

SCHEU BUSINESS CENTER

OFFICE AND COMMERCIAL SPACE FOR LEASE

1,182 -3,360 square feet

Features:

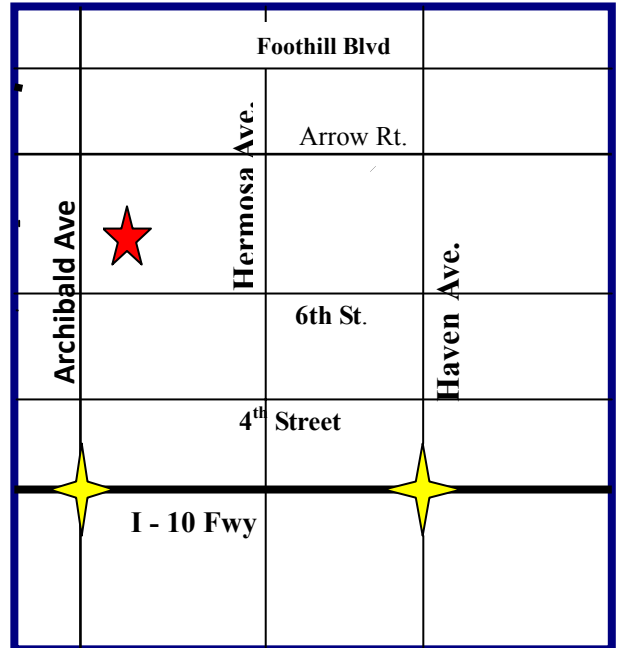
- Professional Business Park Atmosphere ➤
- Concrete Tilt-Up/ Block Construction ➤
- Extensive Office Glass/Storefronts
- Archibald Ave. Street Frontage identity ➤
- Street Signage (some lighted)
- AC/Heated Offices
- 4:1 Parking Ratio
- Fire Sprinklered
- Locally Managed
- Lighted Parking Areas
- ± 50,000 Cars per day traffic count



9135 & 9125 Archibald Ave., Rancho Cucamonga, CA



9155 Archibald Ave., Rancho Cucamonga, CA



For More Information, Contact:

- Dave McErlean 909.660.3548**
- Mark McErlean 909.945.4595**
- Don Barmakian 909.945.4599**

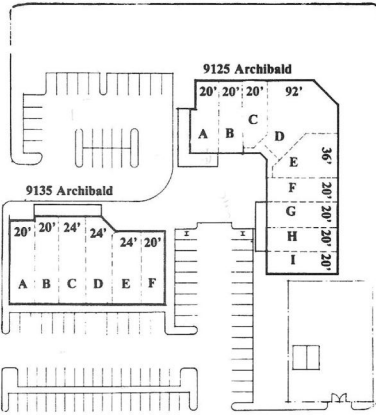
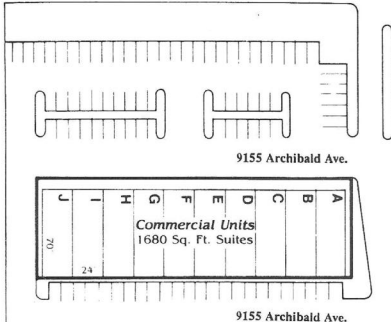


9620 Center Ave., Suite 130, Rancho Cucamonga, California 91730

The information contained herein was obtained from third parties, and has not been independently verified by the real estate brokers. Buyers/tenants should have the experts of their choice inspect the property and verify all information. Real Estate brokers are not qualified to act as or select experts with respect to legal, tax, environmental, building construction, soils-drainage or other such matters.

Scheu Business Center - Phases I, II, III, and IV

ARCHIBALD AVE.

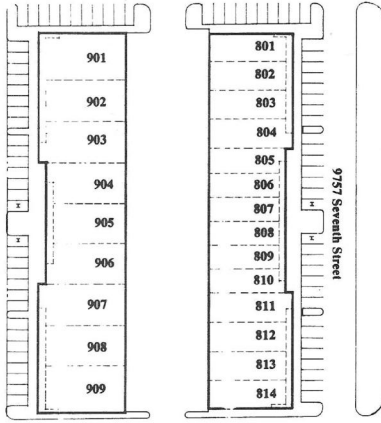
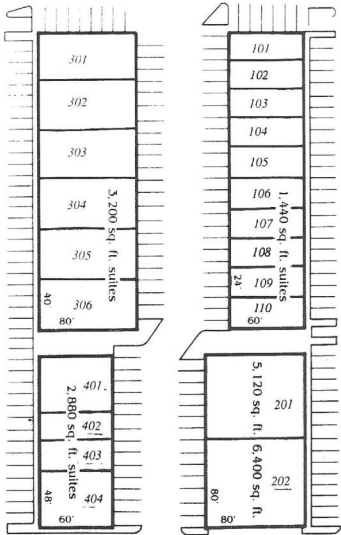


PHASE IV
Commercial Units
9125 Archibald

UNIT	SQ. FT.
A	1,326
B	1,182
C	1,073
D	2,954
E	1,605
F	1,182
G	1,200
H	1,200
I	1,182

9135 Archibald

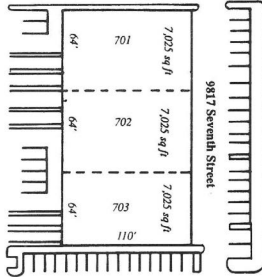
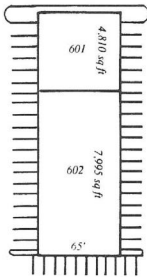
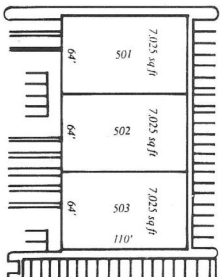
UNIT	SQ. FT.
A	1,342
B	1,440
C	1,728
D	1,691
E	1,418
F	1,200



7th STREET

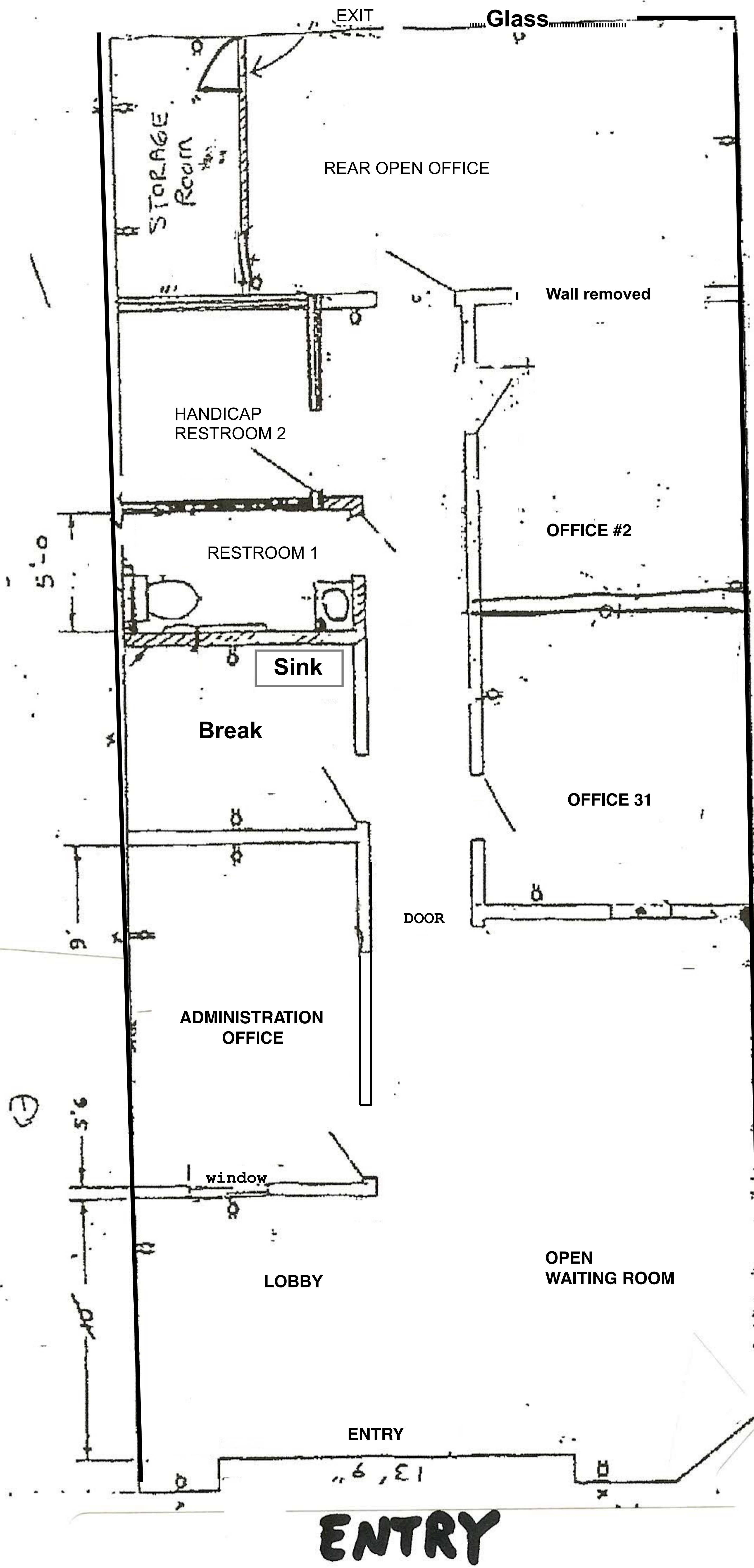
PHASE IV
INDUSTRIAL UNITS

SUITE	SQ. FT.
801-804	1,680
805-810	1,280
811-8. 4	1,680
901, 2, 3, & 8	2,664
904-906	2,176
909	2,960



9135 ARCHIBALD AVE., STE. E

1,418 SQ.FT.



FLOOR PLAN FOR ILLUSTRATION PURPOSES ONLY
NOT TO BE RELIED UPON
ALL DIMENSIONS ARE APPROXIMATE.