

FAIRWAY BUSINESS PARK - BUILDING #4 200,000 Square Feet on 9.38 Acres

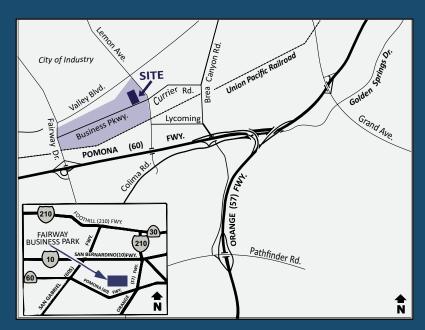
AVAILABLE FOR LEASE

20435-45 East Business Parkway, City of Industry, CA



BUILDING FEATURES

- Office: 8,000 Sq. Ft.
- Clearance: 26' @ 1st Column
- Sprinklers: .60 GPM/3,000 Sq. Ft.
- Loading: 24 Dock High 1 Ramp
- Power: 800 Amps, 277/480 Volt, 3 Ph, 4-Wire Additional Conduit Installed for 1,600 Amp Capacity to One Service
- Parking: 256 Cars
- Union Pacific Rail Service: 4 Spots
- Warehouse Lighting: T-5 Fluorescent





R.E. License #00255328 (CA) 13191 Crossroads Parkway North, 6th Floor City of Industry, CA 91746-3497 www.majesticrealty.com For more information, please contact:

TERRY BAKER

R.E. License #00711593 (CA) Tel (562) 948-4341 tbaker@majesticrealty.com

KENT VALLEY

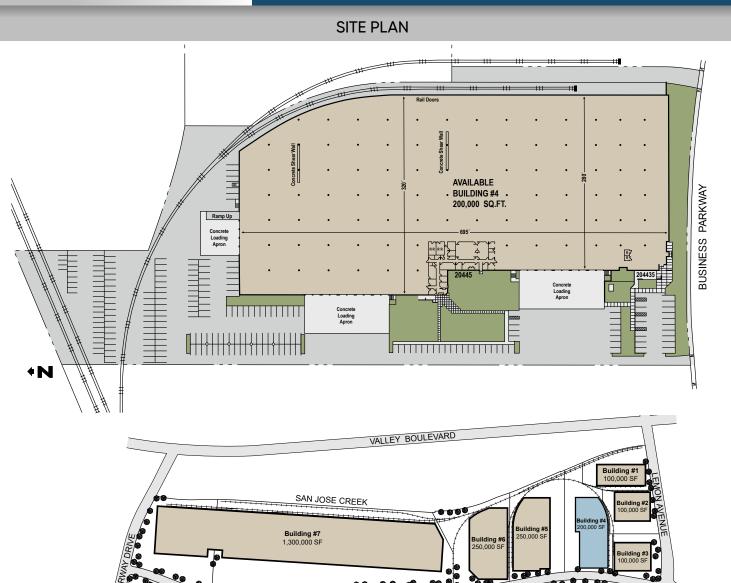
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R E A L T Y

POMONA (60) FREEWAY

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Building #11

500.000 SF

LOS ANGELES & SALT LAKE R.R. R.O.W.

KENT VALLEY R.E. License #00324853 (CA) Tel (562) 948-4343 kvalley@majesticrealty.com

Building # 100,000 SF

75 000

Building #10 500,000 SF

This statement is based upon information which we believe to be correct and is obtained from sources we regard as reliable but we assume no liability for errors or omissions therein.