

HAVEN GATEWAY

3800 E. PHILADELPHIA ST / ONTARIO / CALIFORNIA

±248,738 SF

INDUSTRIAL DISTRIBUTION BUILDING
FOR LEASE



SITE DETAILS

NEW OFFICES
NEW HVAC
NEW ROOF
NEW LEVELERS

±248,738 SF
AVAILABLE NOW

BUILDING SPECIFICATIONS

Building area:
±248,738 SF on 11.57 acres

Clear height:
32' Interior

Office area:
±5,893 SF

Loading docks:
27 (8'6" x 10')

Dock levelers:
40,000 lb. capacity

Drive-in doors:
2 (12'x14')

Truck court:
up to 226' paved & secured

Car parking:
±200 spaces

Trailer stalls:
37 stalls

Sprinklers:
ESFR (K-17)

Electrical:
2000 amp, 277/480v

Lighting:
LED (interior and exterior)

Column spacing:
50'x 52 and 60'x 52' typical

Year built:
2000



SITE DETAILS

2,000

ELECTRICAL POWER

Power:
2,000 amps, 277/480v

27/2

LOADING AREA

Single load facility:
27 dock-high doors
(equipped w/ 40,000 lb
levelers)

Grade level:
2 doors (12'x14')

200/37

PARKING

Trailer parking:
±37 trailer stalls

Parking:
±200 auto spaces

SR-60

ACCESS

Immediate access
to State Route 60 via
Haven Ave on/off ramps

Renovated

BUILDING RENOVATIONS

New Offices
New HVAC
New Roof
New Levelers



3800 E. Philadelphia St
Ontario, CA

Grade Level Loading Doors



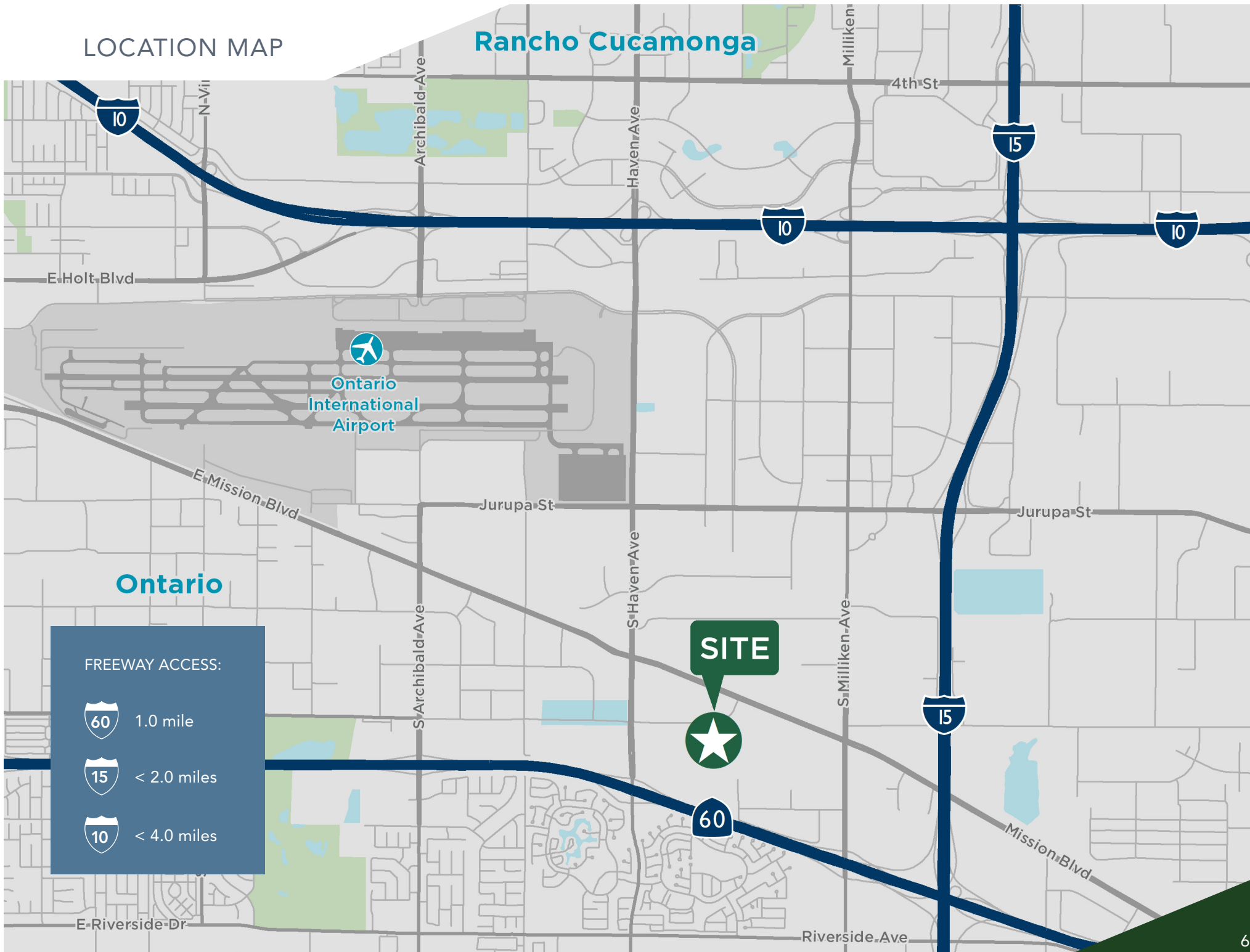
Development, Marketing & Management by:



LOCATION MAP



LOCATION MAP



HAVEN GATEWAY



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