



## BUILDING 16 | 1800 MOUNTAIN AVENUE, NORCO, CA



Palomino Ranch Business Park is a master-planned, last-mile development project in the Inland Empire West that will total  $\pm 1.96M$  SF across  $\pm 112$ -acres at completion

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker or owner herein. Lee & Associates Commercial Real Estate Services, Inc. - Riverside. 4193 Flat Rock Drive, Suite 100, Riverside, CA 92505 | Corporate ID# 01048055



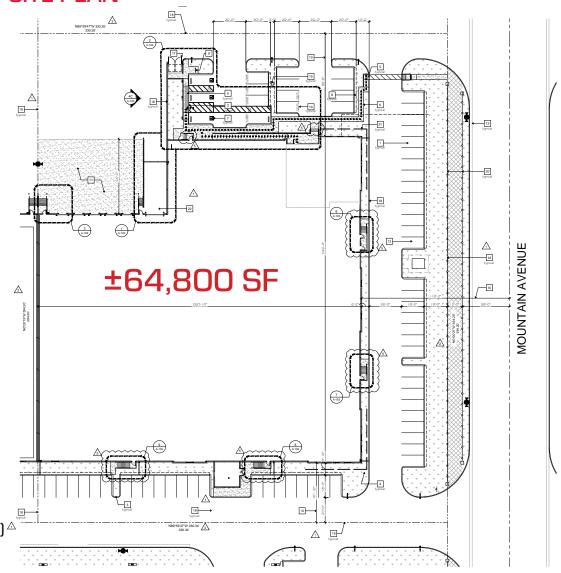


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### **BUILDING HIGHLIGHTS**

- ±64,800 SF
- ±3,113 SF 1ST FLOOR OFFICE
- ±3,081 SF 2ND FLOOR OFFICE
- 32' CLEAR HEIGHT
- ESFR FIRE SPRINKLER
- ±165' TRUCK COURT DEPTH
- 5 DOCK DOORS
- 1 GROUND LEVEL DOOR
- 68 PARKING SPACES
- 1,600 AMP PANEL EXPANDABLE TO 4,000 AMPS (VERIFY)

#### SITE PLAN



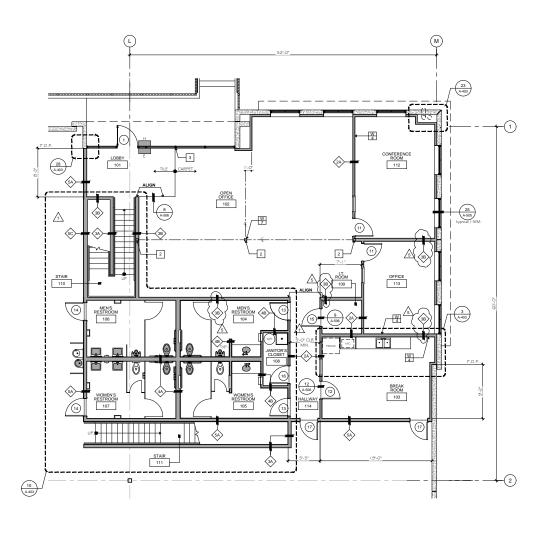


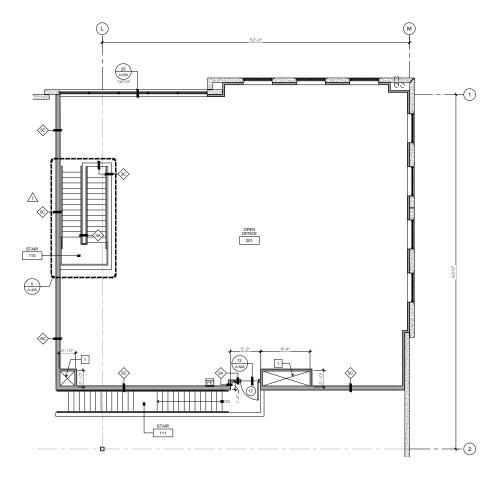


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#### **1ST FLOOR OFFICE**

### **2ND FLOOR OFFICE**











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