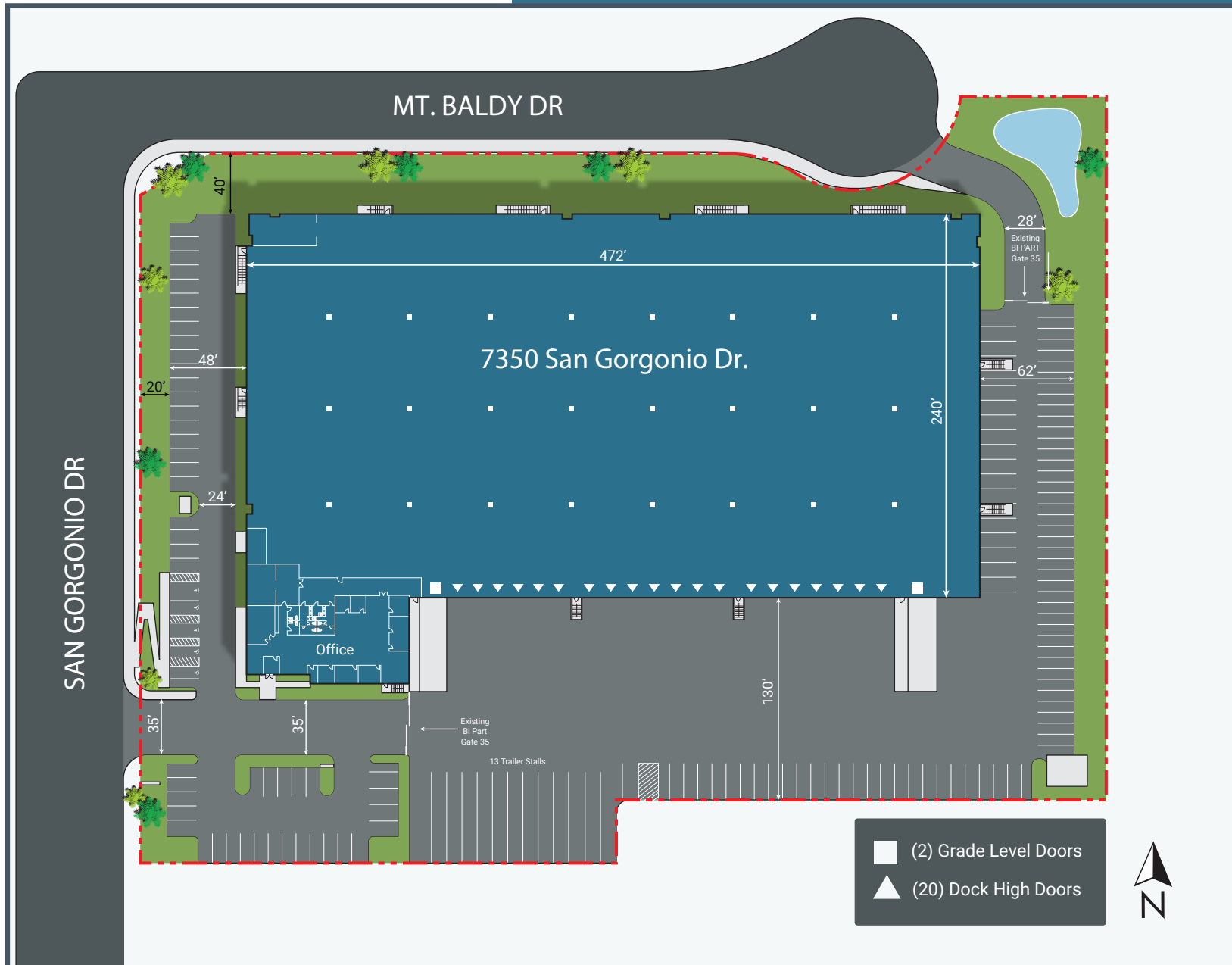
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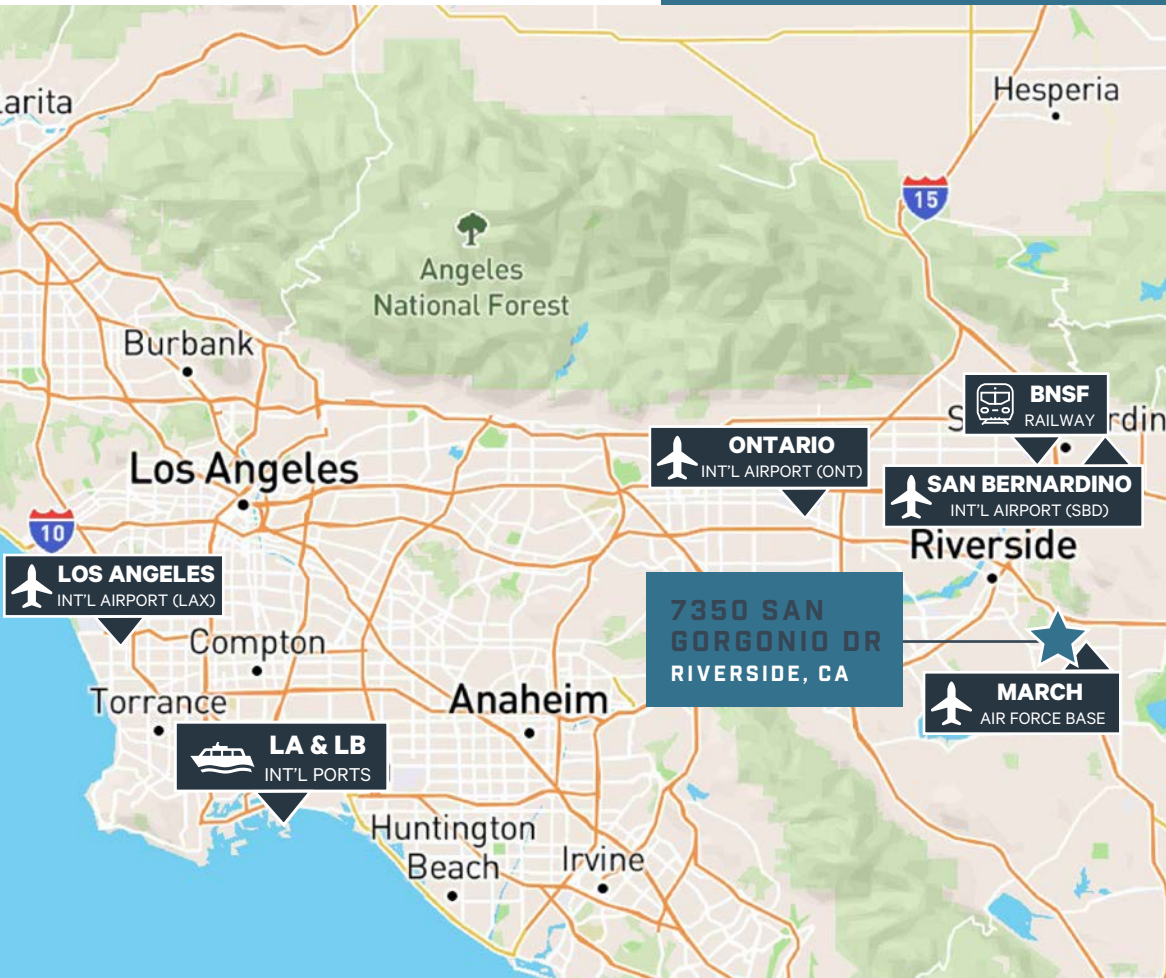
BUILDING FEATURES

- 121,390 SF Distribution space on ± 6.21 acres
- $\pm 6,150$ SF of first class office
- Sycamore Canyon location
- 30' Minimum clear height
- 20 Dock high doors with 2 additional knock outs (Equipped with bumpers and 9 pit levelers)
- 2 Ground level doors
- ESFR Sprinkler system (K-17 heads, 52 psi)
- LED lighting with motion sensors
- Fenced yard with 13 trailer stalls plus 133 auto parking stalls
- BMP Zoning
- Located adjacent to I-215 and Hwy 60, with nearby access via Hwy 91 and I-10
- 2,000 amp Panel

SITE PLAN

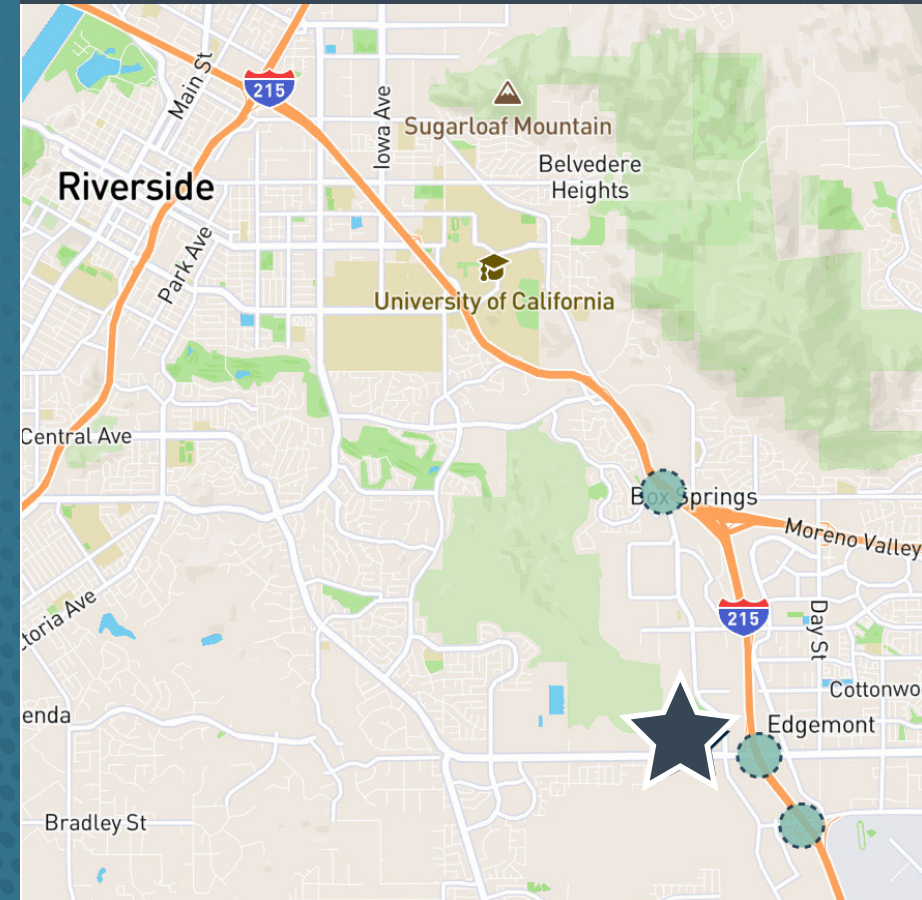


LOCATION



March Airforce Base	3 Miles	Ontario Airport	25 Miles
BNSF	19 Miles	LAX	73 Miles
San Bernardino Airport	19 Miles	Port of Long Beach	60 Miles

I-215	0.49 Miles	SR-91 Fwy	9.9 Miles
SR-60 Fwy	3.7 Miles	I-10 Fwy	24.8 Miles

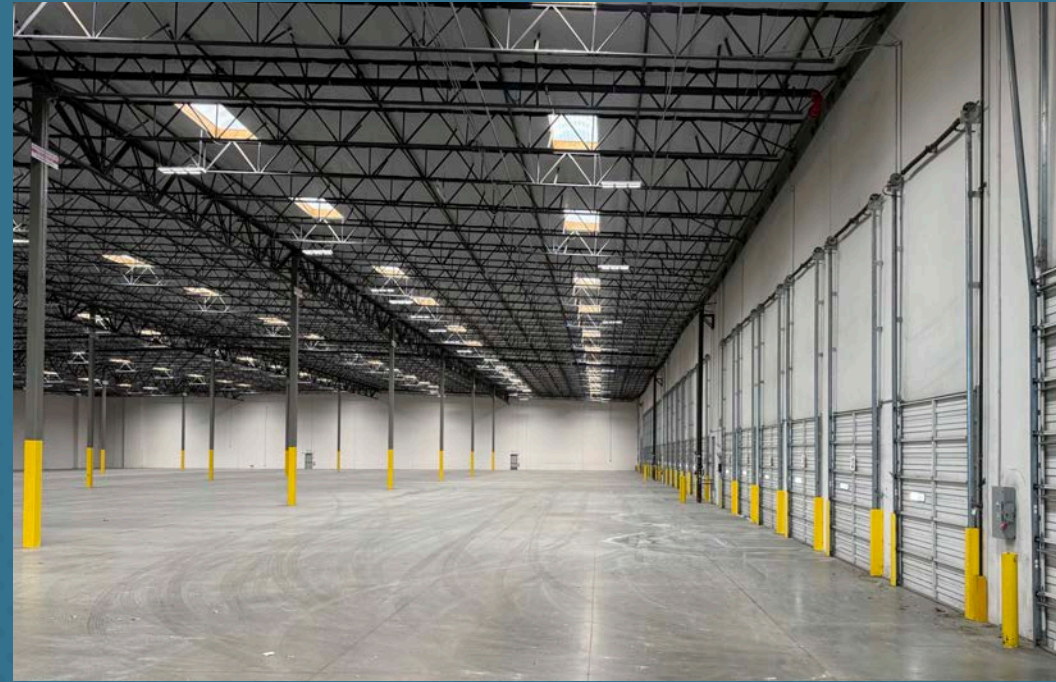




CORPORATE TENANTS



PHOTOS





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**FOR MORE
INFORMATION,
PLEASE CONTACT**

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