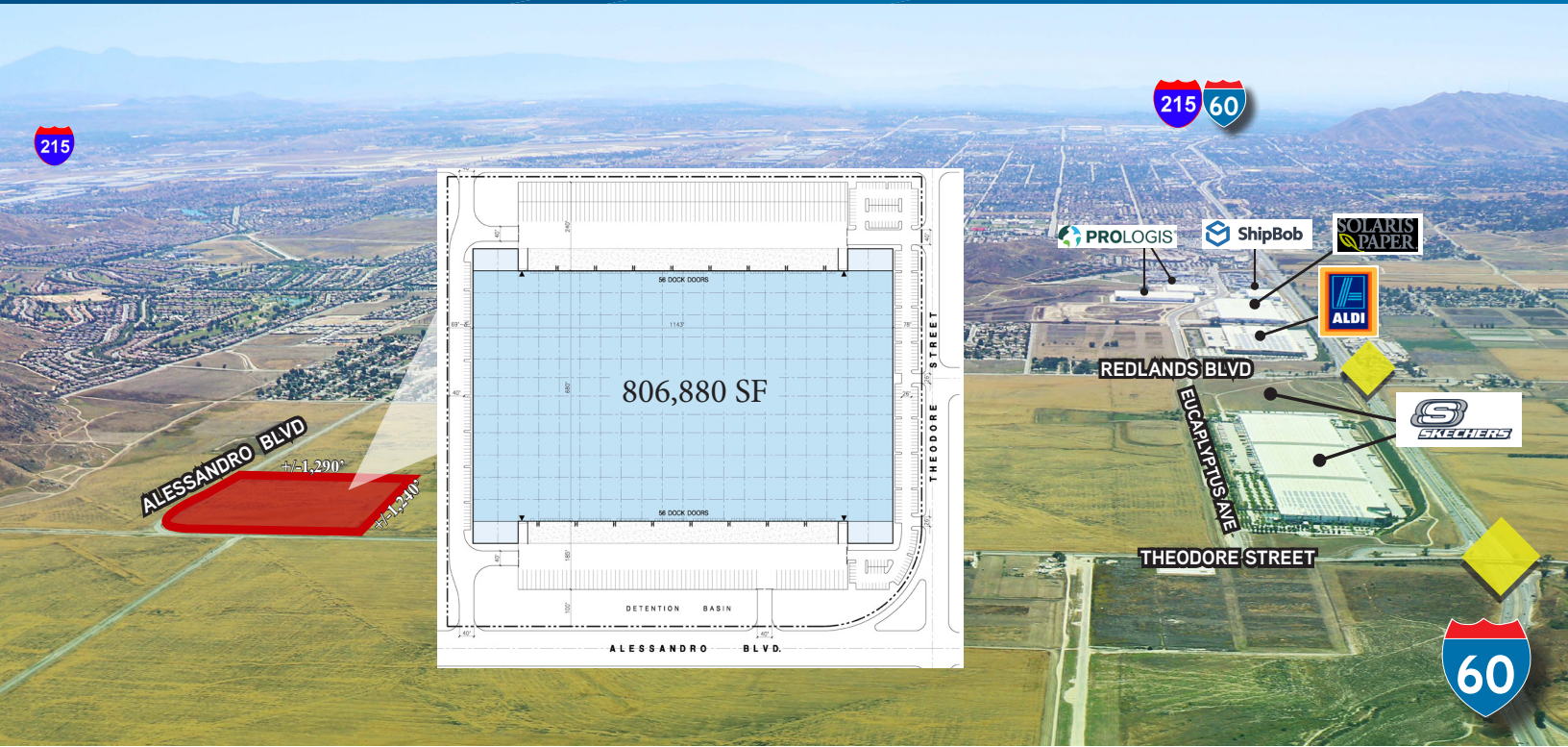


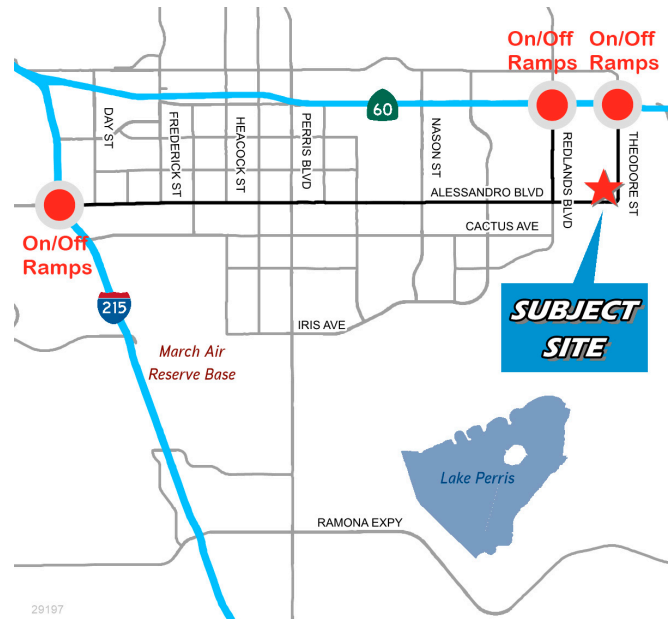
± 36 ACRES FOR SALE

TO BUILD +/- 806,880 SF



Property Features:

- > ± 806,880 Planned Industrial Warehouse
- > Location: NWC Alessandro Boulevard & Theodore Street
- > Office Space to Suit
- > Within 40.6 MSF World Logistics Center
- > ESFR Sprinkler System
- > 112 Dock High Doors & 4 Grade Level Doors
- > 36' Warehouse Clearance
- > Lower Electricity Rates through Moreno Valley Utilities
- > 2 Secured Concrete Truck Courts with 218 Trailer Stalls
- > Direct Freeway Access via I-60, Near I-215 Corridor
- > Corporate Neighbors include: Aldi, Skechers & Solaris Paper



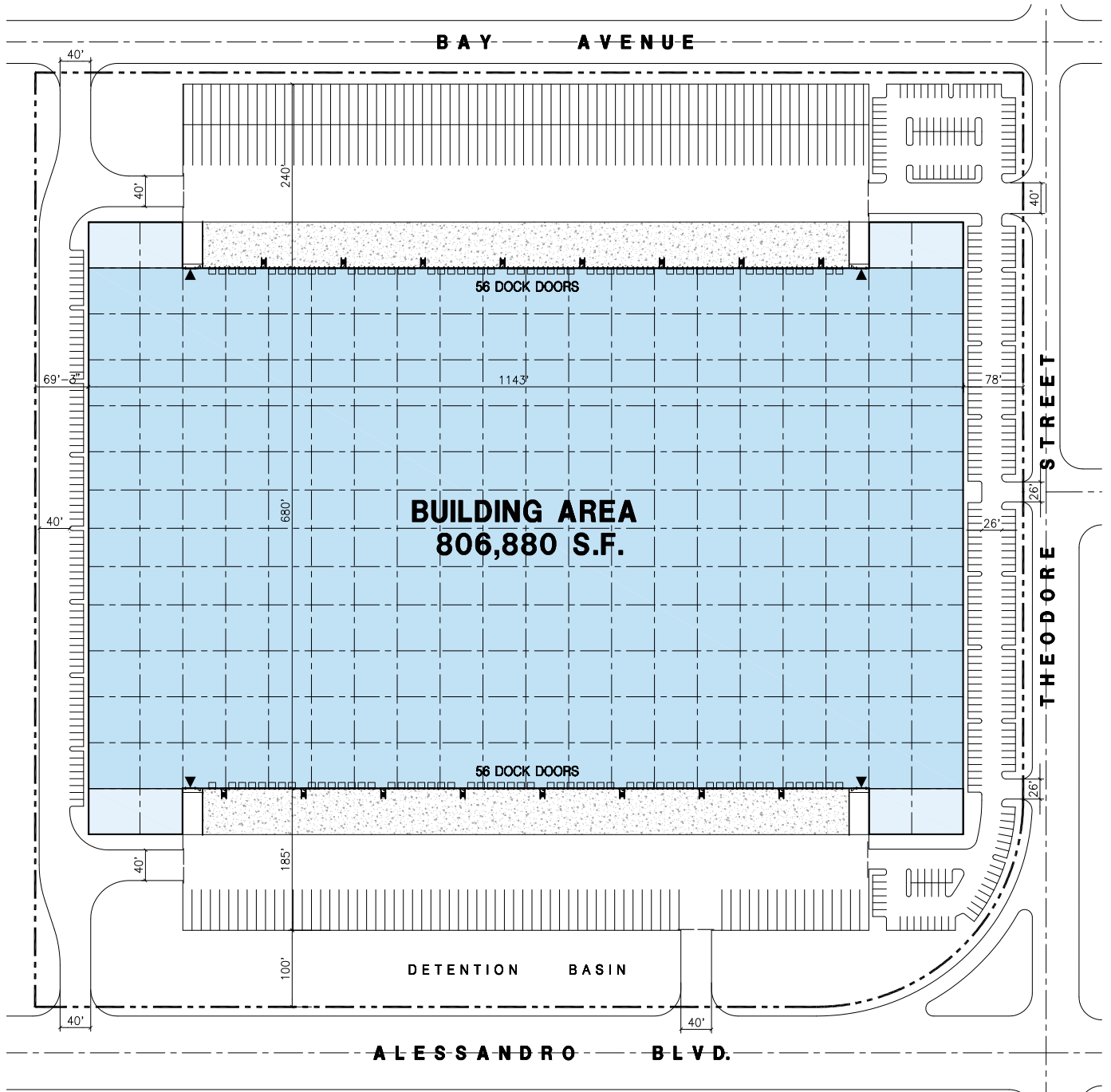
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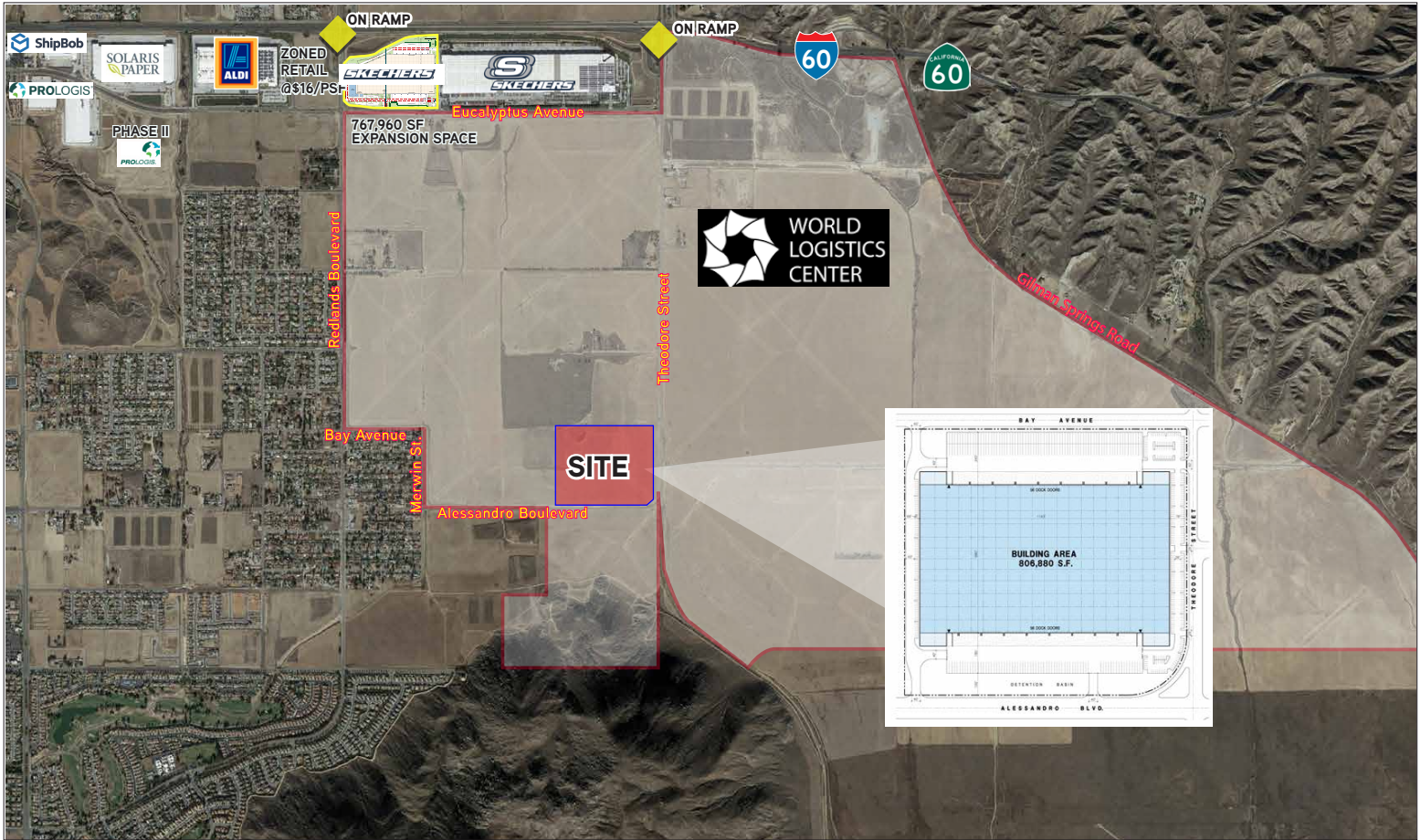
± 36 ACRES TO BUILD 806,880 SF

ALESSANDRO BOULEVARD AND THEODORE STREET



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± 36 ACRES TO BUILD 806,880 SF



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