

311,470 SF Oakmont Santa Ana

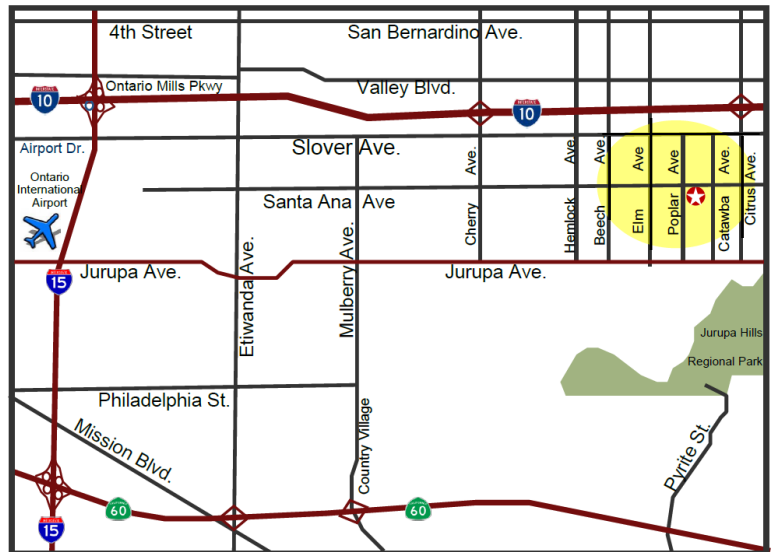


15801 Santa Ana Avenue | Fontana, California

FEATURES:

Preferred Inland Empire West Location

- 311,470 Square Foot Building
- 32' Clear Height
- Secured Truck Court
- Build-to-Suit Office
- 60' and 50' x 52' Column Spacing (60' Staging)
- 3.0% Skylights
- 2,000 Amp, 277/480 Volt Service (Expandable to 4,000 Amps)
- LEED® Certified Being Pursued
- 39 Dock High Doors
- 2 Drive in Doors
- 57 Trailer Storage Positions
- 109 Auto Parking Spaces
- Excellent I-10 & I-15 Freeway Accessibility; New Efficient I-10 Freeway on/off Ramps at Citrus & Cherry Avenues
- Corporate Neighbors Include: Coaster Furniture, Office Star, Mizkan Foods, Tire Co., Brown Shoes, Distribution Alternatives, Lifetime Brands, UPS and Sole Technology



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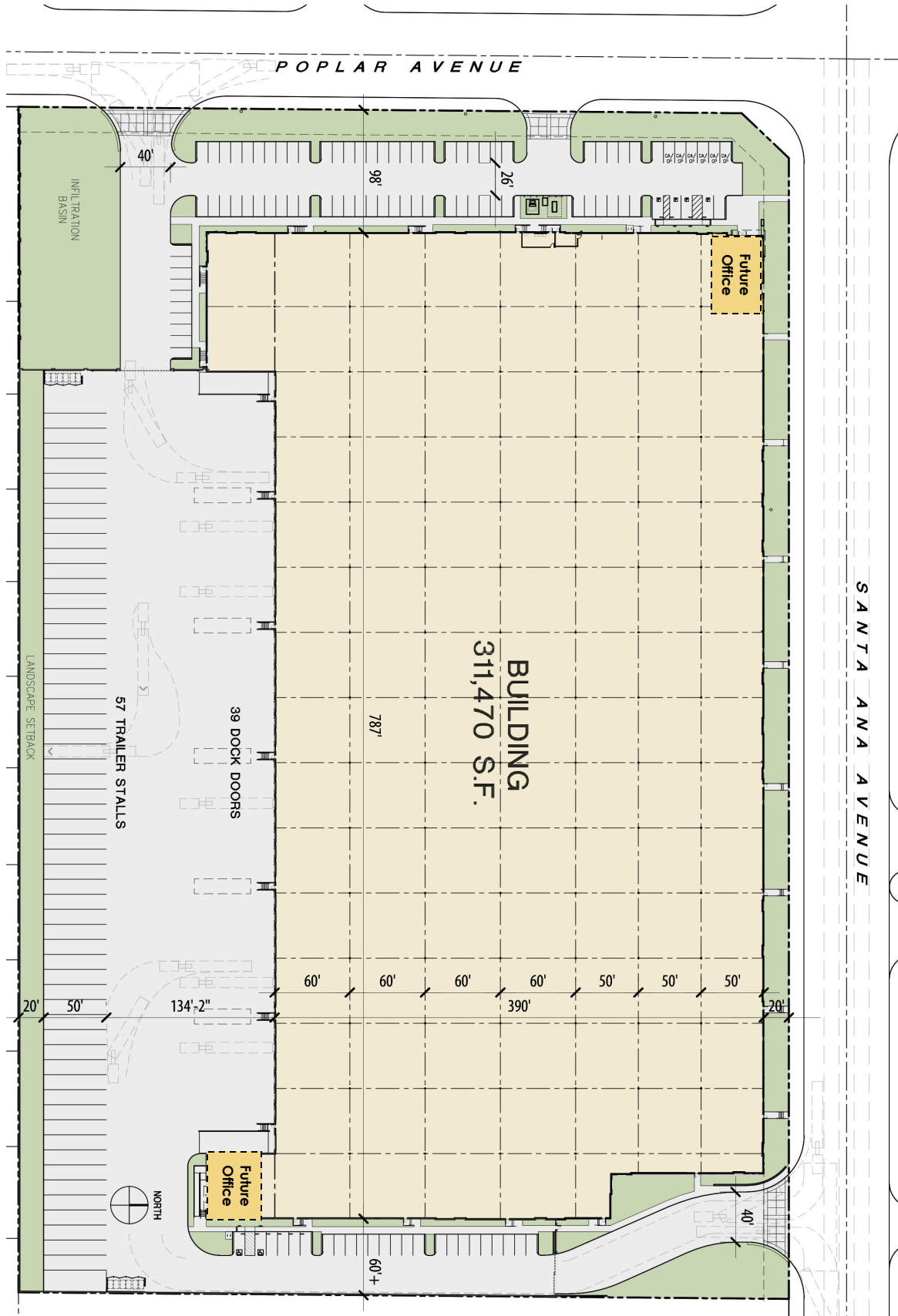
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LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

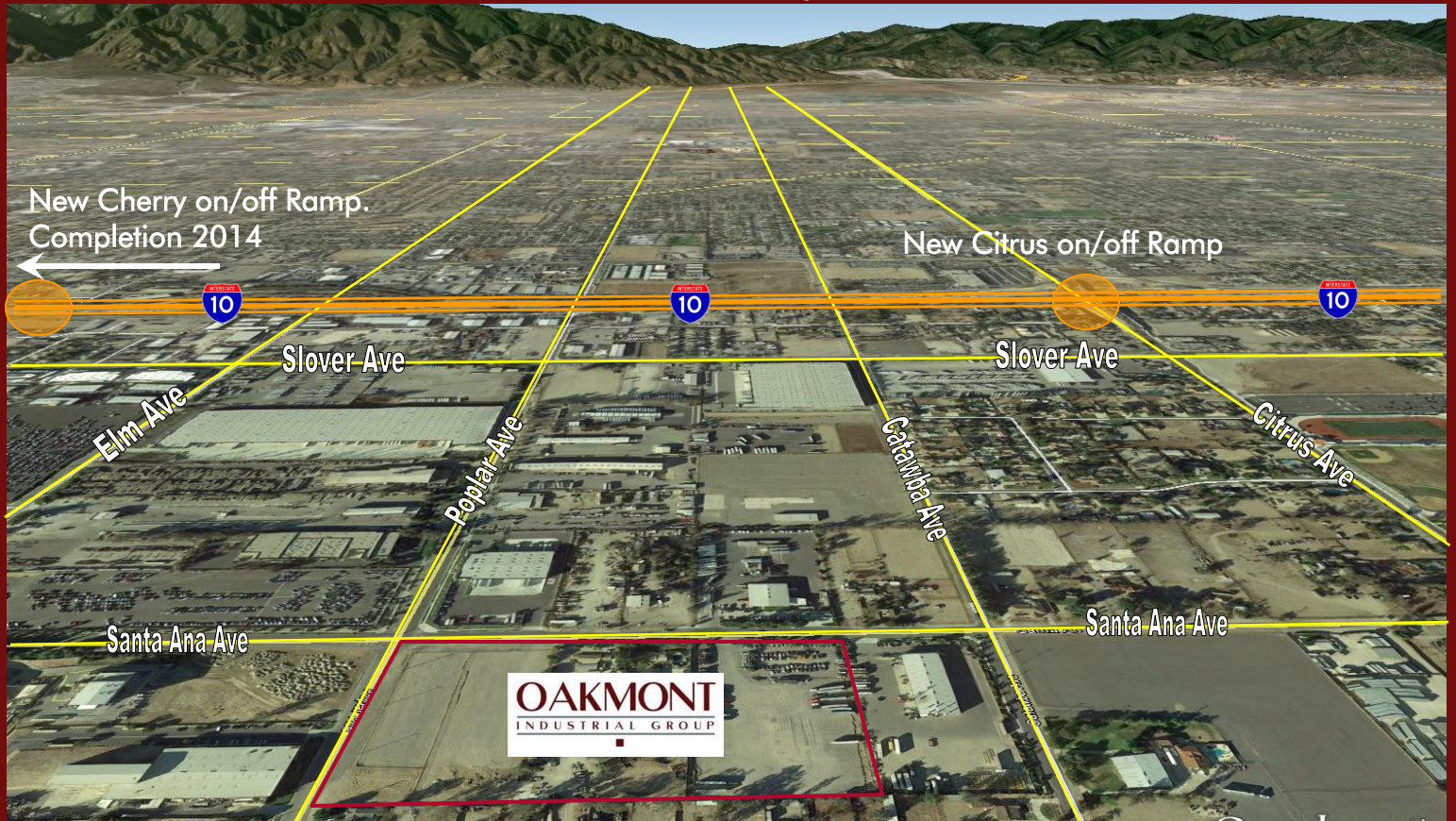
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OAKMONT
INDUSTRIAL GROUP



Oakmont Santa Ana

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New Cherry on/off Ramp.
Completion 2014

New Citrus on/off Ramp

Slover Ave

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Elm Ave

Poplar Ave

Galamba Ave

Citrus Ave

Santa Ana Ave

Santa Ana Ave

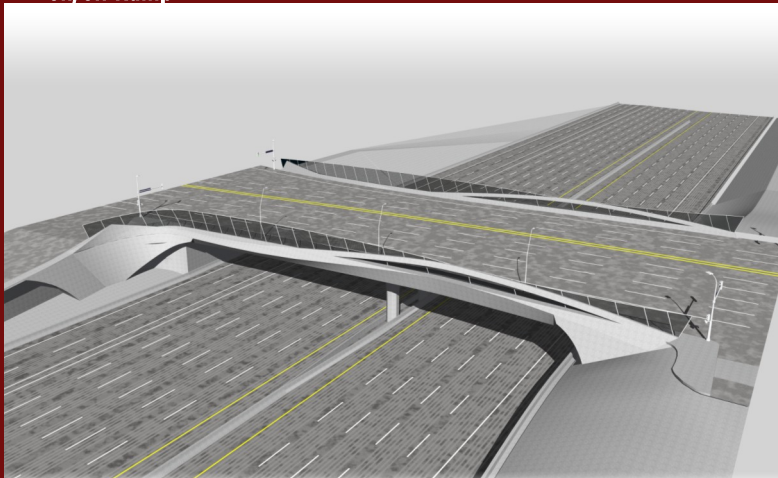
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2.1 Miles to Cherry Ave.

1 Mile to Citrus Ave.

on/off Ramp

on/off Ramp



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