

5551-5621 State St.
Montclair, CA 91763

42,000 Mfg/Dist SF For Lease



LOCATION

Market: West Valley
County: San Bernardino
Parcel Number: 1011-241-15 & 20-0000

AVAILABILITY

Type: Lease Time on Market: 0 days Tenancy Type: Direct
On Market Date: 08/22/2023

COMMENTS

Public: ±42,000 SF Warehouse on 7.62 Acres. ±3,750 SF Office. Great Trucking/Transportation Yard. 18 Ground Level Doors With Drive-Thru Capability. Fully Fenced & Secured. Close Proximity to the 60, 71 & 10 Freeways. M-2 Zoning. Mostly Paved. Heavy Power.

SPACE

Floor Name:	5551-5621	Primary Use:	Mfg/Dist	Drive in Doors:	18
Space SF:	42,000	Secondary Use:	Contractor's Yard	Truck Level Doors:	2
Industrial SF:	38,250	Yard Type:	Fenced & Paved	Total Doors:	20
Office SF:	3,750	Office BTS:	No	Rail Status:	Unavailable
Land SF:	331,927	Ceiling Height Min:	14'0"	Rail Line:	None
Land Acres:	7.62	Ceiling Height Max:	19'0"		

UTILITIES

Electric Amps: Heavy

BUILDING

Property Type:	Industrial	Secondary Use:	Contractor's Yard	Dr In Doors (HxW):	12x14
		Construction Status:	Existing	Truck Doors:	2
		Year Built:	1970	Total Doors:	20
		Construction Type:	MTL	Rail Status:	Unavailable
Primary Use:	Mfg/Dist	Drive In Doors:	18	Rail Line:	None

SITE

Acre(s):	7.62	Zoning:	Fenced	Rail Line:	None
Square Feet:	331,927	Rail Status:	Unavailable		

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CONTACTS

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