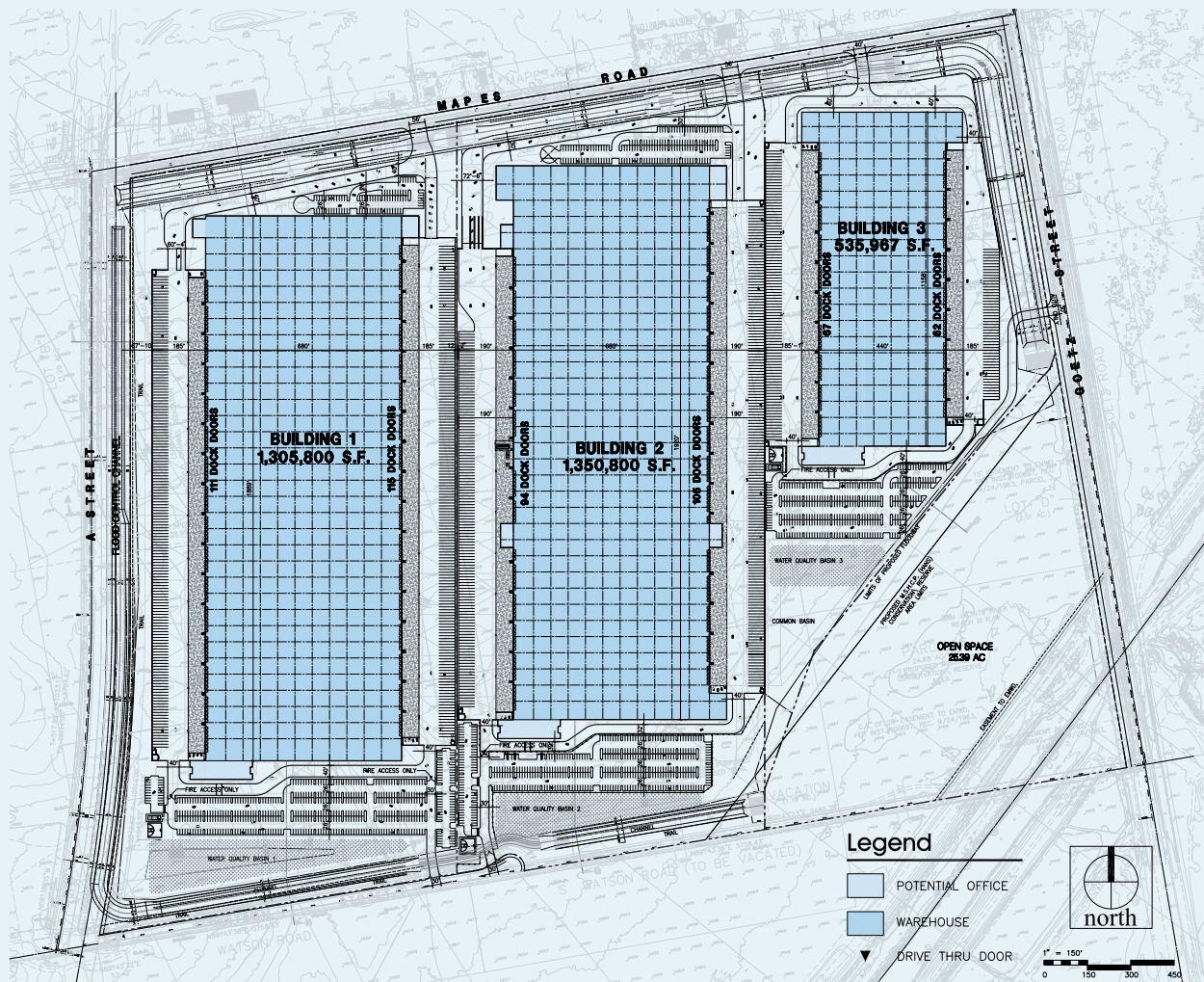




# PERRIS LOGISTICS CENTER

PLC South - 160 acres

Watson Street & Mapes Street, Perris, CA 92570



Perris Logistics Center South (PLC South) is strategically located in one of the premier distribution markets in the country. It can accommodate rentable area up to 3,192,567 SF with buildings ranging from 535,967 SF to 1,350,800 SF. The site features proximity/access to three major Interstates and the nation's busiest port system; immediate proximity to Ontario Airport, UPS & Fed Ex Ground Hubs and BNSF Inter-modal Yard.



#### CORPORATE NEIGHBORS

- iHerb
- Kraft
- O'Reilly Autoparts
- Harbor Freight Tools
- Deckers Outdoor
- Walgreens
- Philips
- Home Depot
- Ross Stores
- Hanes
- Whirlpool
- Amazon
- Harman Kardon
- Lowe's
- Wayfair
- General Mills

#### PARK FEATURES

- Ideal site for campus style distribution center
- Ample parking for high employee ecommerce uses

# 160 acres

**BUILDING SIZE:** up to 3,192,567 SF

**OFFICE AREA:** Build-to-suit

## Proposed Building Layouts (can be modified):

### BUILDING 1

<b>SITE AREA:</b>	2,983,782 SF 68.50 acres
<b>BUILDING AREA:</b>	1,305,800 SF
<b>POTENTIAL OFFICE:</b>	20,000 SF
<b>CLEAR HEIGHT:</b>	42'
<b>AUTO PARKING:</b>	587 spaces
<b>TRAILER PARKING:</b>	333 spaces

### BUILDING 2

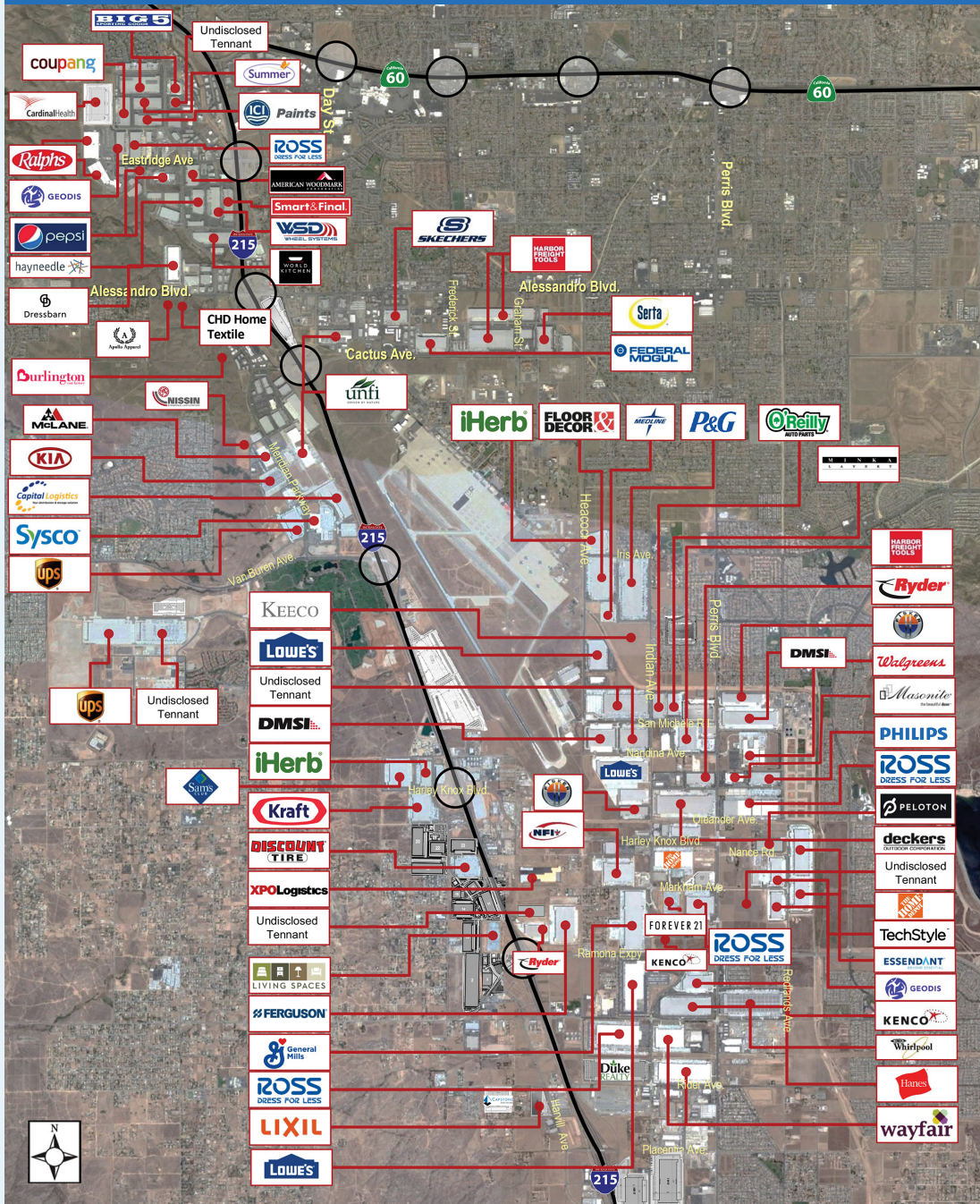
<b>SITE AREA:</b>	2,796,047 SF 64.19 acres
<b>BUILDING AREA:</b>	1,350,800 SF
<b>POTENTIAL OFFICE:</b>	20,000 SF
<b>CLEAR HEIGHT:</b>	42'
<b>AUTO PARKING:</b>	585 spaces
<b>TRAILER PARKING:</b>	296 spaces

### BUILDING 3

<b>SITE AREA:</b>	1,616,365 SF 37.11 acres
<b>BUILDING AREA:</b>	535,967 SF
<b>POTENTIAL OFFICE:</b>	10,000 SF
<b>CLEAR HEIGHT:</b>	40'
<b>AUTO PARKING:</b>	309 spaces
<b>TRAILER PARKING:</b>	152 spaces



# MORENO VALLEY & PERRIS CORPORATE NEIGHBORS



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