

FOR LEASE 150,000 SF on 6.89 Acres



Building 28: 14035-14045 Pipeline Ave, Chino, CA

FEATURES

Main Office:	5,020 SF
Whse Office:	489 SF
Clearance:	30' at First Column
Sprinklers:	ESFR w/ K-17 Heads
Power:	1,200 Amp, 277/480 Volts, 3 Phase
Loading:	26 Dock High Doors w/ Vision Panels -13 w/ 30,000 lb. Capacity Mechanical Pit-Levelers -13 w/ 25,000 lb. Capacity EOD Levelers
	1 Ground Level Ramp
Parking:	To Code
Whse Lighting:	LED w/ Motion Sensors
Truck Court:	Fully Secured (Shared)

Part of a 5 Million SF Master Planned Business Park

Adjacent to Chino Valley (71) Fwy With Access to O.C. via
Riverside (91) Fwy & L.A./Ontario via Pomona (60) Fwy



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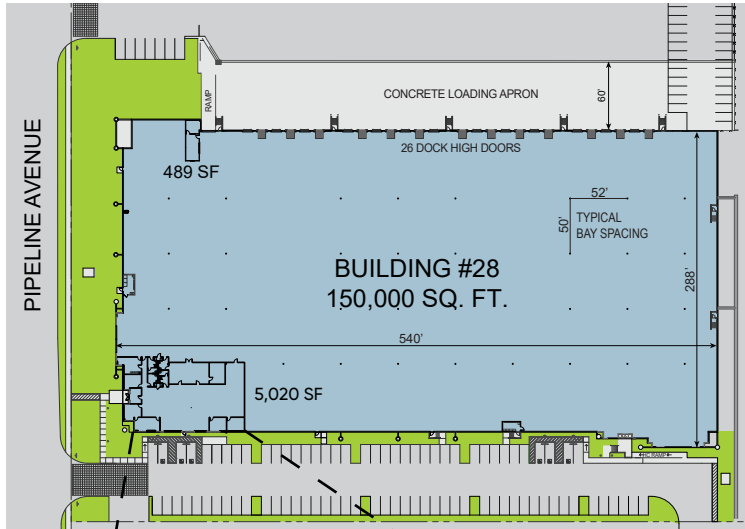
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Building 28 / Site Plan

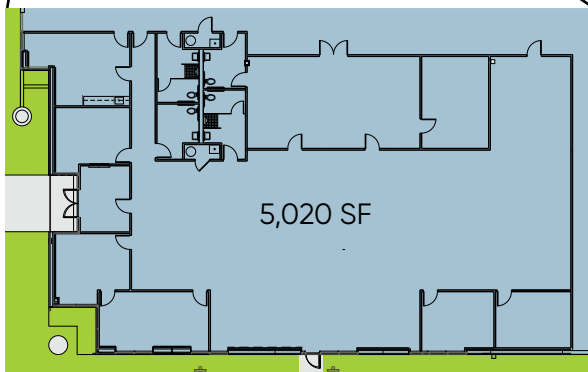
150,000 Square Feet



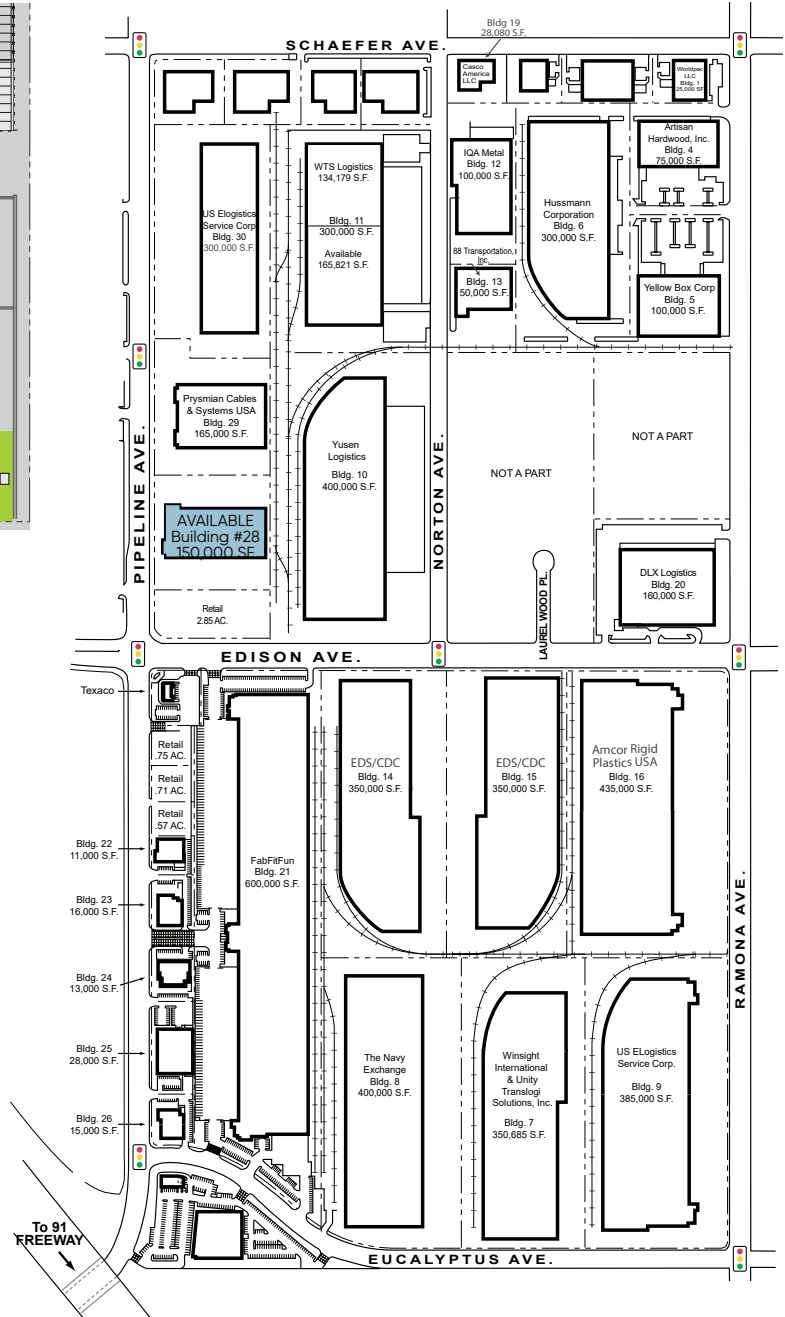
Building Site Plan



Office Floor Plan



Industrial Park Master Site Plan



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