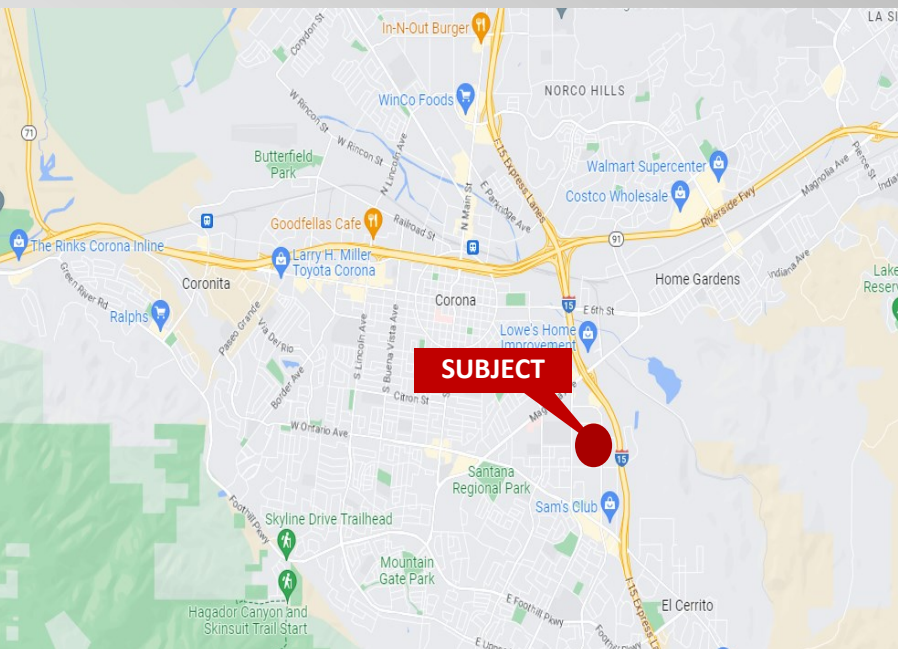




AVAILABLE FOR LEASE:

**40,553 SF Industrial Building
1241 Old Temescal Rd, #102
Corona, CA 92881**



Highlights:

- 40,553 sq. ft. unit that is part of larger 206,024 sq. ft. building.
- Adjacent 81,872 -87,248 sq. ft. unit available
- 6,000 sq. ft. of offices
- 9 dock high loading positions
- Eight (8) edge of dock levelers
- 1 ground level door via metal ramp
- Private fenced yard
- 30' minimum ceiling height
- .60/3,000 GPM fire sprinkler system
- 800 Amps, 277/480 Volts, 3 Phase
- Convenient access to 15, 71, and 91 freeways
- Available: August 1, 2026
- **Lease Rate: \$1.10 per sq. ft. Gross**
- OPEX: ~\$0.0772 per sq. ft.

* Tenant to verify all information contained herein *



(714) 521-0800

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16700 Valley View Avenue, Suite 270 | La Mirada, CA 90638

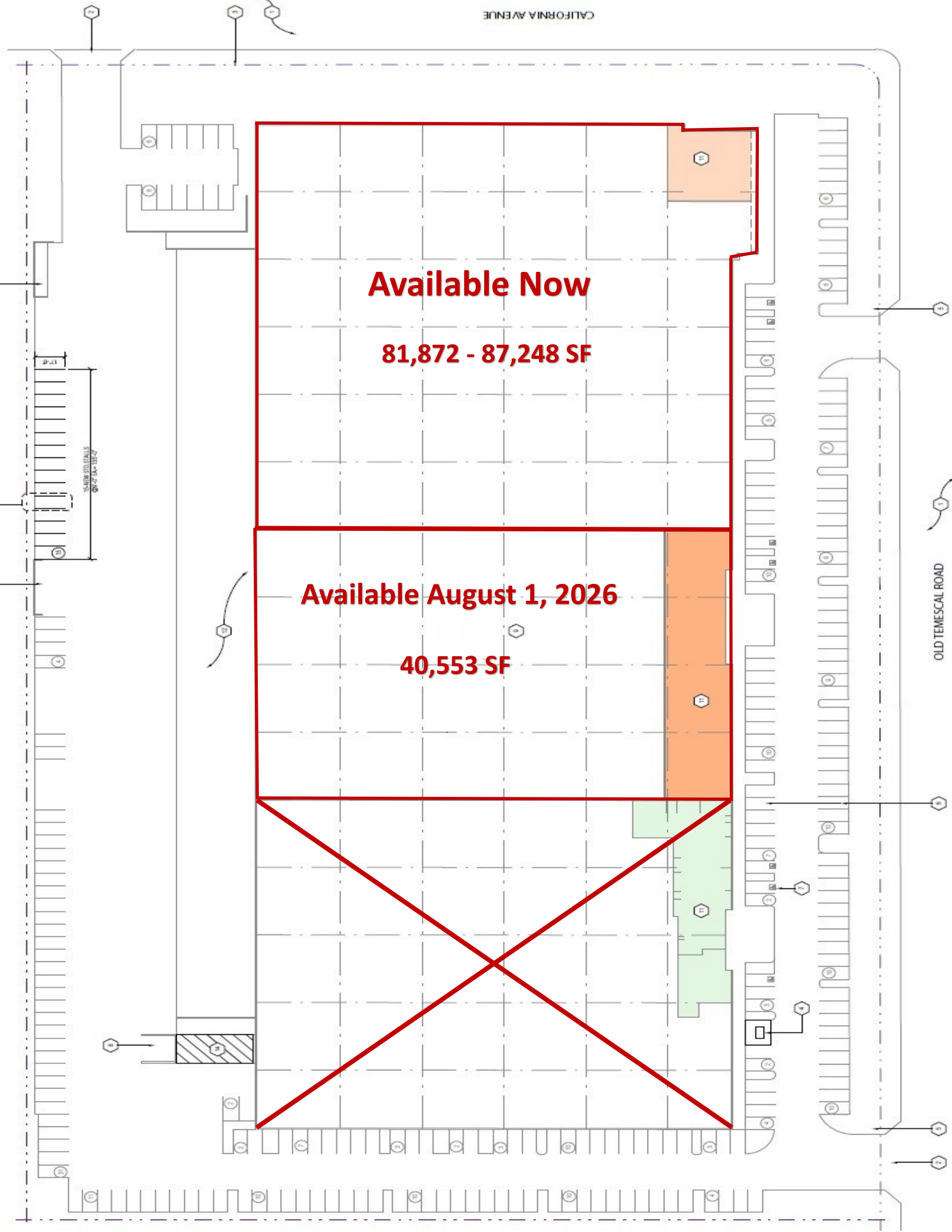
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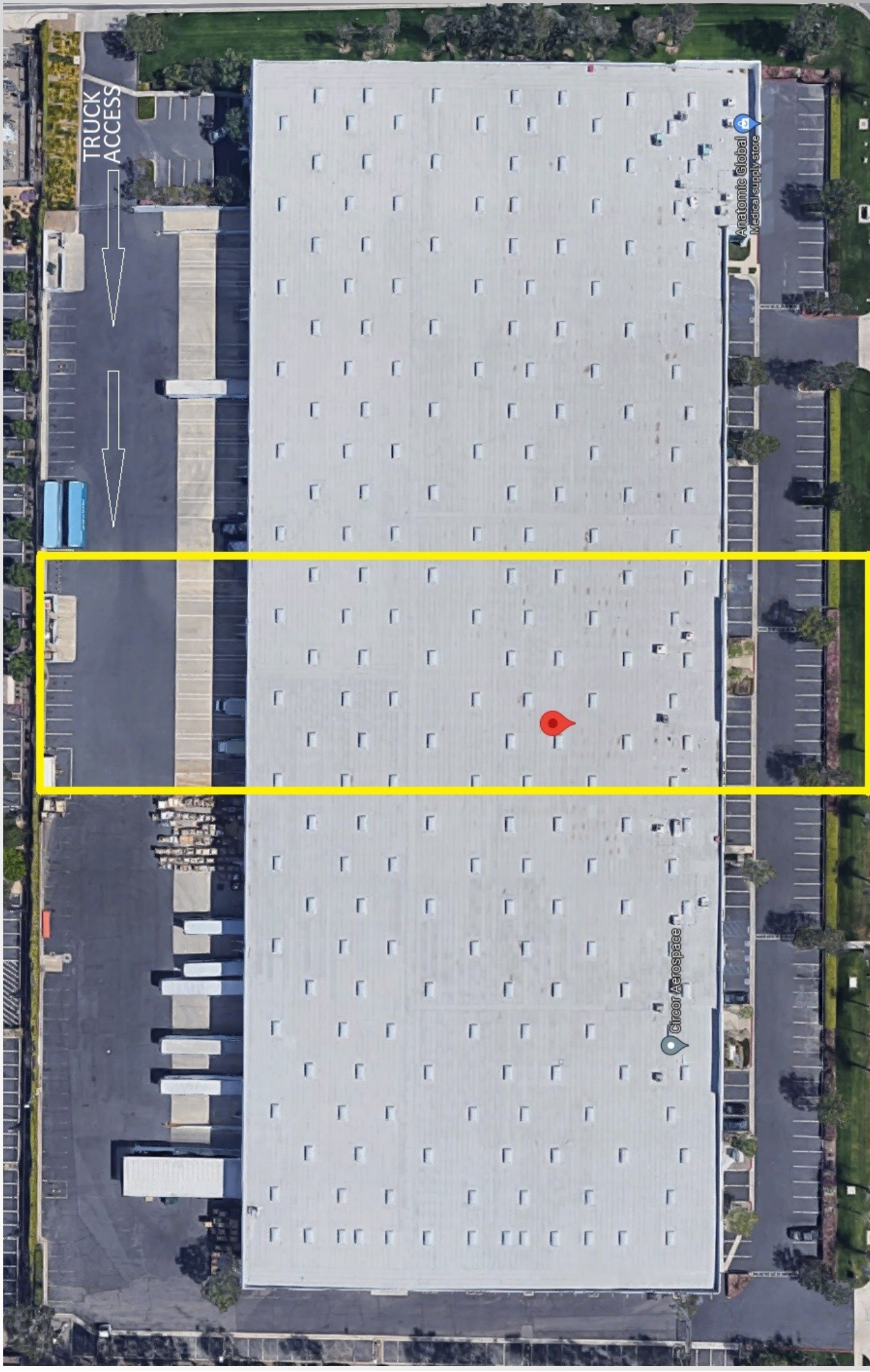
Available Now

81,872 - 87,248 SF

Available August 1, 2026

40,553 SF







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