

WATSON

INDUSTRIAL PARK CHINO

600,140 SF

Available For Lease

Near Ontario International Airport / Fedex Hub

36' Clear Height *for up to 25% more storage space*



Legacy BuildingSM **837**

15207 Flight Avenue, Chino, CA



Build Green. Everyone Profits.

LEED- Leadership in Energy & Environmental Design

Legacy BuildingSM 837 has been constructed as a LEED[®] certified building. LEED[®] developments are voluntary and are designed to be environmentally responsible, high performing, sustainable and healthy places to work.

*LEED is a registered trademark of the U.S. Green Building Council.

SPECIFICATIONS

BUILDING SIZE: 600,140 SF

OFFICE SIZE: 5,610 SF

LAND SIZE: 1,334,526 SF

TRUCK POSITIONS: Dock High: 108 (9' x 10')
Ground Level Ramp: 2 (12' x 14')

TRUCK TURNING RADIUS: 185' and 240'
Cross-Dock Loading

MINIMUM CLEARANCE: 36'

SPRINKLER SYSTEM: ESFR

TRAILER STORAGE SPACES: 193

POTENTIAL POWER CAPACITY: 1,200 amps,
277/480 volts, 3 phase, 4 wire (Expandable)

PARKING SPACES: 240

LEGACY FEATURES

100% concrete truck courts

3% skylights

Architectural two-story glass entries

8" thick reinforced, 4,000 psi
concrete floor slabs

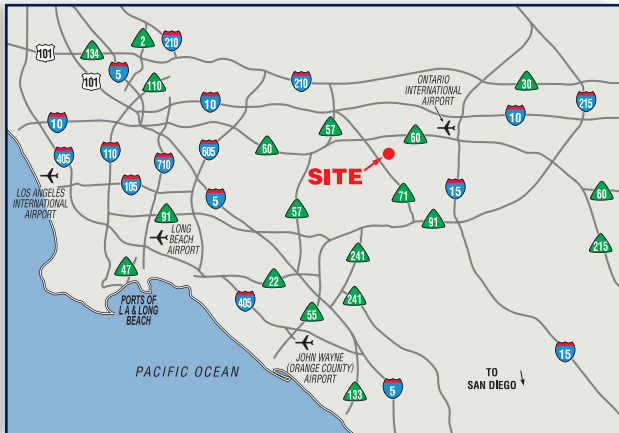
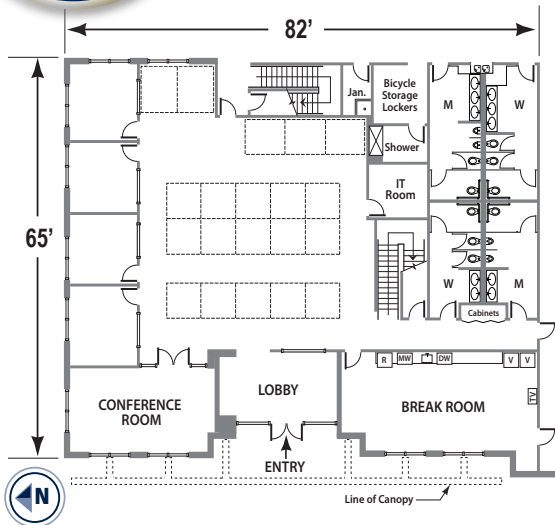
Abundant clerestory glass



600,140 SF

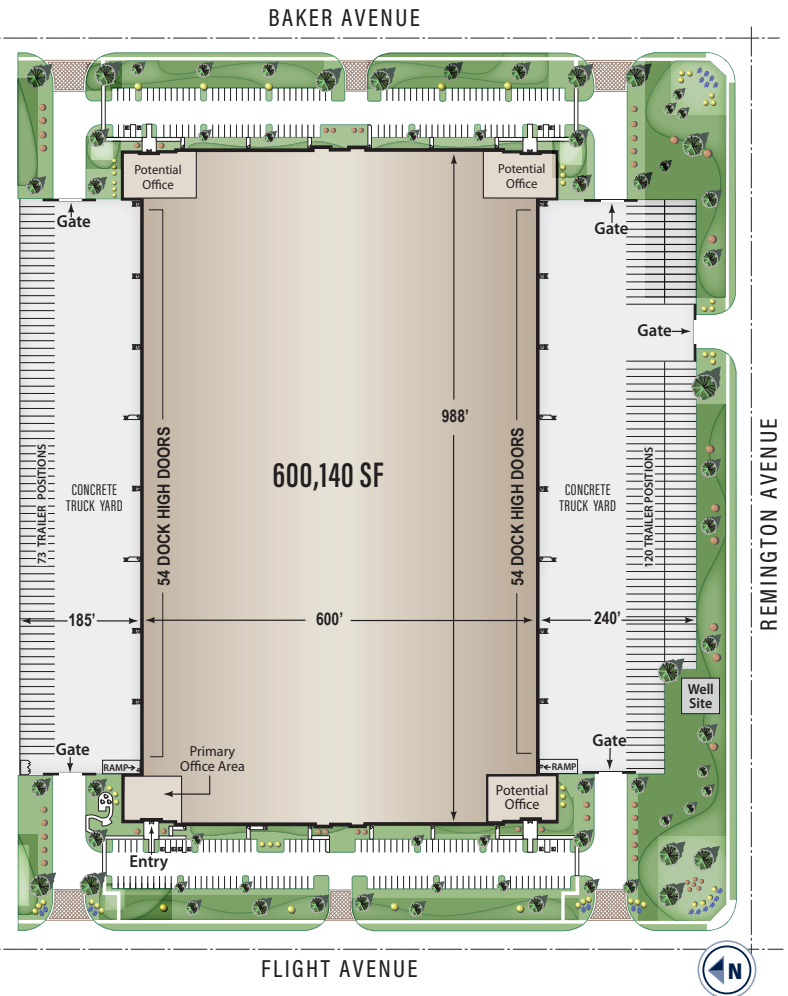
INDUSTRIAL PARK CHINO

Near Ontario Internatoinal Airport / Fedex Hub

**OFFICE PLAN** 5,610 SF

LEGACY BUILDINGSM 837 SITE PLAN

LEED® Certified



Our *Knowledge* is your Property

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