

# 4317-4319

SANTA ANA ST.  
Ontario, CA



Industrial Distribution Buildings Featuring Dock High & Ground Level Loading  
A Master Planned Industrial Park within the California Commerce Center  
Another Quality Institutionally Owned & Managed Asset by Rexford Industrial



## ONTARIO AIRPORT BUSINESS PARK

Four High Image Industrial Units from 15,232-20,808 SF  
Prime Ontario Location with Immediate Access to the I-10, I-60, and I-15 Freeways

**NAI**Capital  
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

  
**Rexford  
Industrial**

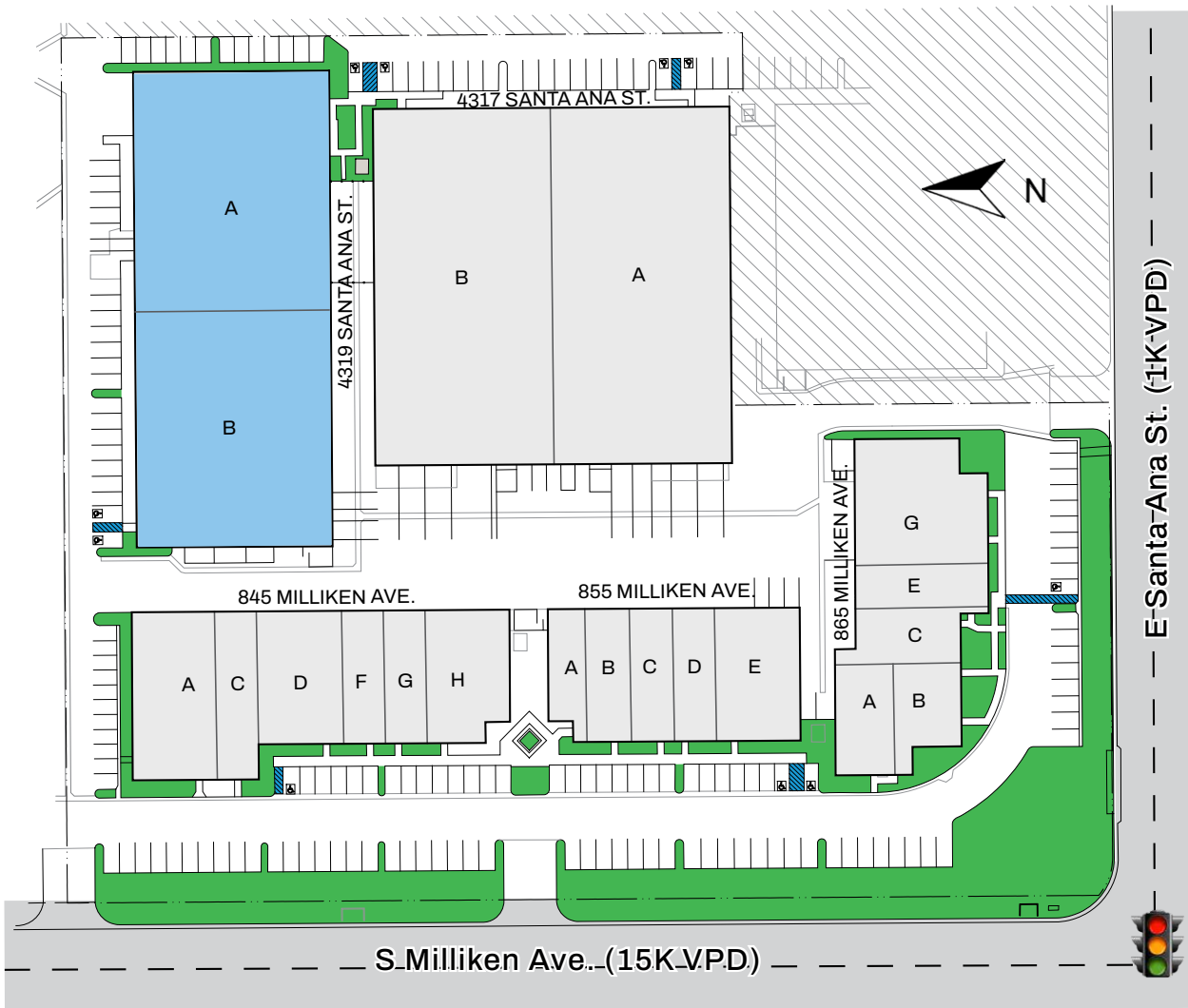
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# SITE PLAN & PROPERTY HIGHLIGHTS

4317-4319 SANTA ANA ST



## PROPERTY HIGHLIGHTS

- Highly functional industrial units featuring both Dock High and Grade Level Loading
- 22' Minimum Ceiling Clearance
- Newly renovated office spaces
- Energy efficient warehouse lighting
- 400 AMP | 277/480 v | 3 Phase Power
- Select units feature a small private yard
- High Speed Fiber-Optic Internet
- Key Distances include:



ONT Airport: 1.8 Miles



Victoria Gardens: 5.5 miles



BNSF Intermodal Railyard: 17.2 Miles



FedEx Hub: 4.2 miles

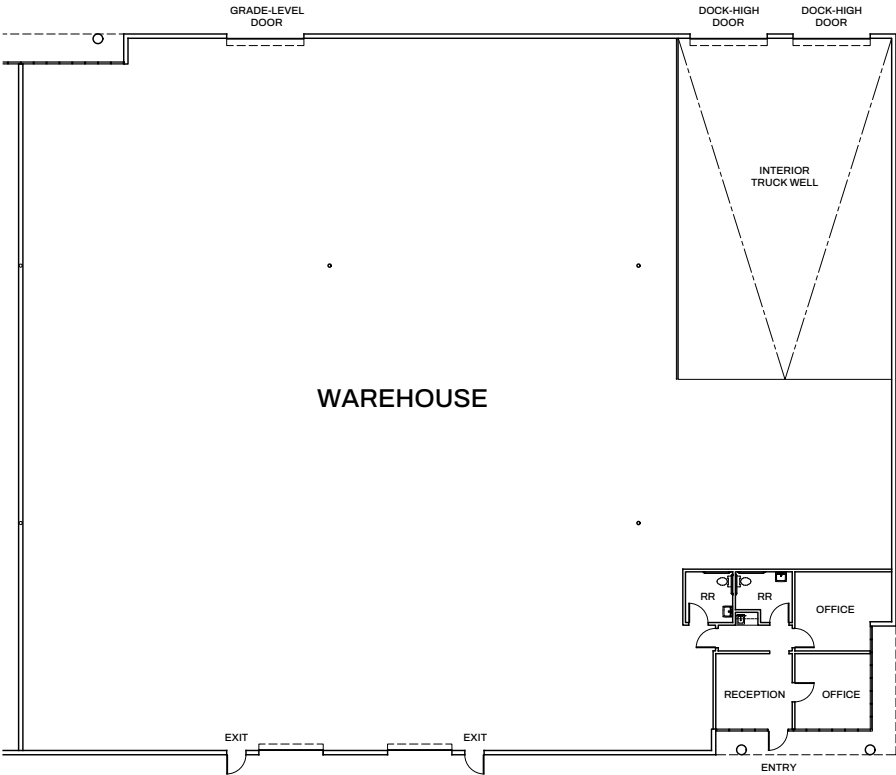


UPS Hub: 2.3 Miles

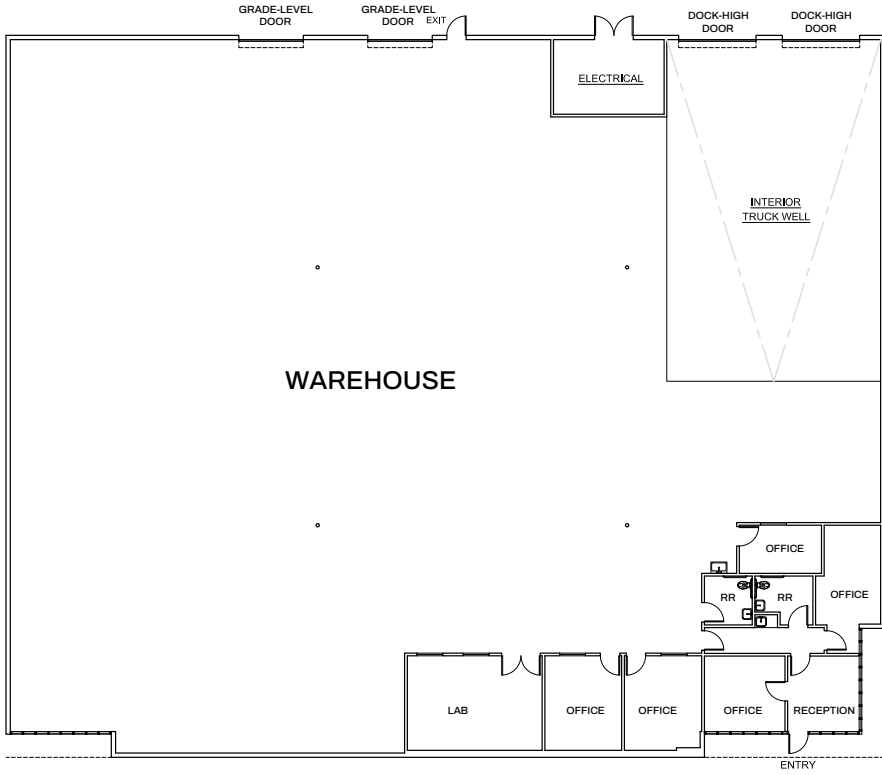


Nearest on/off Ramp: 1 mile

| Address       | Total Square Footage | Loading            | Warehouse Height | Available               |
|---------------|----------------------|--------------------|------------------|-------------------------|
| 4317-A        | 20,808               | 3 DH   1 GL        | 22' Min          | Leased                  |
| 4317-B        | 20,808               | 3 DH   1 GL        | 22' Min          | Leased                  |
| <b>4319-A</b> | <b>15,232</b>        | <b>2 DH   3 GL</b> | <b>22' Min</b>   | <b>\$1.35 PSF + CAM</b> |
| <b>4319-B</b> | <b>15,232</b>        | <b>2 DH   2 GL</b> | <b>22' Min</b>   | <b>\$1.35 PSF + CAM</b> |



**4319 SANTA ANA ST,  
UNIT A – 15,232 SF | OFFICE – 695 SF  
SMALL PRIVATE YARD**



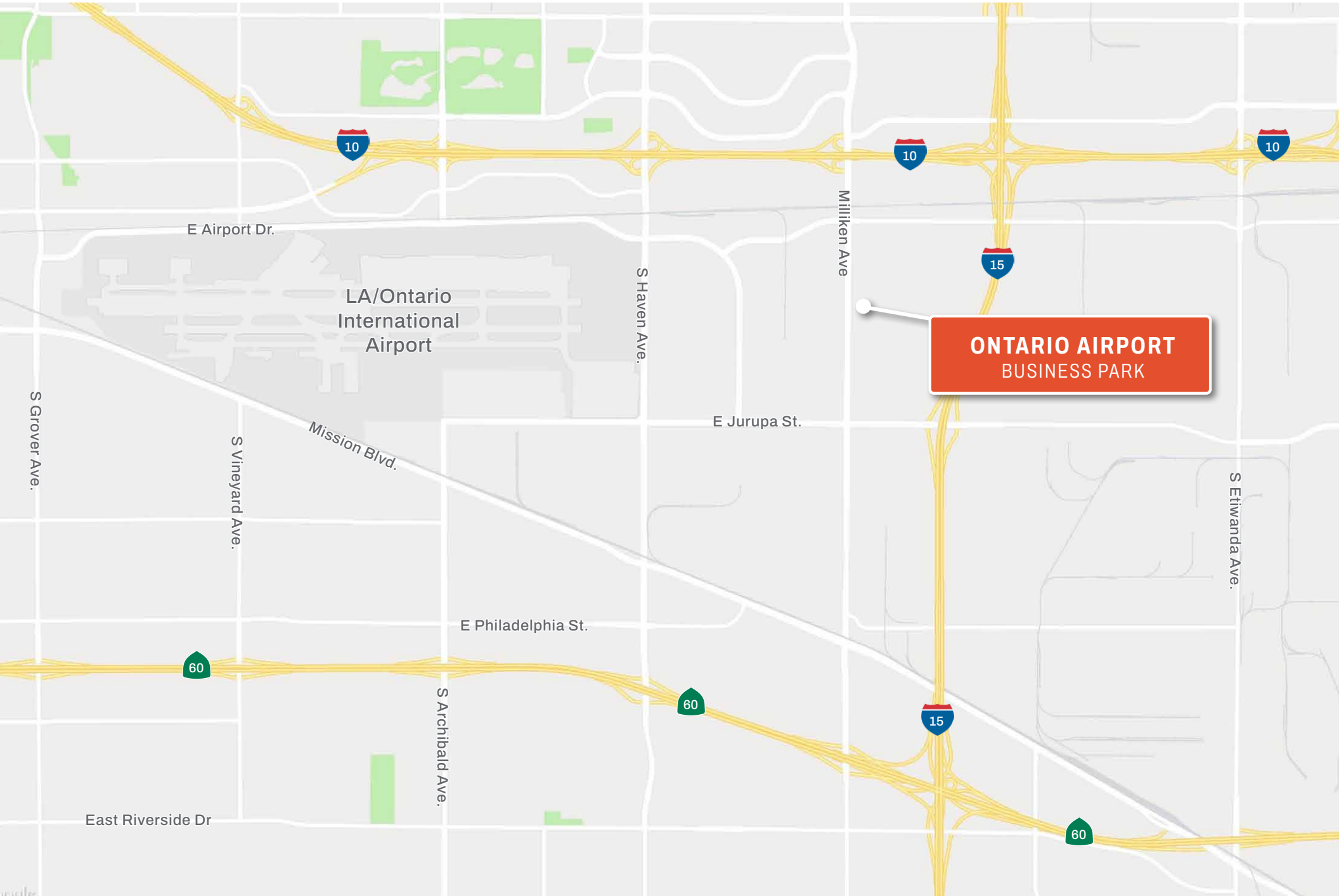
**4319 SANTA ANA ST,  
UNIT B – 15,232 SF | OFFICE – TBD**

Not to scale and may not be accurate. For illustration purposes only.



# PROPERTY LOCATION

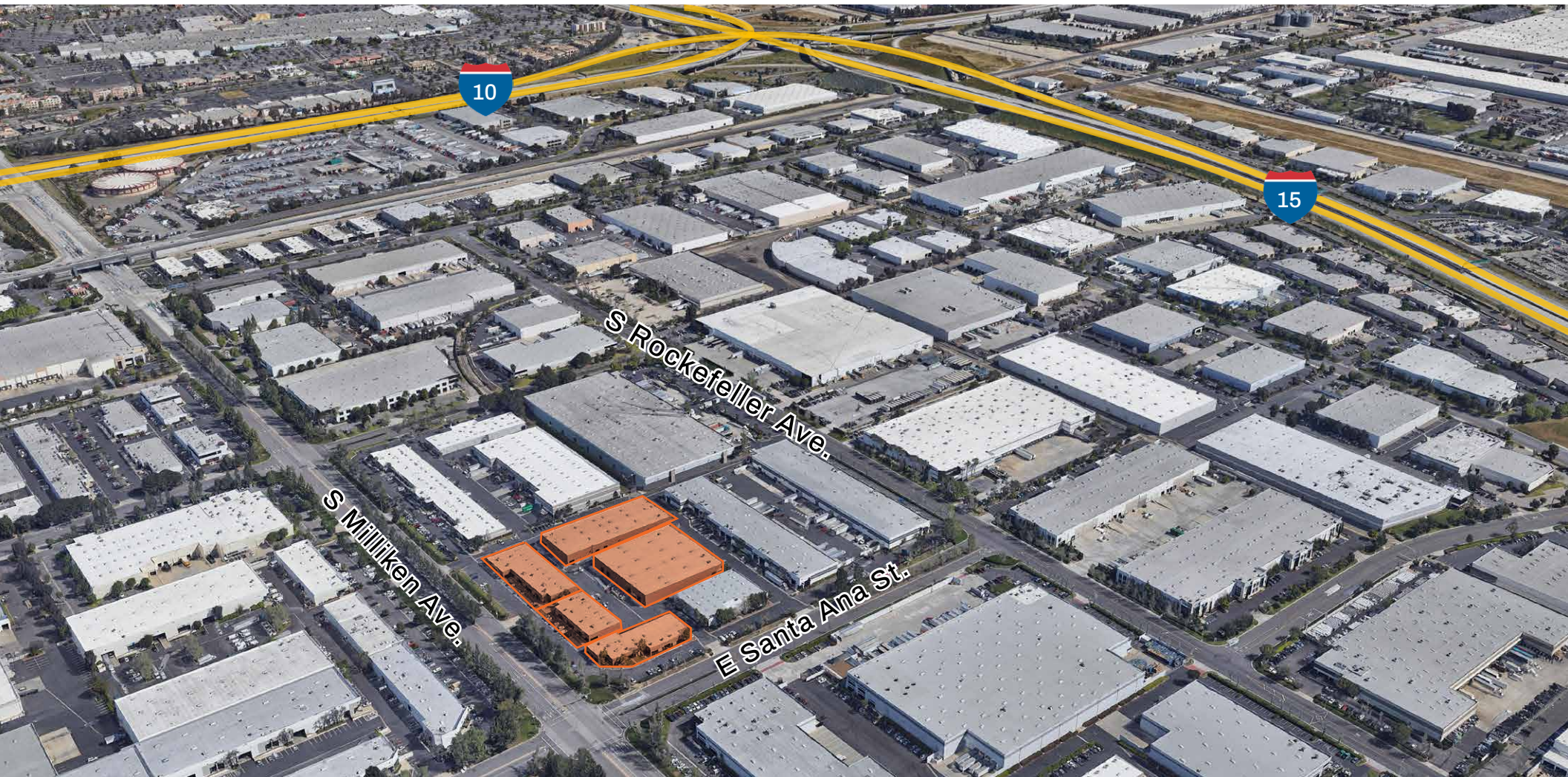
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