

FOR LEASE

±27,360 SF
CROSSDOCK FACILITY
ON ±4.0 ACRES



8600 Banana Avenue, Fontana, CA

Building Features

- Ideal Transload/Final Mile Facility
- ±2,432 Square Feet of Two-Story Office Space
- 25 - 10'x12' DH Doors - South Side
- 21 - 10'x12' DH Doors - North Side
- 2 - 14'x14' Ground Level Doors - North Side
- 19 Trailer Stalls - Potential for Additional Trailer Parking
- Each Dock Position Equipped with Edge of Dock Levelers/Trailer Lighting/Door Safety Bollards
- Each EOD Leveler Rated at 30,000 Pounds
- 4 Electric Vehicle Charging Stations
- Office and Warehouse Restrooms
- 4 Big Ass Fans
- 15' - 22' Foot Warehouse Clearance
- Zoned General Industrial (M-2)
- ±128' Truck Court Depth - South Side
- ±155' Truck Court Depth - North Side

Voit

REAL ESTATE SERVICES

Shy Assar

Senior Vice President

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NEWMARK

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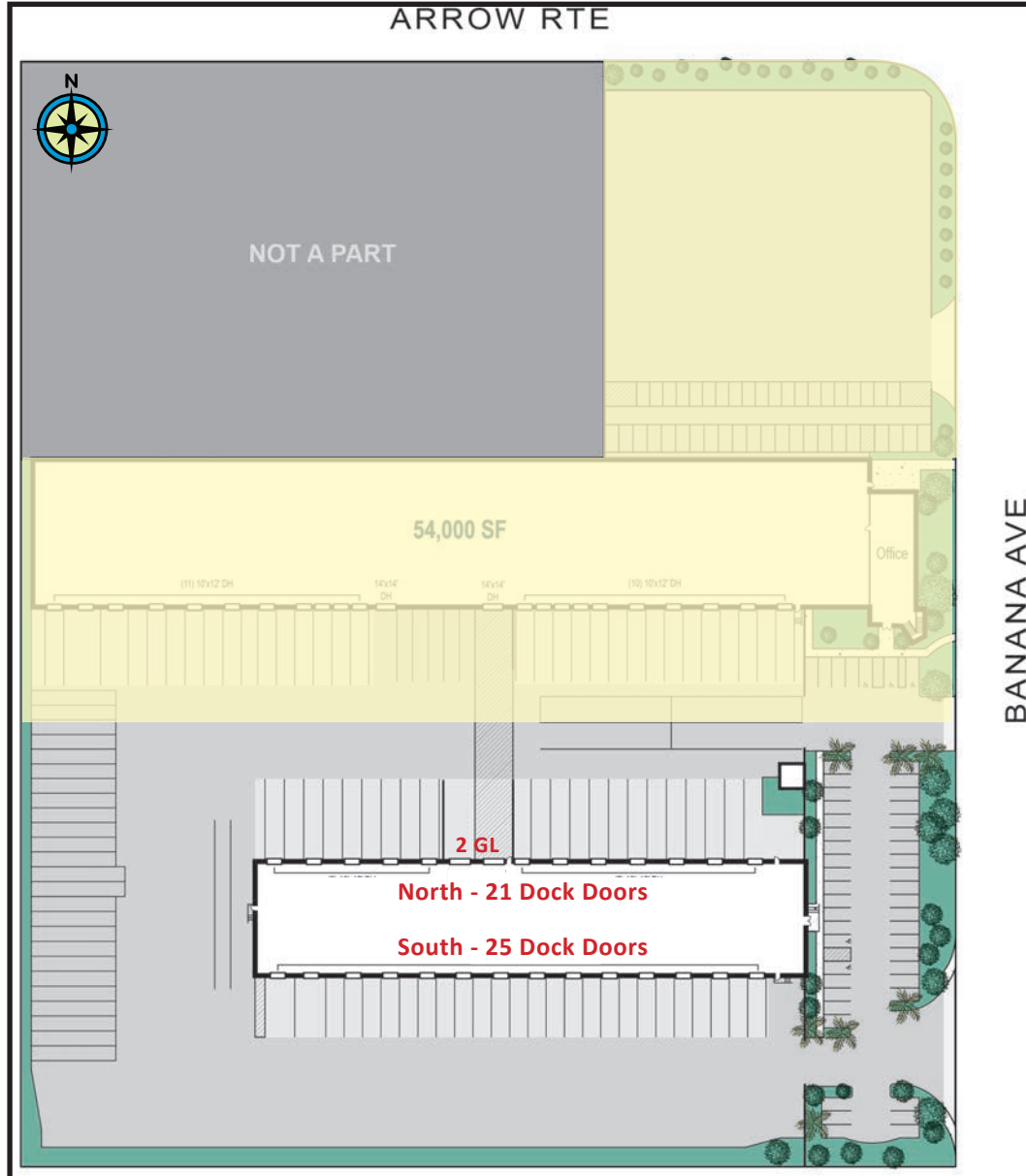
NEWMARK • 3281 E. Guasti Road, Suite 370, Ontario, CA 91761 • Tel: 909.974.4078 • Corporate RE#01355491

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SITE PLAN



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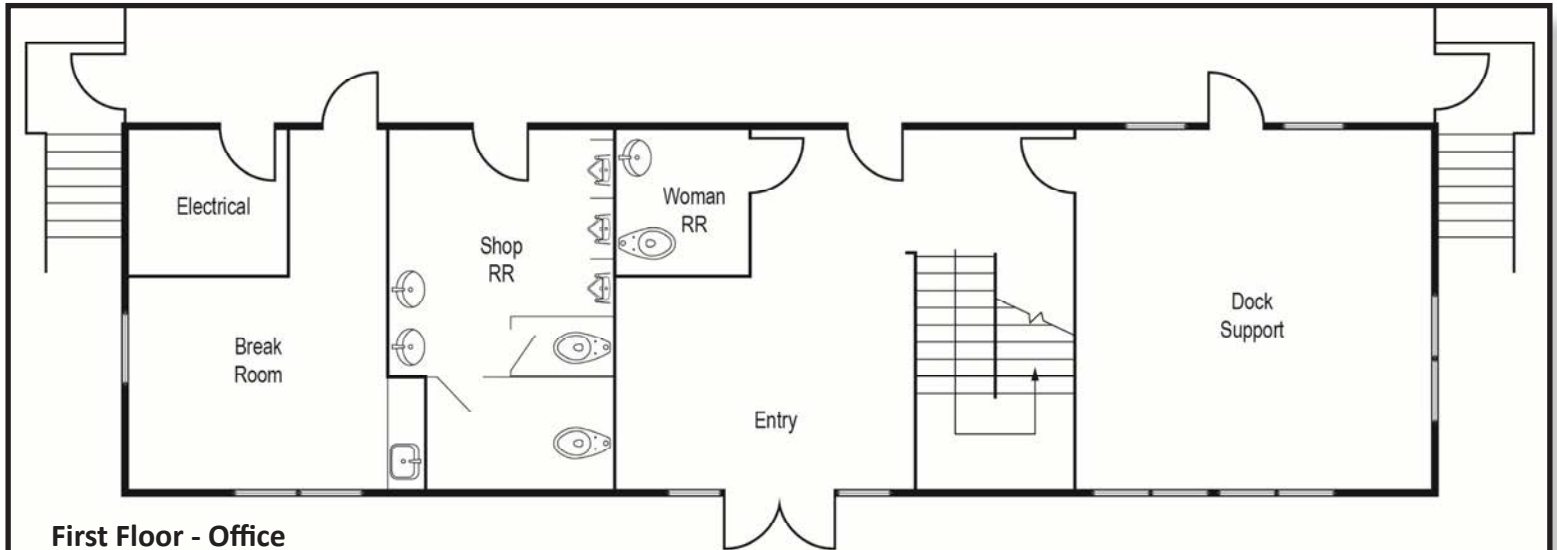
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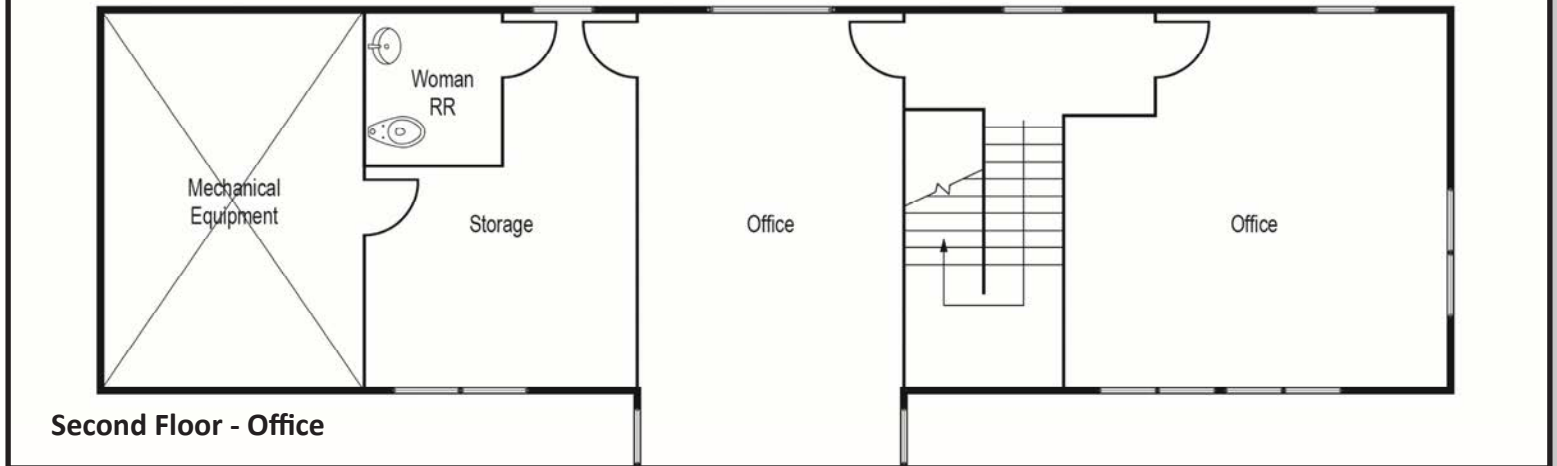
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OFFICE FLOOR PLANS



First Floor - Office



Second Floor - Office

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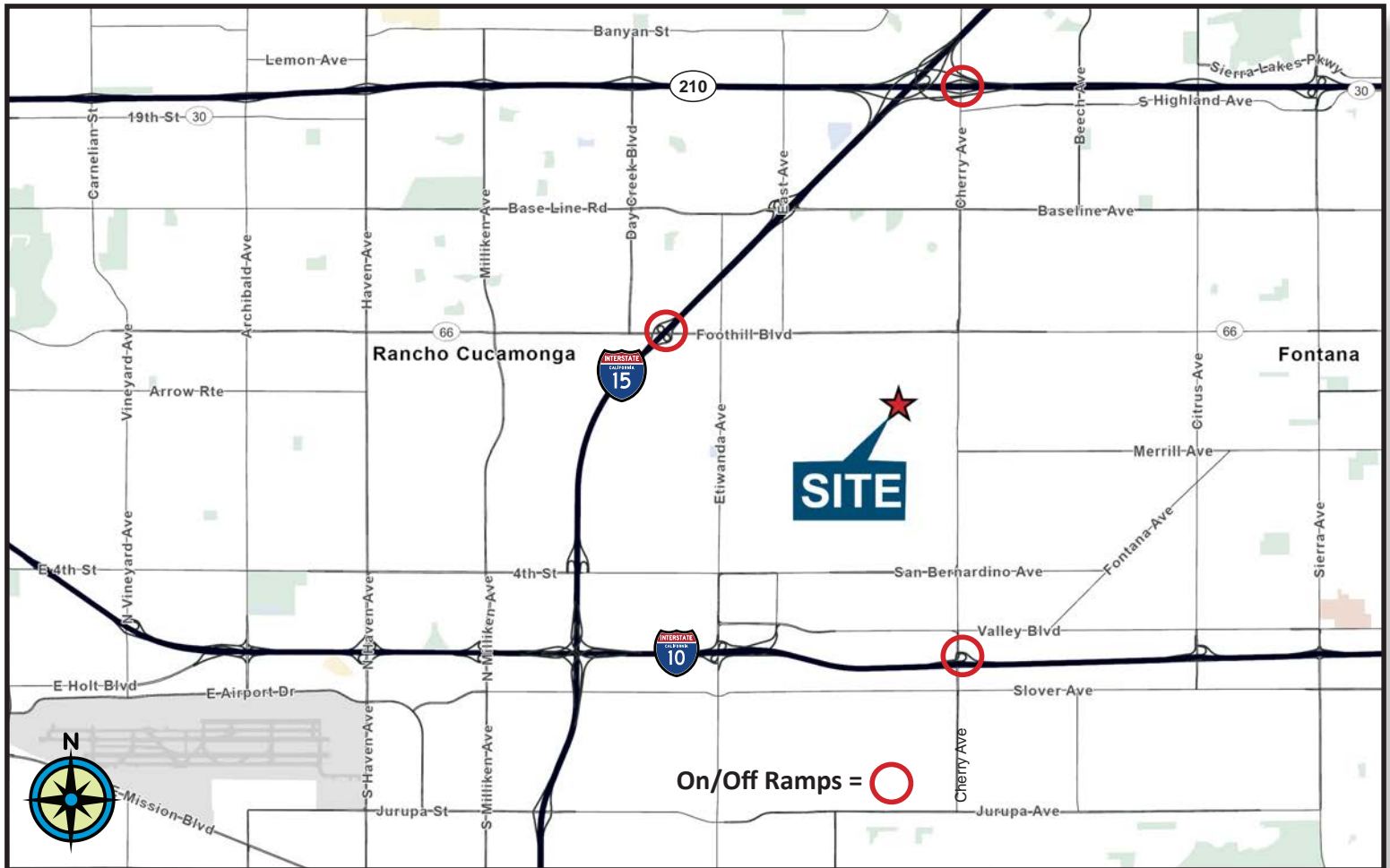
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LOCATOR MAP



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AERIAL



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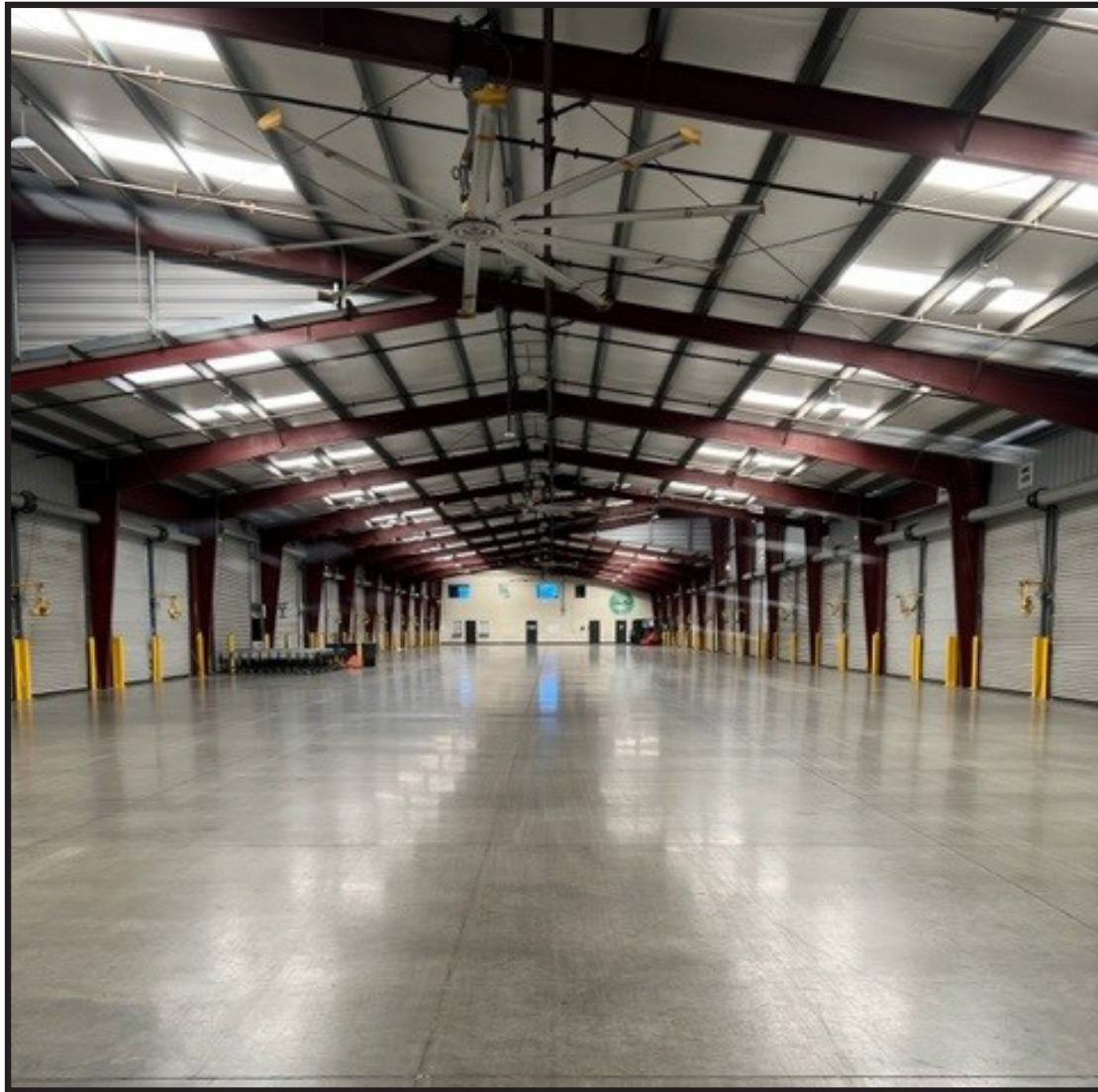
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PHOTOS



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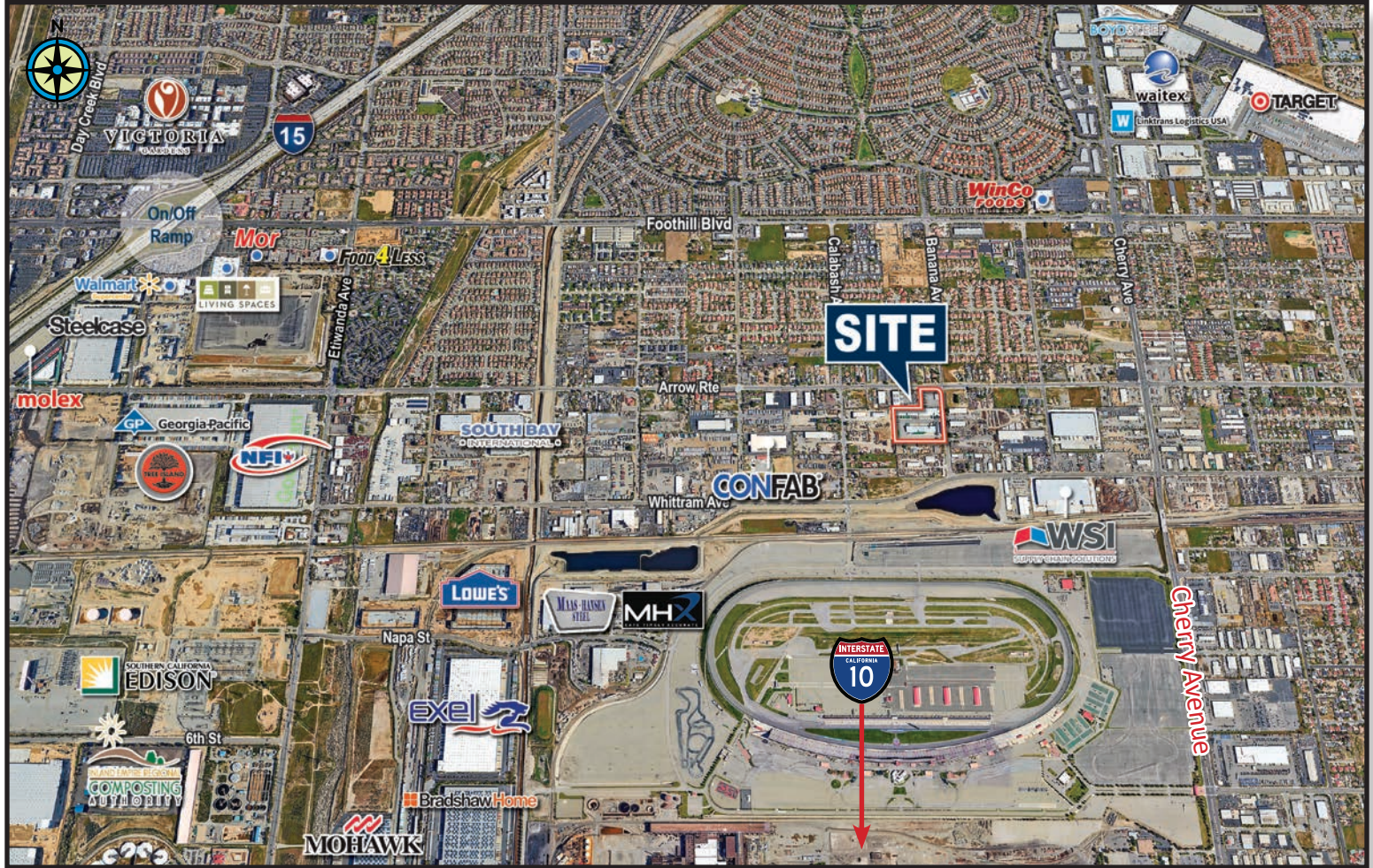
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CORPORATE NEIGHBORS



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