

±4.61 Acres – Industrial Land – For Sale

CAJON BLVD., SAN BERNARDINO, CA 92405



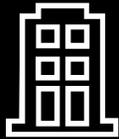
**INLAND
EMPIRE**

CAL DRE # 02120868

KW COMMERCIAL
3595-1 Inland Empire Blvd.
Suite 1250
Ontario, CA 91764
909.980.6868



PROPERTY FEATURES



LOT SIZE

±4.61 Acres (±200,813 sq.ft.)

PARCELS



APN'S: 0268-433-19, 0268-433-20,
0268-433-21, & 0268-441-22



ZONING

Industrial Light (IL) Per the City of
San Bernardino, CA



PROPERTY HIGHLIGHTS

- Development Opportunity
- Several Corporate Neighbors Nearby
- Utilities Connection on Cajon Blvd. (water, electricity and sewer)
- ±2.5 Miles from BNSF Intermodal Station- San Bernardino
- ±5 Miles from San Bernardino International Airport
- Great Access to I-215 Freeway from N. Mt. Vernon Ave. On/Off Ramp, Centrally Located Between the I-215 and 210 Freeways



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This industrial lot offers a strategic location ideal for industrial development. Situated just ±2.5 miles from the BNSF San Bernardino rail yard and approximately ±5 miles from San Bernardino International Airport, the property provides excellent logistics advantages for businesses relying on rail and air freight.

With great access to the I-215 freeway via the N. Mt. Vernon Ave. on/off ramp, the site is centrally positioned between the I-215 and I-210 freeways, ensuring connectivity across the region. The surrounding area includes several prominent corporate neighbors, making this property a prime choice for companies looking to establish or expand operations in a thriving industrial hub.



Cajon Blvd.



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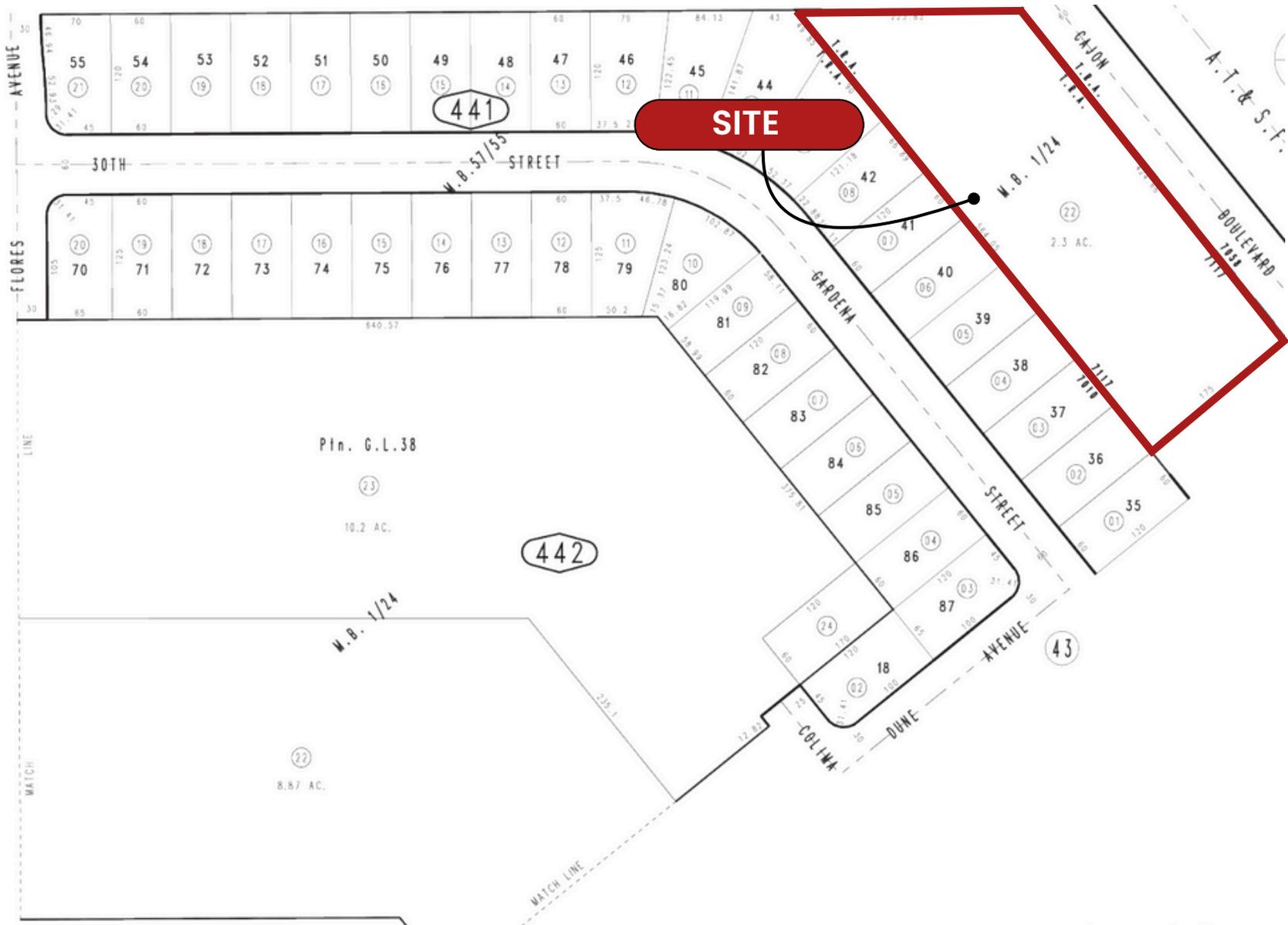
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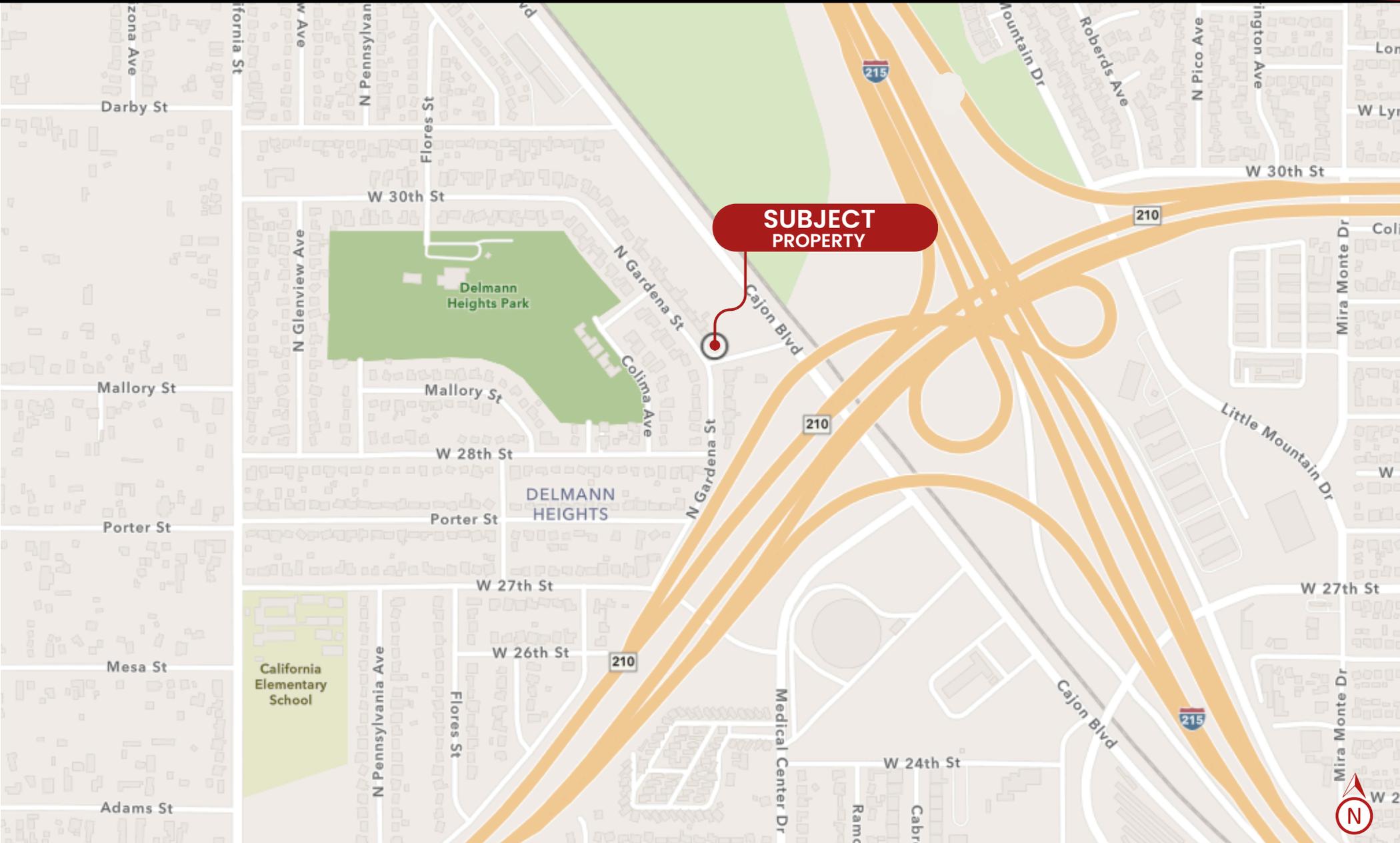
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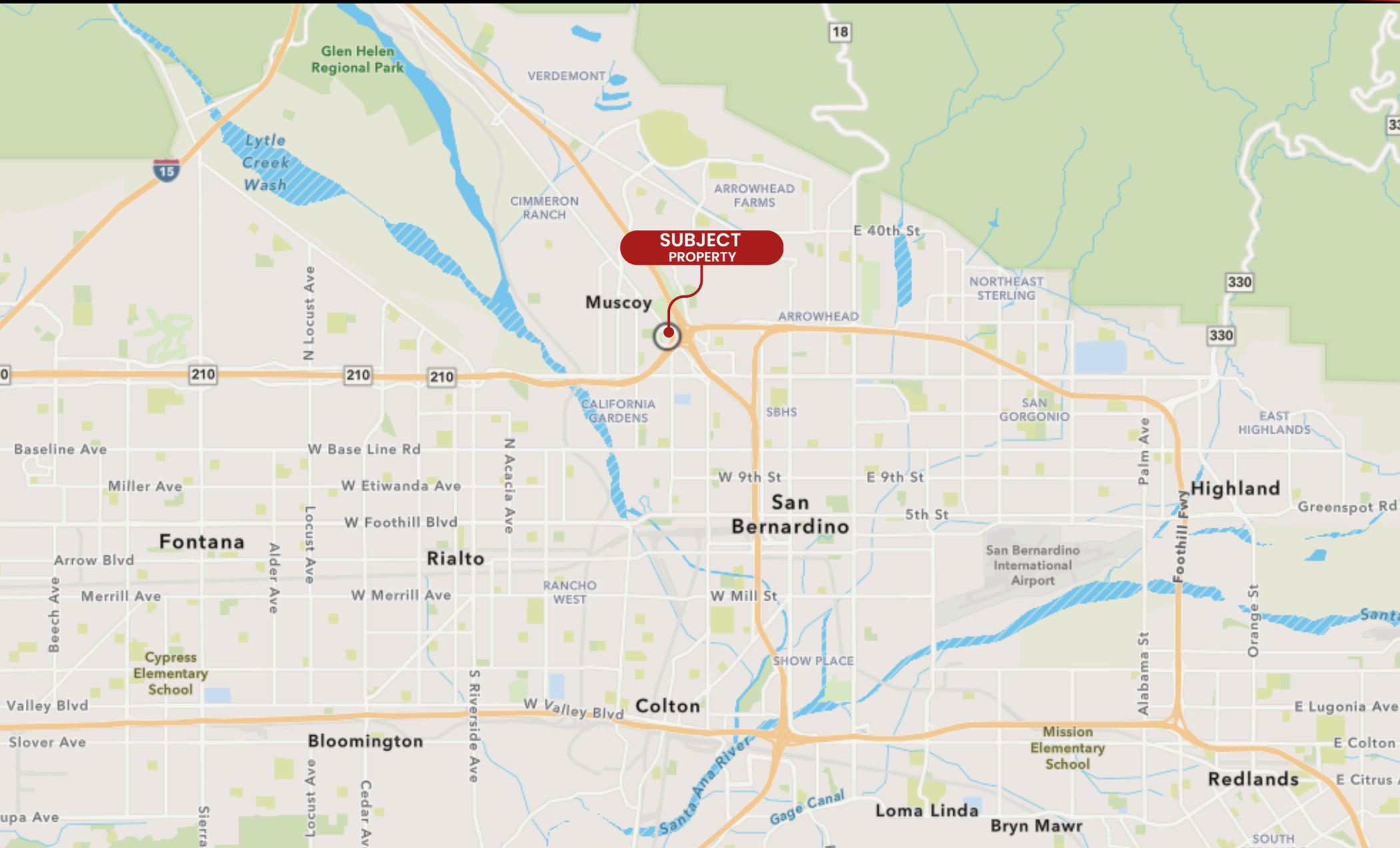
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