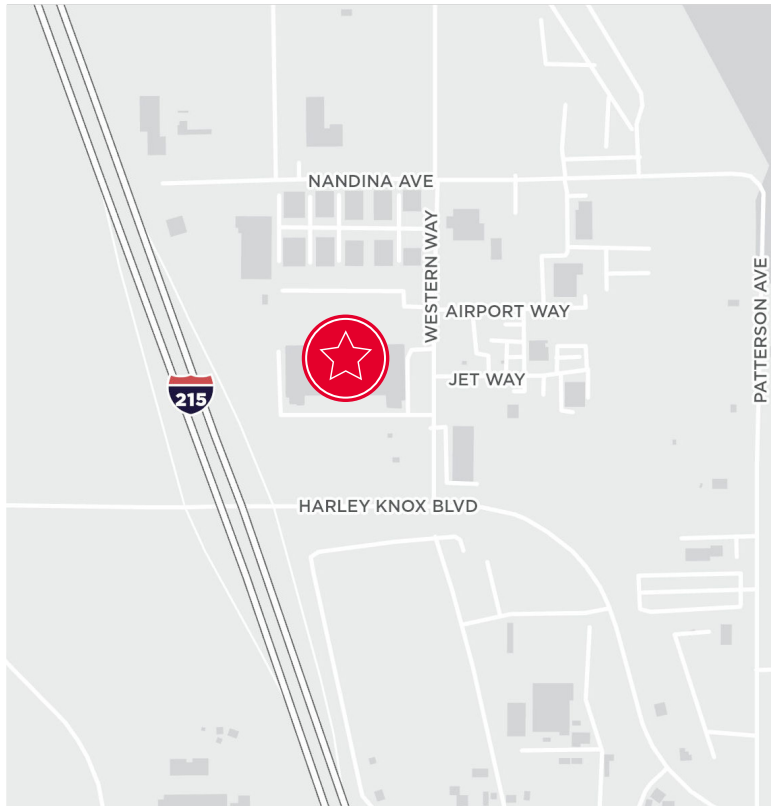


5100 WESTERN WAY

PERRIS, CA 92571

Sublease



PROPERTY HIGHLIGHTS

- 49,200 Square Feet
- Office 2,600 SF
- 11 Dock Doors / 1 Grade Level Door
- 28' Clear Height
- 48' x 48' Column Spacing
- Power: 800 Amps @ 480/277 Volts
- ESFR Sprinklers
- 130' Truck Court Depth
- [Light Industrial Zoning](#) 
- 46 Automotive Parking Stalls
- Utilities Metered Separately
- Private Trash Receptacle
- Shared Truck Court Access
- Master Lease Expires November 1, 2028

Hector Vargas

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Kevin Turner

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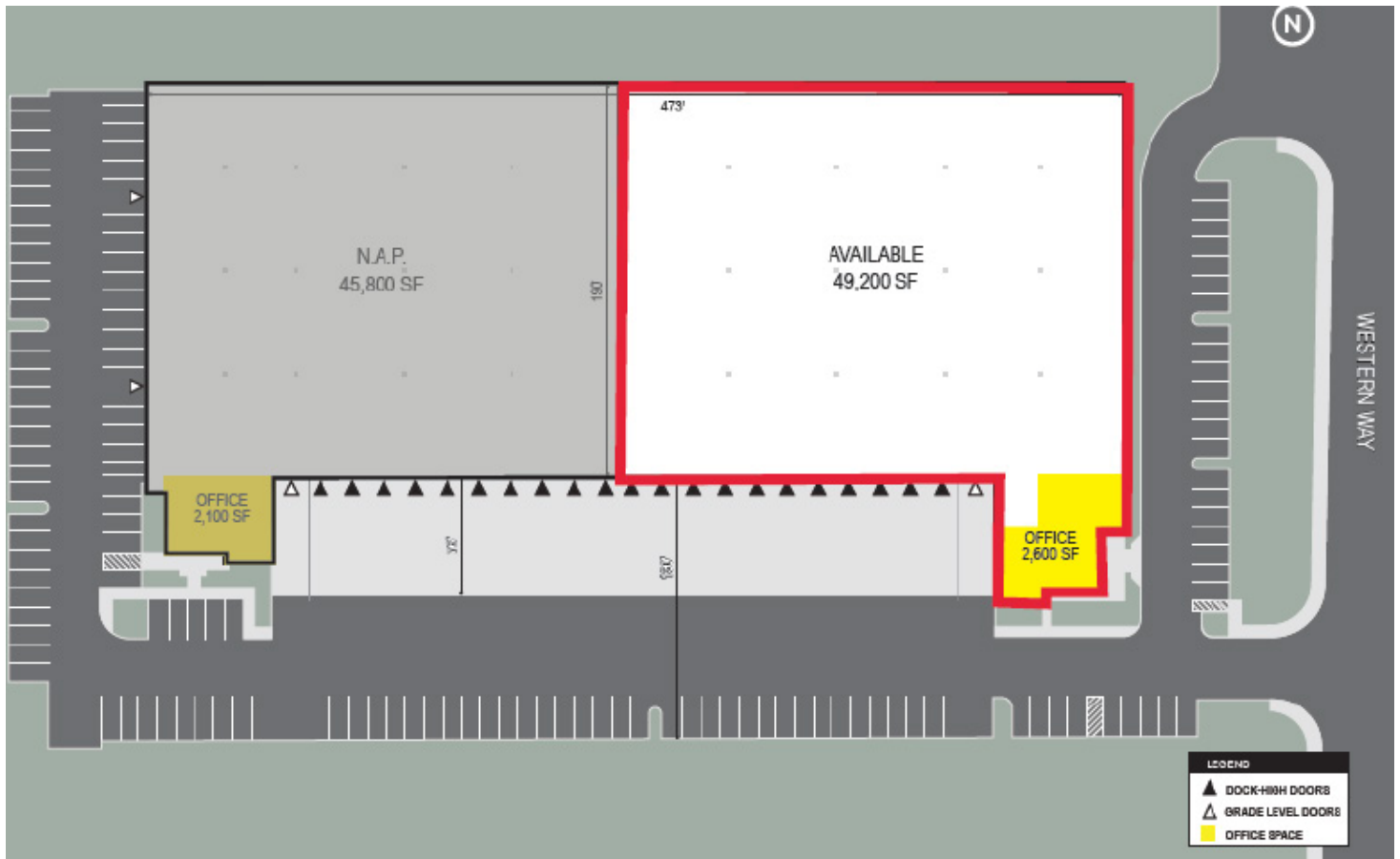
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