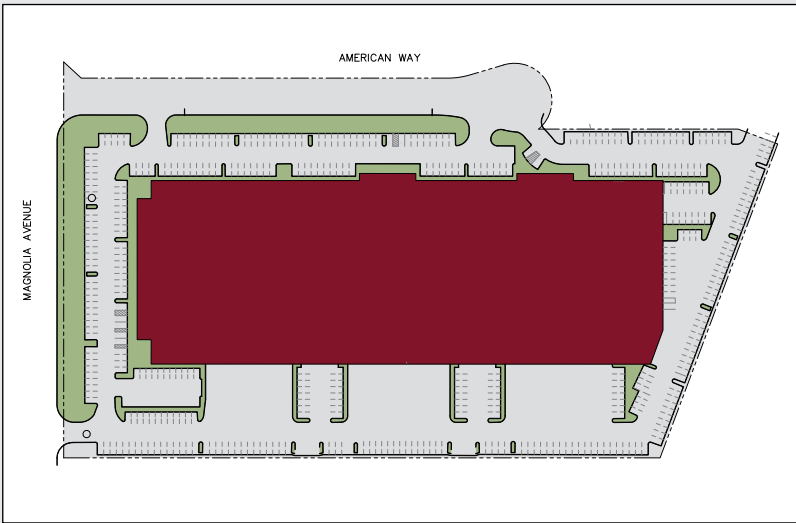


1550 MAGNOLIA
State of the Art Distribution Center



1550 Magnolia Avenue
CORONA, CALIFORNIA





The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it.

LBA REALTY - LIC. # 01121622

BUILDING FACTS

Building size 198,800 sf
 Site 10.12 acres
 Parking ratio 2.2 per 1,000 sf

PROPERTY HIGHLIGHTS

- High Image Distribution Manufacturing Facility (M3)
- 71,685 SF Available
- ± 4,373 SF of Office Space
- Immediate Access to 15 / 91 Corridor
- 30' Clear Warehouse Height
- T5 Lighting w/Sensors
- ESFR Sprinkler System
- 7 Dock High Doors + 2 Knock Outs
- 1 Ground Level Door + 1 Knock Outs
- 70' Oversized Steel Reinforced Concrete Truck Apron
- 130' Trucking Yard
- 2.5% Skylights with Smoke Hatches
- Owned and managed by a partnership of LBA Realty - www.LBArealty.com

FOR MORE INFORMATION CONTACT

Ryan Moore / Lic. # 01333376
 714.935.2303
 RMoore@voitco.com

Greg Sargenti / Lic. # 00808823
 714.935.2336
 gsargenti@voitco.com



2400 E. Katella Avenue, Ste. 750
 Anaheim, CA 92806
 Broker LIC. #01821438

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