



WELL-MAINTAINED  
INDUSTRIAL  
FACILITY  
IN PRIME LOCATION

INDUSTRIAL BUILDING

# 790 S GIFFORD AVENUE

SAN BERNARDINO, CA 92415

FOR SALE

+13,054 SF

## 790 S GIFFORD AVENUE | SAN BERNARDINO, CA



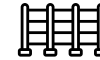
±1,576 SF Office



23 Auto Parking Stalls



±0.6 Acres  
(APN: 0280-091-60)



Shared, Gated Yard



16' Clear Height



Industrial Light (IL) Zoning



Fire Protection System



Skylights



200 Amps, 120/208 Volts 3  
Phase (Verify)



2 Ground Level Loading  
Doors

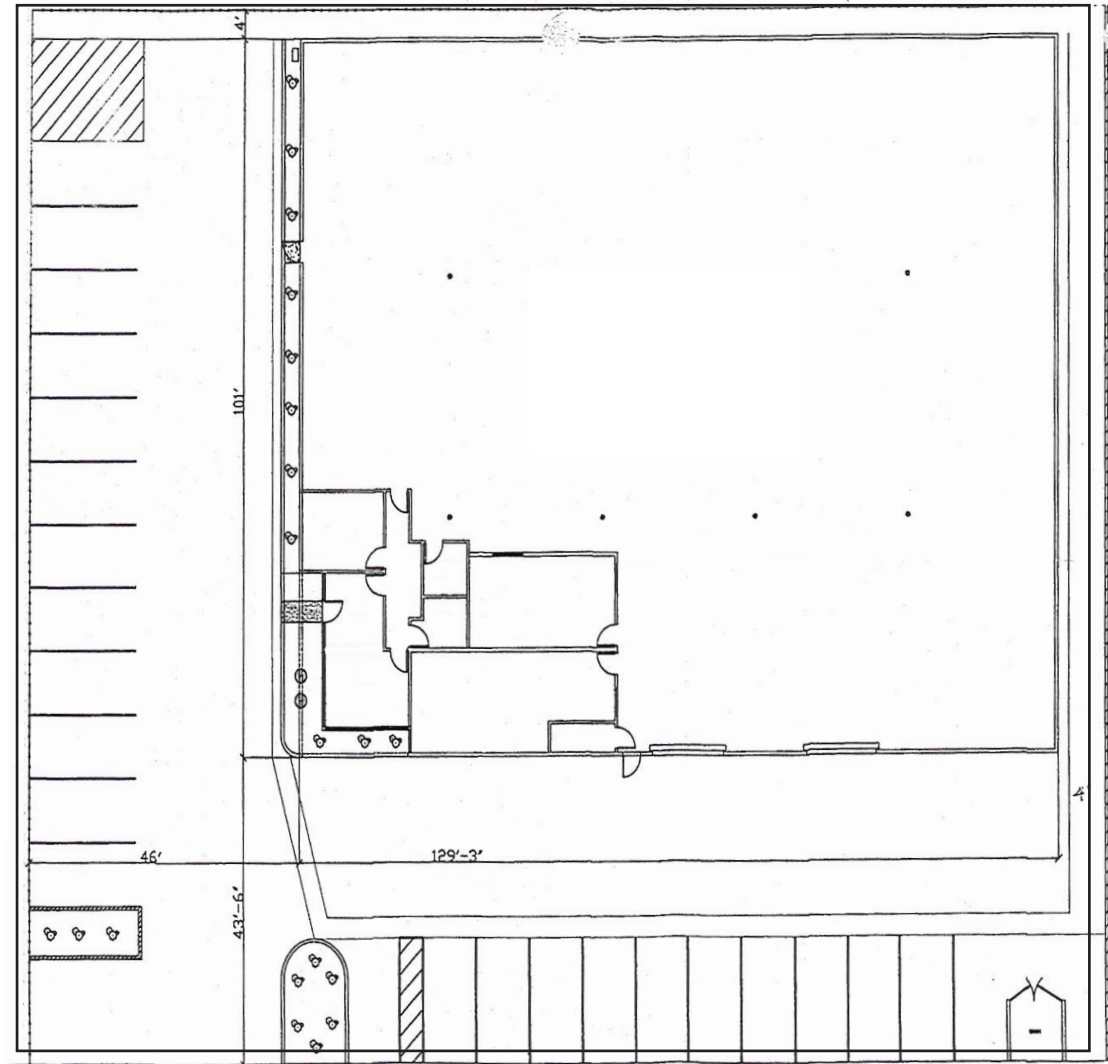


Racks In Warehouse May  
Remain Or Will Be Removed By  
Landlord

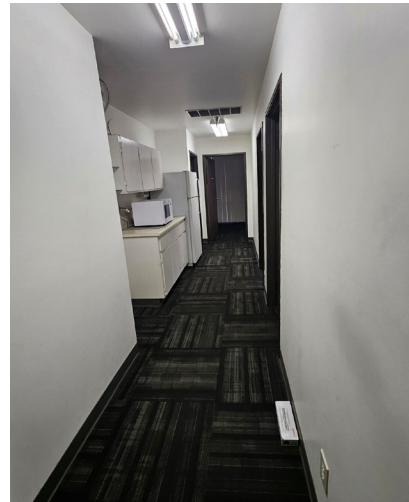
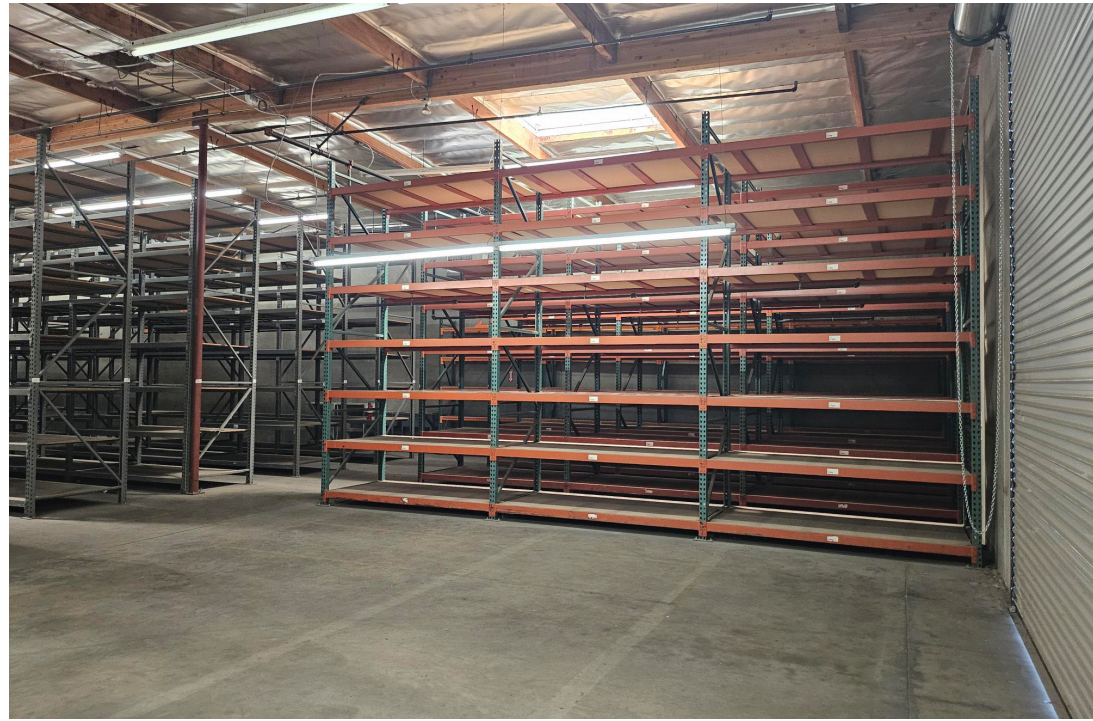


Gas Space Heaters In  
Warehouse

±1,576 SF Office  
±11,319 SF Warehouse  
±159 SF Drip Line  
±13,054 SF



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