## **For Lease**

1717 W Park Avenue | Redlands, CA

# ±78,214 SF on ±7.08 Acres

# Available July 1, 2023

#### Property Highlights

- ±78,214 Square Feet
- Situated on ±7.08 Acres
- ±2.28 Acres of Excess Land
- ±16,126 Total Office Space
- 28' Clear Height
- Fully Secured Truck Court
- 16 Dock High Doors all with in pit-levelers and edge of dock levelers
- Seven (7) Ground Level doors
  - One (1) Ground Level door is 24' x 15'
  - One (1) Ground Level door is 19' x 15'
- 47' x 47' Bay Spacing
- Two (2) Access Points
- 130' 180' Truck Court
- 0.45/3000 Sprinkler System (two systems)
- APN# 0292-156-21-0000
- Up to 19 Trailer Stalls
- 175 Auto Parking Stalls

For more information, please contact:

Brad Yates, SIOR®

brad.yates@streamrealty.com T 909.970.6204 Lic. 01708615

Stefan Pastor, SIOR®

stefan.pastor@streamrealty.com T 909.970.6203 Lic. 01903973

Copyright © 2023 Stream Realty Partners, All rights reserved. The information conta sources believed reliable; however, Stream Realty Partners, L.P. make no guarantees, as to the completeness or accuracy thereof. The presentation of this property is submit price, or conditions, prior sale or lease, or withdrawal without notice.

LBALogistics

LOMA LINDA

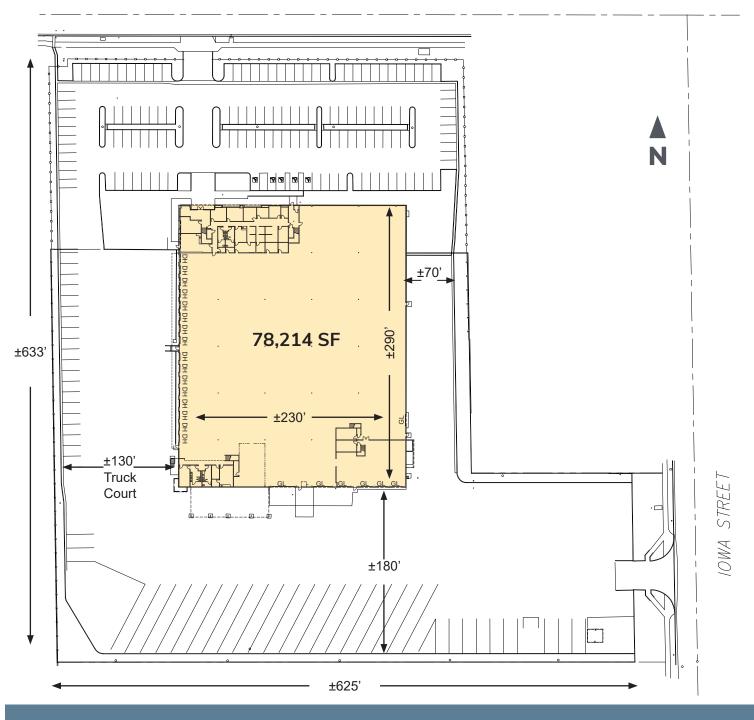


For Lease

### ±78,214 SF on ±7.08 Acres

#### Site Plan

PARK AVENUE



opyright © 2023 Stream Realty Partners, All rights reserved. The information contained herein was obtained purces believed reliable; however, Stream Realty Partners, L.P. make no guarantees, warranties or representa s to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, chan rice, or conditions, prior sale or lease, or withdrawal without notice.

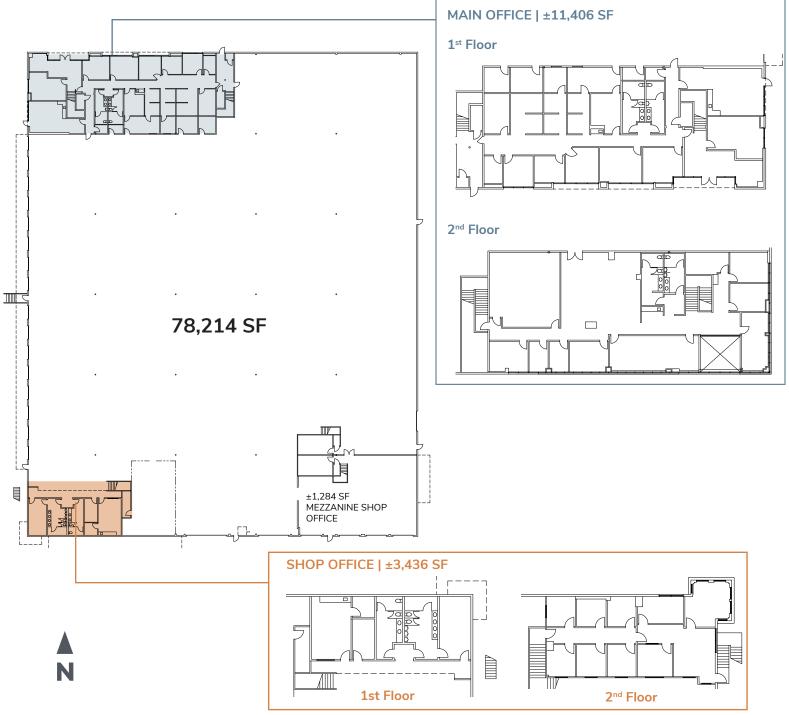
LBALogistics

STREAM www.streamrealty.com



#### ±78,214 SF on ±7.08 Acres

# **Office Layout**



Copyright © 2023 Stream Realty Partners, All rights reserved. The information contained herein was obtained from sources believed reliable; however, Stream Realty Partners, L.P. make no guarantees, warranties or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, change of price, or conditions, prior sale or lease, or withdrawal without notice.

LBALogistics 🗳





#### ±78,214 SF on ±7.08 Acres

## **Property Photos**





▲ N

LBALogistics

For more information, please contact:

Brad Yates, SIOR® brad.yates@streamrealty.com T 909.970.6204 Lic. 01708615

Stefan Pastor, SIOR® stefan.pastor@streamrealty.com T 909.970.6203 Lic. 01903973

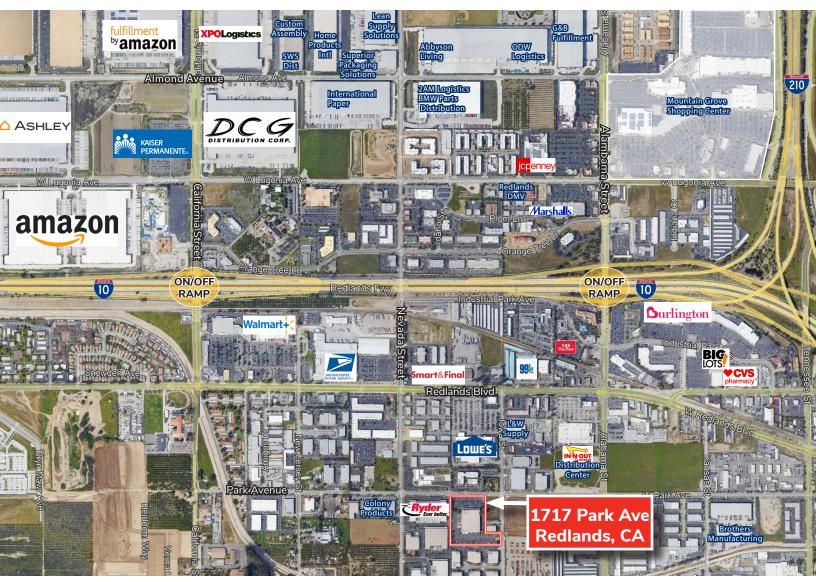


Copyright © 2023 Stream Realty Partners, All rights reserved. The information contained herein was obtained froi sources believed reliable; however, Stream Realty Partners, L.P. make no guarantees, warranties or representation as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, change or price, or conditions, prior sale or lease, or withdrawal without notice.



### ±78,214 SF on ±7.08 Acres

### **Corporate Neighbors**



For more information, please contact:

**Brad Yates, SIOR®** 

brad.yates@streamrealty.com T 909.970.6204 Lic. 01708615 Stefan Pastor, SIOR®

stefan.pastor@streamrealty.com T 909.970.6203 Lic. 01903973

LBALogistics

copyrigh © 2023 Stream Realty Partners, All rights reserved. The information contained herein was obtained from ources believed reliable; however, Stream Realty Partners, L.P. make no guarantees, warranties or representations to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, change o rice, or conditions, prior sale or lease, or withdrawal without notice. S T R E A M www.streamrealty.com