

Available SF 51,456 SF

Industrial For Lease

Building Size 124,328 SF


**Address:** 13775 Ramona Ave, Chino, CA 91710

**Cross Streets:** Ramona Ave/Schaefer Ave

 Prominent Schaefer / Ramona Corner  
 Corporate Image Building  
 Large Modern Office Floor Plan  
 Warehouse HVAC and Fans

<b>Lease Rate/Mo:</b>	TBD	<b>Sprinklered:</b>	Yes	<b>Office SF / #:</b>	10,800 SF / 24
<b>Lease Rate/SF:</b>	TBD	<b>Clear Height:</b>	29'	<b>Restrooms:</b>	7
<b>Lease Type:</b>	NNN	<b>GL Doors/Dim:</b>	1	<b>Office HVAC:</b>	Heat & AC
<b>Available SF:</b>	51,456 SF	<b>DH Doors/Dim:</b>	4	<b>Finished Ofc Mezz:</b>	
<b>Minimum SF:</b>	51,456 SF	<b>A: 1600 V: 277/480 O: 3 W: 4</b>		<b>Include In Available:</b>	No
<b>Prop Lot Size:</b>	POL	<b>Construction Type:</b>	Tiltwall	<b>Unfinished Mezz:</b>	
<b>Term:</b>	Acceptable to Lessor	<b>Const Status/Year Blt:</b>	Existing / 2001	<b>Include In Available:</b>	No
<b>Sale Price:</b>	NFS	<b>Whse HVAC:</b>	Yes	<b>Possession:</b>	10/01/2020
<b>Sale Price/SF:</b>	NFS	<b>Parking Spaces: 82 / Ratio: 1.6:1</b>		<b>Vacant:</b>	No
<b>Taxes:</b>		<b>Rail Service:</b>	No	<b>To Show:</b>	Call broker
<b>Yard:</b>	Yes	<b>Specific Use:</b>	Warehouse/Distribution	<b>Market/Submarket:</b>	IE West
<b>Zoning:</b>	M1			<b>APN#:</b>	102214127
<b>Listing Company:</b>	Lee & Associates				
<b>Agents:</b>	<a href="mailto:jespinosa@lee-associates.com">John Espinosa 562-568-2034</a>				
<b>Listing #:</b>	24349519	<b>Listing Date:</b>	03/18/2020	<b>FTCF:</b>	CB250N00S000/A0AA
<b>Notes:</b>					