

24' CLEAR HEIGHT
±4,008 SF OFFICE
4 DOCK HIGH DOORS
2 GROUND LEVEL DOORS



±49,530 SF AVAILABLE FOR SALE OR LEASE

10660 MULBERRY AVENUE | FONTANA, CA 92337

PREMIER SINGLE-TENANT BUILDING



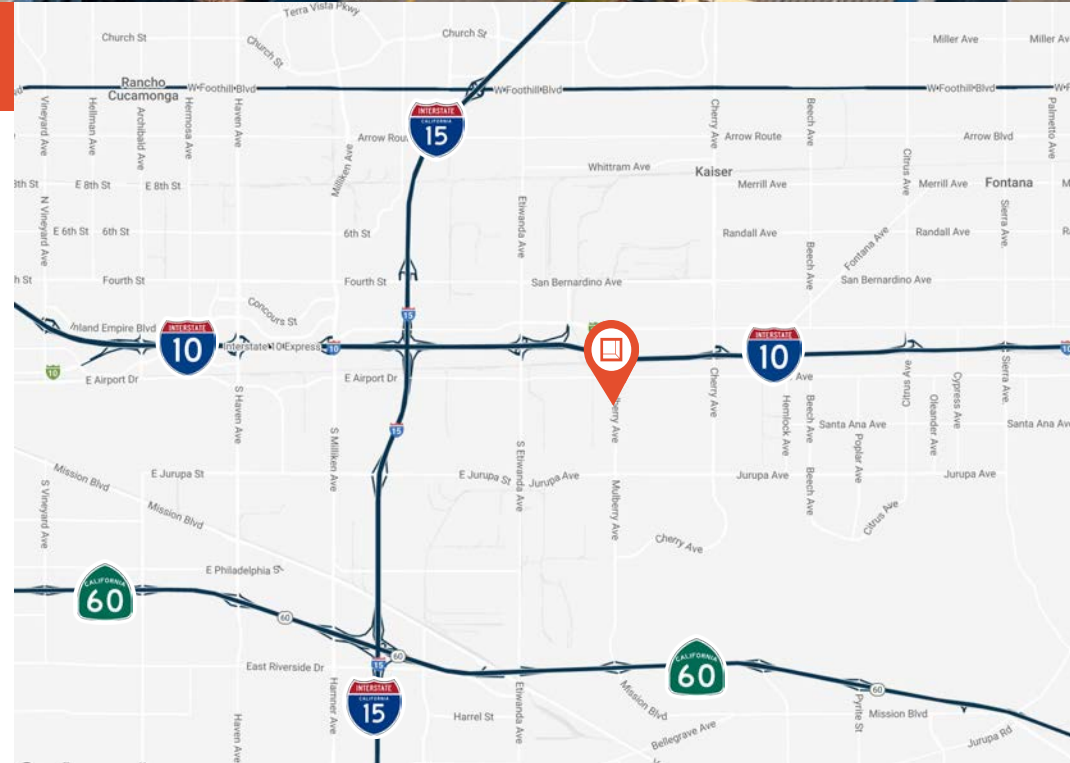
FOR SALE OR LEASE

10660 MULBERRY AVE.



PROPERTY HIGHLIGHTS

- ±49,530 INDUSTRIAL BUILDING AVAILABLE
- ±1,844 SF OFFICE SPACE
- ±2,164 SF MEZZANINE OFFICE
- 24' CLEAR HEIGHT
- 4 DOCK HIGH DOORS
- 2 GROUND LEVEL DOORS
- T5 LIGHTING
- 400 AMPS, 480 VOLTS, 3 PHASE
- UNDERGROUND PULL SECTION OF 1600 AMPS
- 0.50/2,000 SF FIRE SPRINKLER SYSTEM
- CLOSE PROXIMITY TO THE I-10, I-15 AND CA-60 FREEWAYS



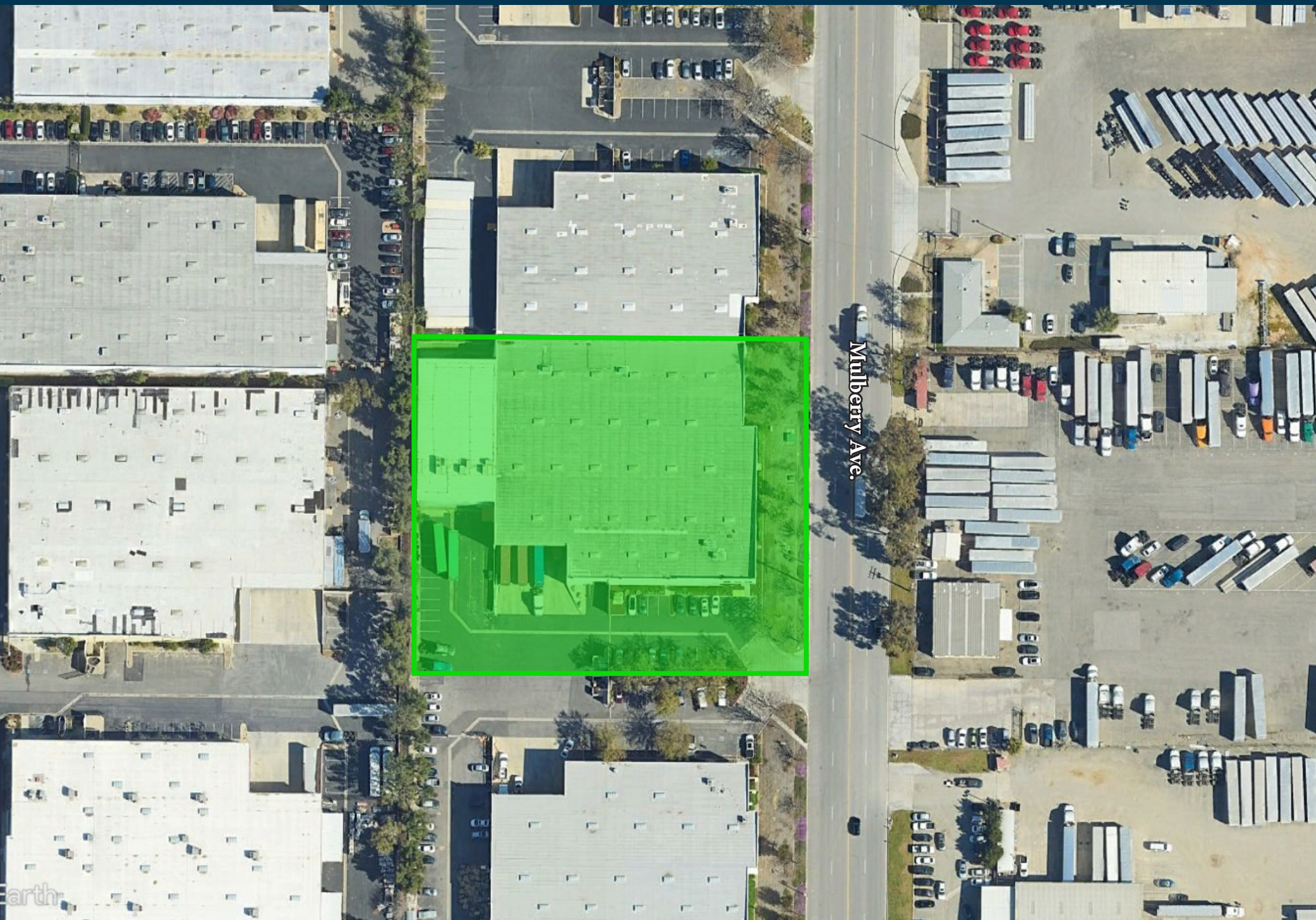
SURROUNDING AREA

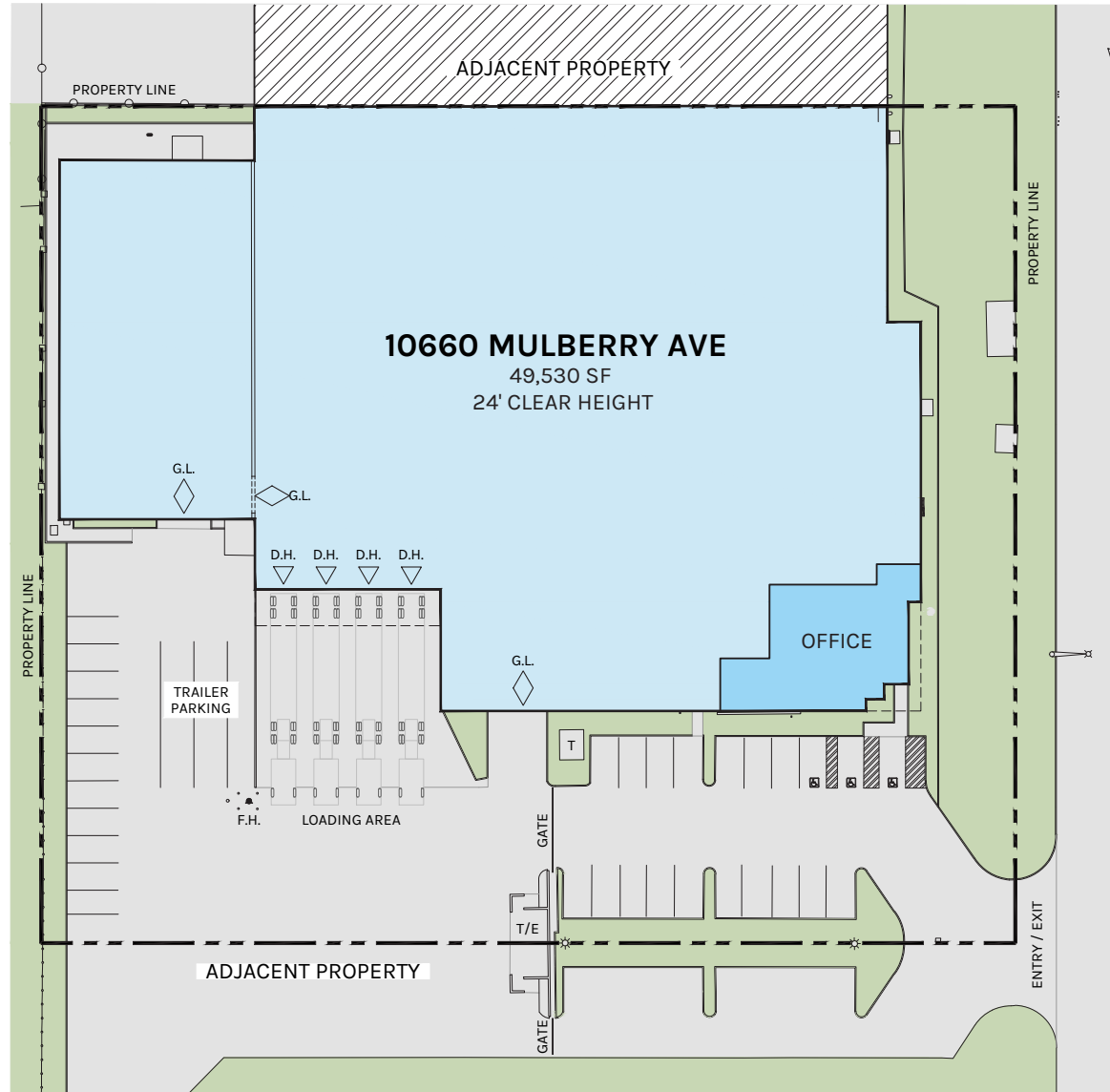
10660 MULBERRY AVE.



PROPERTY AERIAL

10660 MULBERRY AVE.





PARKING COUNT: 32 SPACES

 SCALE: 1" = 50'-0"

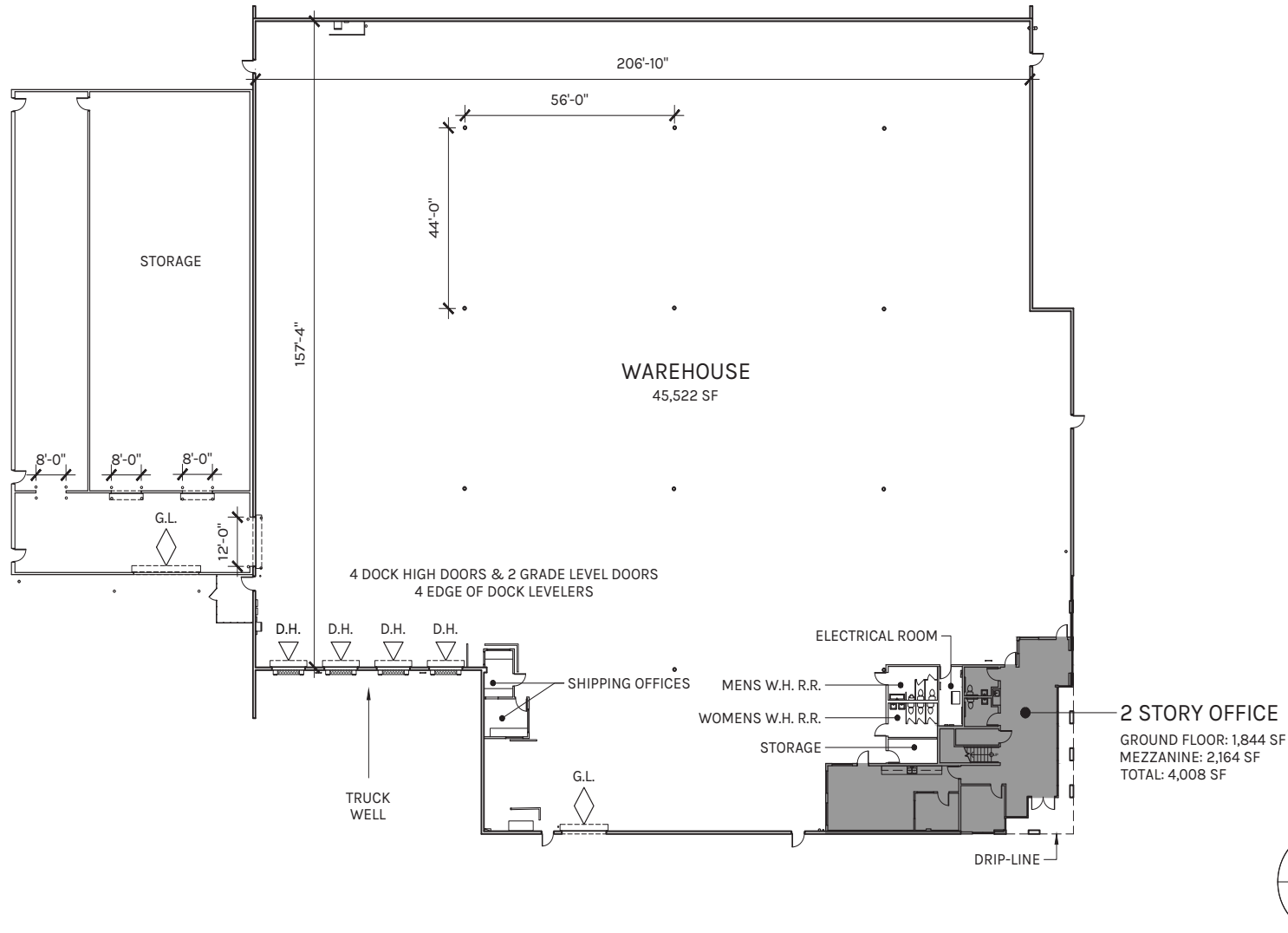
WAREHOUSE
 45,522 SF

OFFICE
 1,844 SF

MEZZANINE
 2,164 SF

TOTAL
 49,530 SF

PLAN LAYOUT SUBJECT TO FIELD CONDITIONS AND MAY DIFFER FROM PLAN AS SHOWN. ALL INFORMATION PRESENTED ON THIS DRAWING IS PRESUMED TO BE ACCURATE, HOWEVER TENANT SHOULD VERIFY PERTINENT INFORMATION PRIOR TO COMMITTING TO A LEASE. ANY FURNITURE OR APPLIANCES SHOWN ON PLAN ARE FOR CONCEPT ONLY AND WILL BE TENANT PROVIDED.



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OFFICE
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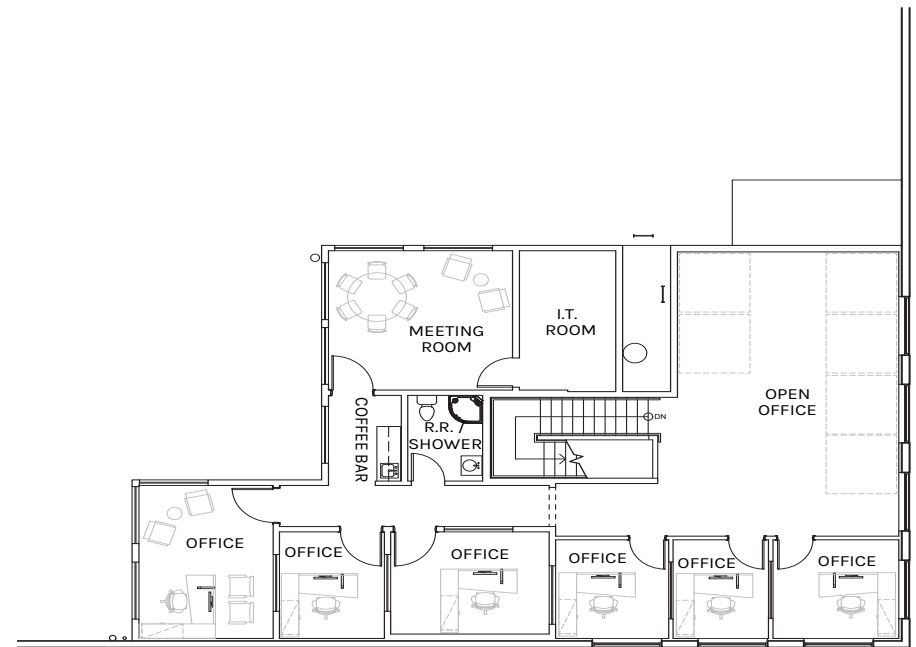
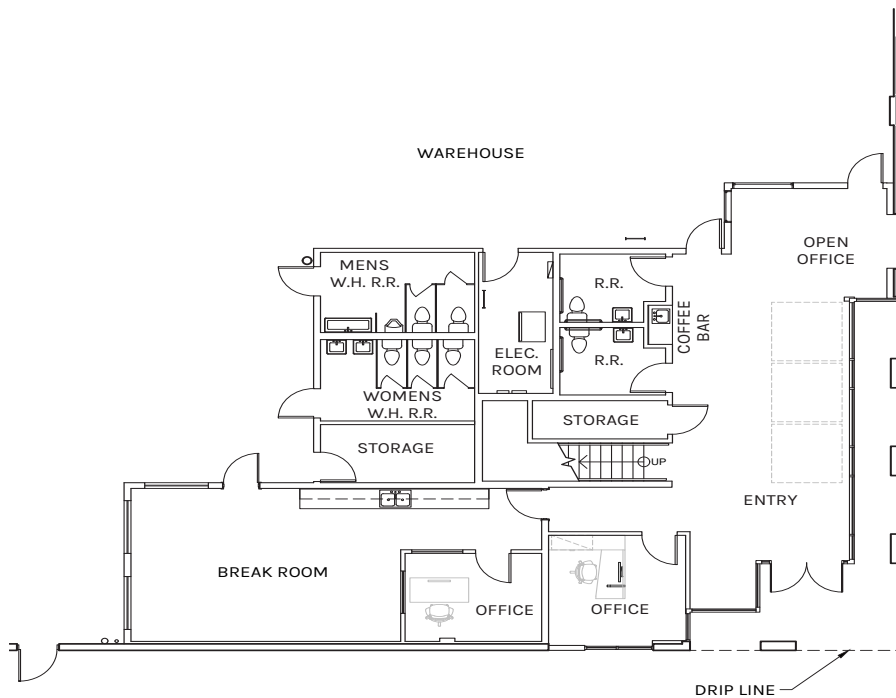
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OFFICE PLAN

10660 MULBERRY AVE.



WAREHOUSE
45,522 SF

OFFICE
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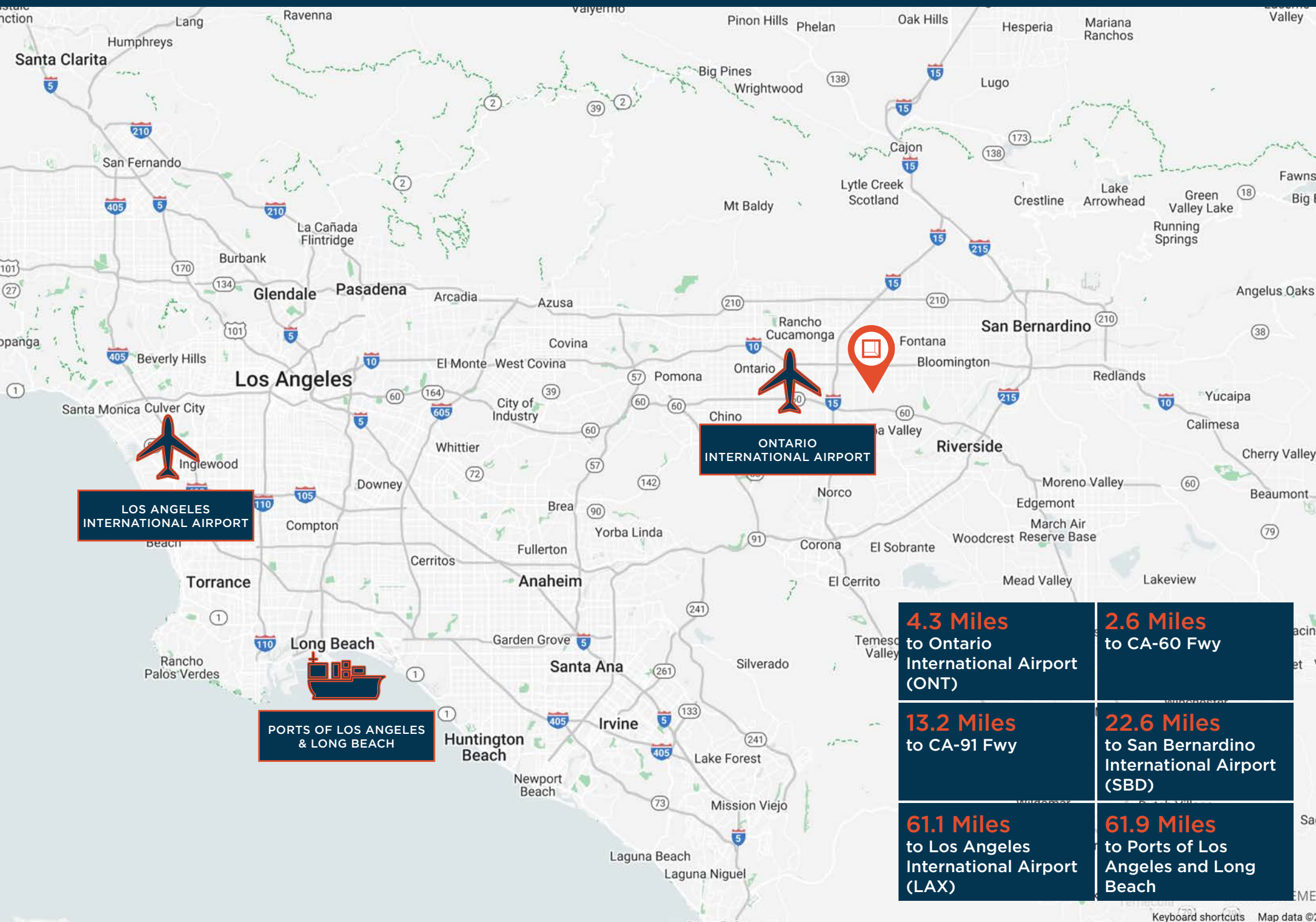
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LOCATION

10660 MULBERRY AVE.





**Rexford
Industrial**

LEASING CONTACTS

MICHAEL CHAVEZ

Senior Vice President & Principal
909.373.2900
mchavez@lee-assoc.com
LIC #00929693

DAVID NGUYEN

Senior Vice President & Principal
909.373.2725
dnguyen@lee-assoc.com
LIC #01880998

VALENTINA CADOGAN

Associate
909.373.2903
vcadogan@lee-assoc.com
LIC #01829336



COMMERCIAL REAL ESTATE SERVICES

Lee & Associates - Ontario

3535 Inland Empire Blvd
Ontario, CA 91764

909.989.7771

<https://www.lee-associates.com/>

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