



SANTA FE SPRINGS | CALIFORNIA

**BRAND NEW
CONSTRUCTION!**



**AVAILABLE FOR LEASE
58,463 SF**

12551 TELEGRAPH ROAD, SANTA FE SPRINGS

NEWMARK

CENTRIS™

OUTRIGGER
INDUSTRIAL

BUILDING SPECIFICATIONS

12551 TELEGRAPH ROAD

- 58,463 SF
- 3.40 Acres
- 7,140 SF of Two-Story Office
- 9 Dock-High Doors
- 60' Staging Bay
- 1 Drive-In Door
- 91 Parking Spaces (approx.)
- 30' Clearance
- ESFR Sprinklers
- Motion Sensitive LED Lighting
- 2000 AMPS (2000A Pull)
- 2% Skylights and Smoke Hatches
- LEED Certified (projected)
- Painted interior walls, white scrim, and solar ready roofs.



BUILDING TWO 58,463 SF



NOT TO SCALE

OFFICE SPECIFICATIONS

12551 TELEGRAPH ROAD

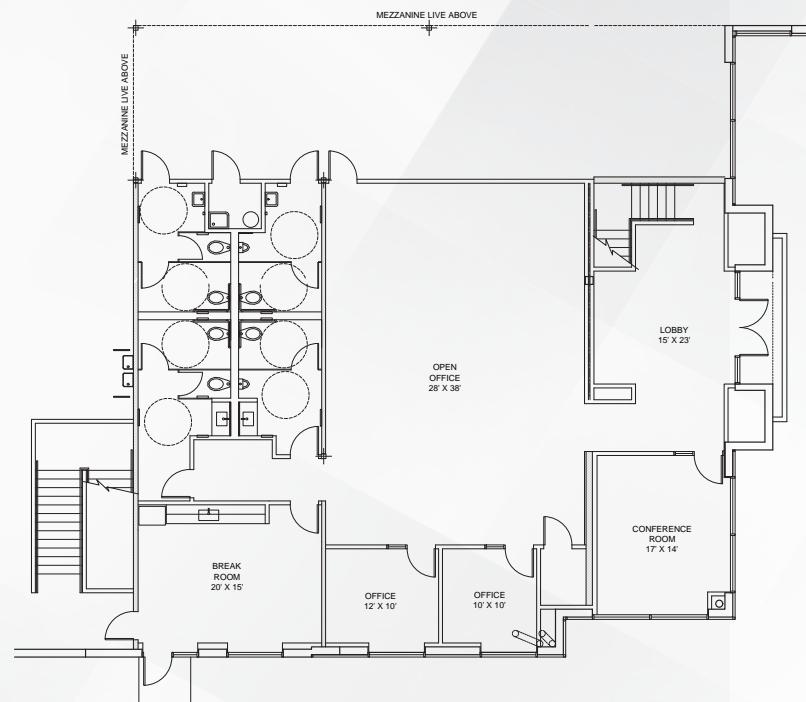
1ST FLOOR 3,140 SF

2ND FLOOR 4,000 SF

TOTAL 7,140 SF



SE CORNER OF THE BUILDING
2ND FLOOR

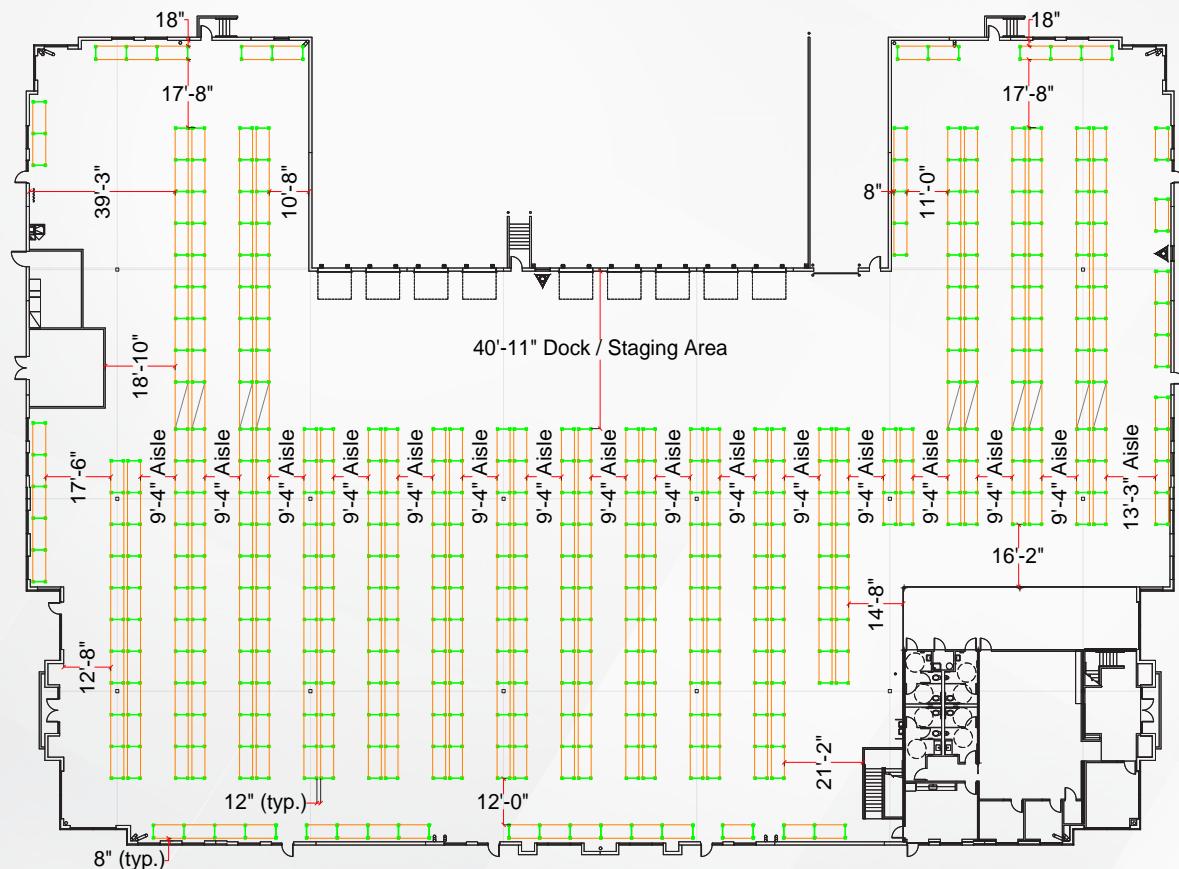


SE CORNER OF THE BUILDING
1ST FLOOR

**TELEGRAPH
POINTE**

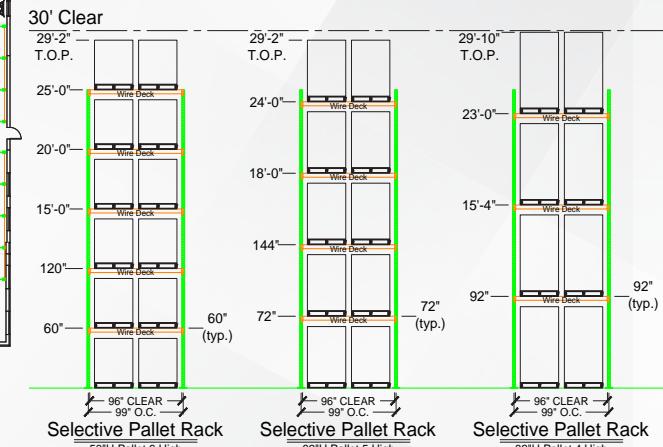
RACKING PLAN

12551 TELEGRAPH ROAD



30' CLEAR HEIGHT
58,463 SQFT

Number of Bays	Pallet Height	Pallet Positions
417	50"	4,974
	62"	4,130
	82"	3,316



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Disclaimer: The contained racking layout and elevation drawings illustrate general conceptual possibilities for marketing purposes only. Please contact Catalina Integrative Solutions for specific design considerations of company products, forklift equipment and other design criteria.
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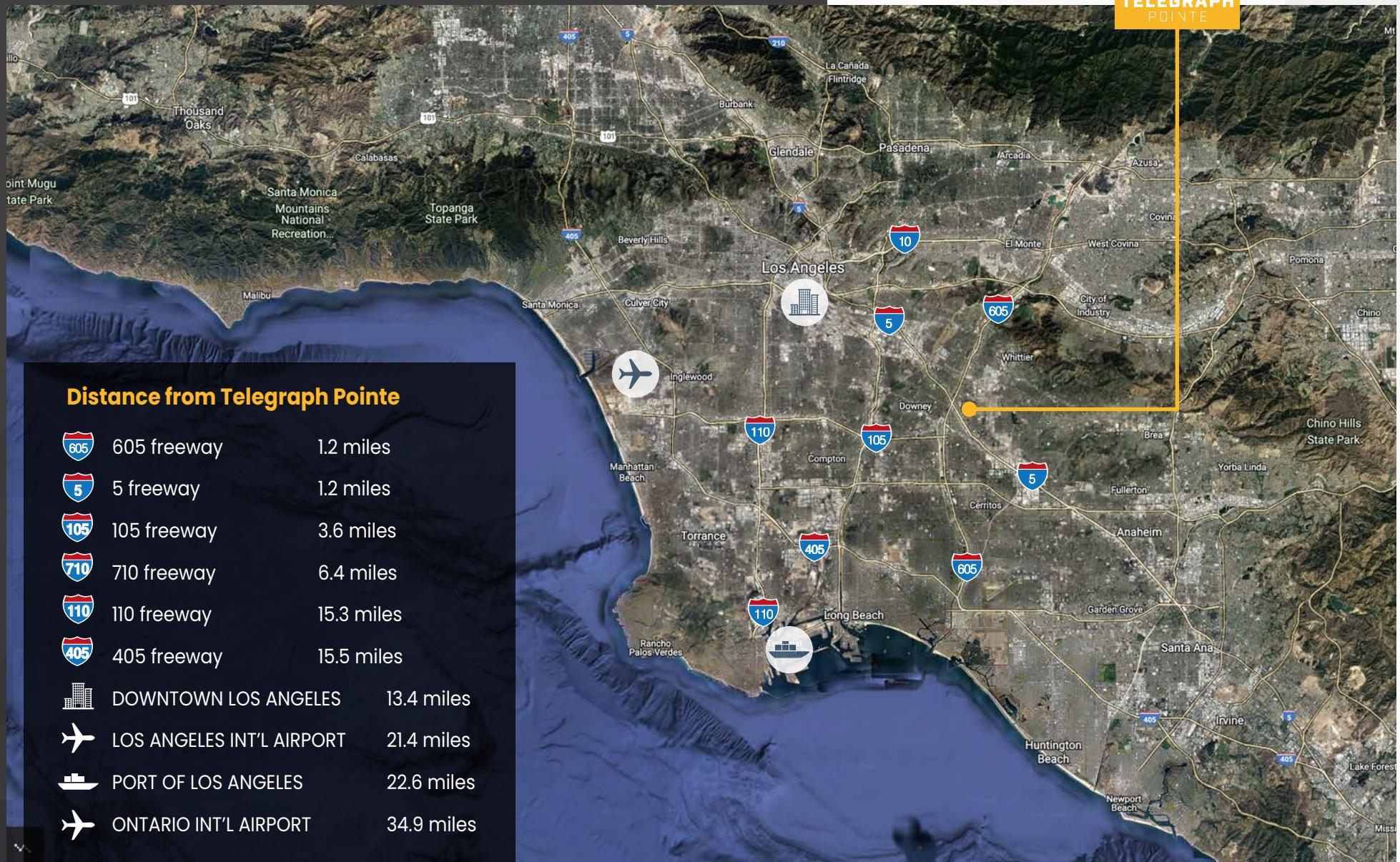


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12551 TELEGRAPH ROAD



LOCATOR MAP



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NEWMARK



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