

156,900 SF

OAKMONT / RANCHO

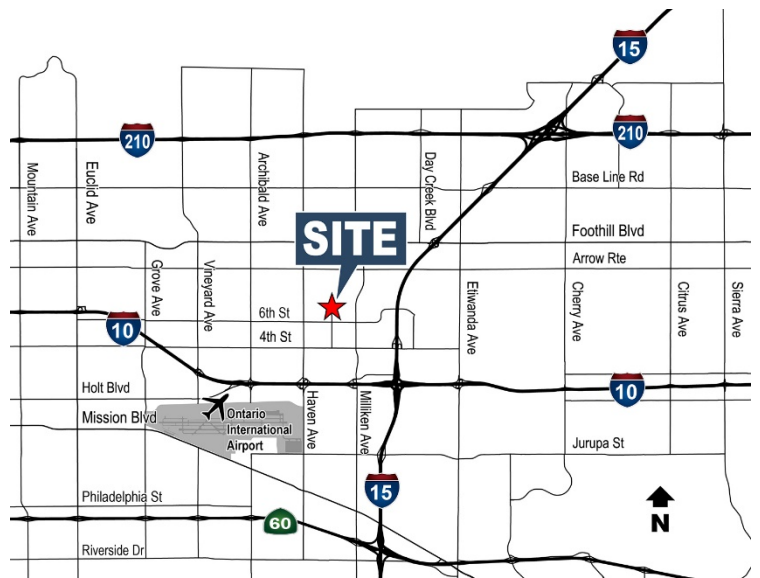
Under Construction / Anticipated Delivery 2Q 2016



9189 Utica Ave. | Rancho Cucamonga

STATE OF THE ART FEATURES

- 156,900 Square Foot Building
- 32' Clear Height
- Built-to-Suit Office
- 3.0% Skylights
- 2,000 Amp UGPS with 400 Amp House Panel
- LEED Certified Being Pursued
- ESFR Fire Sprinkler System (K-17, 52 psi)
- 4-ply Built-Up Roof with 15-yr NDL Warranty
- 19 (9' x 10') Dock High Doors
- 2 (12' x 14') Grade Level Doors
- Secured, Full-Concrete Truck Court (177')
- 22 Trailer Storage Spaces
- 91 Auto Parking Spaces
- Prime IE West Location, 1.5 Miles to I-10 and 2.1 Miles to I-15
- Corporate Neighbors include Coca Cola, Kumho Tire, New Classic Home, and GITI Tires



FOR MORE INFORMATION, CONTACT:

Frank Geraci, SIOR
Executive Vice President
909.545.8006
fgeraci@voitco.com
ID #00878827

Juan Gutierrez, SIOR
Vice President
909.545.8008
jgutierrez@voitco.com
ID #01777990



OAKMONT
INDUSTRIAL GROUP

Voit
REAL ESTATE SERVICES

