



2755

Thompson Creek Rd

POMONA, CA 91767

FOR SALE

OWNER USER
OPPORTUNITY

±41,870 SF FREESTANDING BUILDING ON ±1.51 ACRES OF LAND

CBRE

THE OFFERING

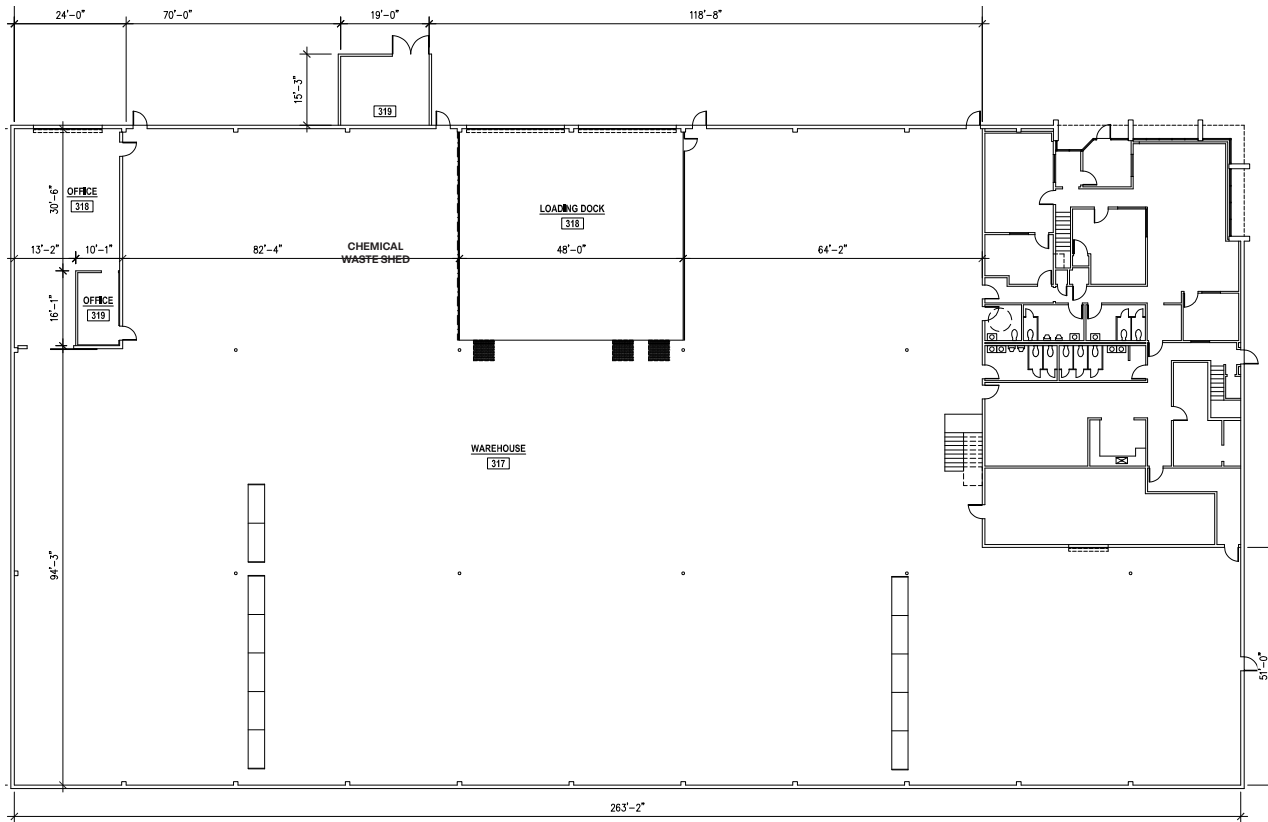
CBRE, Inc. is proud to present the rare opportunity to acquire a freestanding $\pm 41,870$ square foot industrial facility in the City of Pomona. Centrally located to efficiently service the Southern California market, the property is well-suited for a wide range of industrial uses. The building features heavy power ideal for manufacturing operations, a secured yard, ample on-site parking, and functional loading capabilities that further enhance operational efficiency.



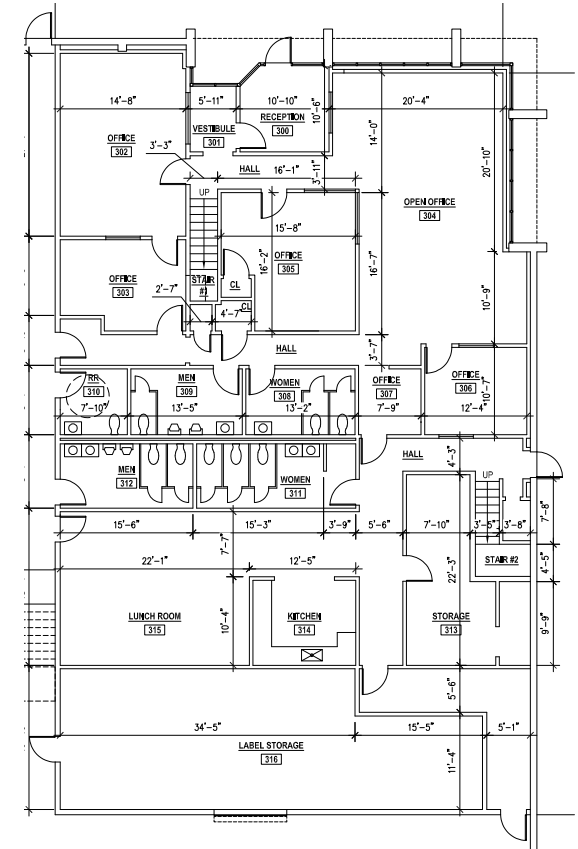
PROPERTY FEATURES

- » $\pm 41,870$ SF freestanding building on ± 1.51 acres of land
- » $\pm 9,951$ SF two-story office (1st floor: $\pm 5,124$ SF, 2nd floor: $\pm 4,827$ SF)
- » 22' min clear
- » Interior truckwell with 4 dock high positions (3 in-pit levelers)/ 1 ground level door
- » Heavy Power: 2,000 Amps
- » Sprinklered: 0.33/ 3,000 GPM
- » 50 parking spaces
- » Fenced and Paved yard
- » Convenient access to 10 & 210 freeways

FLOOR PLAN



1ST FLOOR



2ND FLOOR



PROPERTY PHOTOS





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CONTACT US

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CBRE

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