

9408

Richmond Place

Rancho Cucamonga, CA 91730

124,200 SF + 4.35 AC LAND PARCEL
INDUSTRIAL BUILDING FOR SALE - COLD STORAGE IMPROVEMENTS



PROPERTY HIGHLIGHTS

Located in the highly desirable Inland Empire West submarket of Rancho Cucamonga, 9408 Richmond Place is a $\pm 124,200$ SF freestanding industrial facility situated on ± 6.96 acres, complemented by an additional ± 4.35 -acre secured yard/expansion parcel. The building features approximately $\pm 10,000$ SF of two-story office space, $\pm 18,500$ SF of cooler space, and $\pm 21,000$ SF of freezer space, with a 30' clear height, 29 dock-high loading positions, and 1 grade-level door. The property offers a superior loading configuration and rare onsite trailer parking capacity for buildings of this size, providing a significant competitive advantage. Strategically located with immediate access to the I-10 and I-15 freeways via Milliken Avenue and 4th Street, this Class B industrial asset is well-positioned for both owner-users and investors seeking functionality, scalability, and premier regional connectivity.



$\pm 10,000$ SF Two Story Office Space
30' Clear Height



62 Miles from Los Angeles
International Airport (LAX)

63 Miles to Ports of
Los Angeles & Long Beach



124,200 SF on 6.96 acres,
plus 4.35 acre parcel



29 Dock High
1 Grade Level Door
Dock Seals



ESFR Sprinkler System

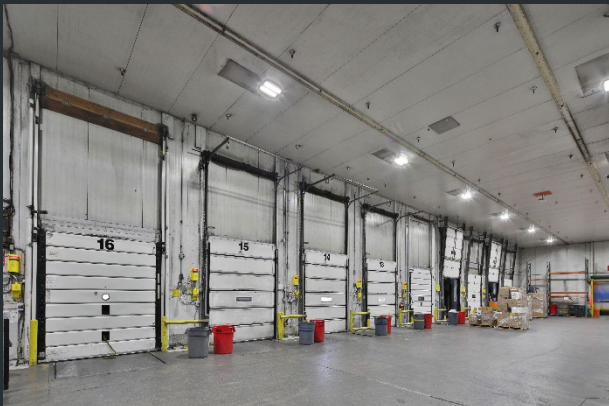
AERIAL PLAN



AERIAL PLAN



PROPERTY PHOTOS



I-15

0.9 Miles

I-10

1.8 Miles

(66)

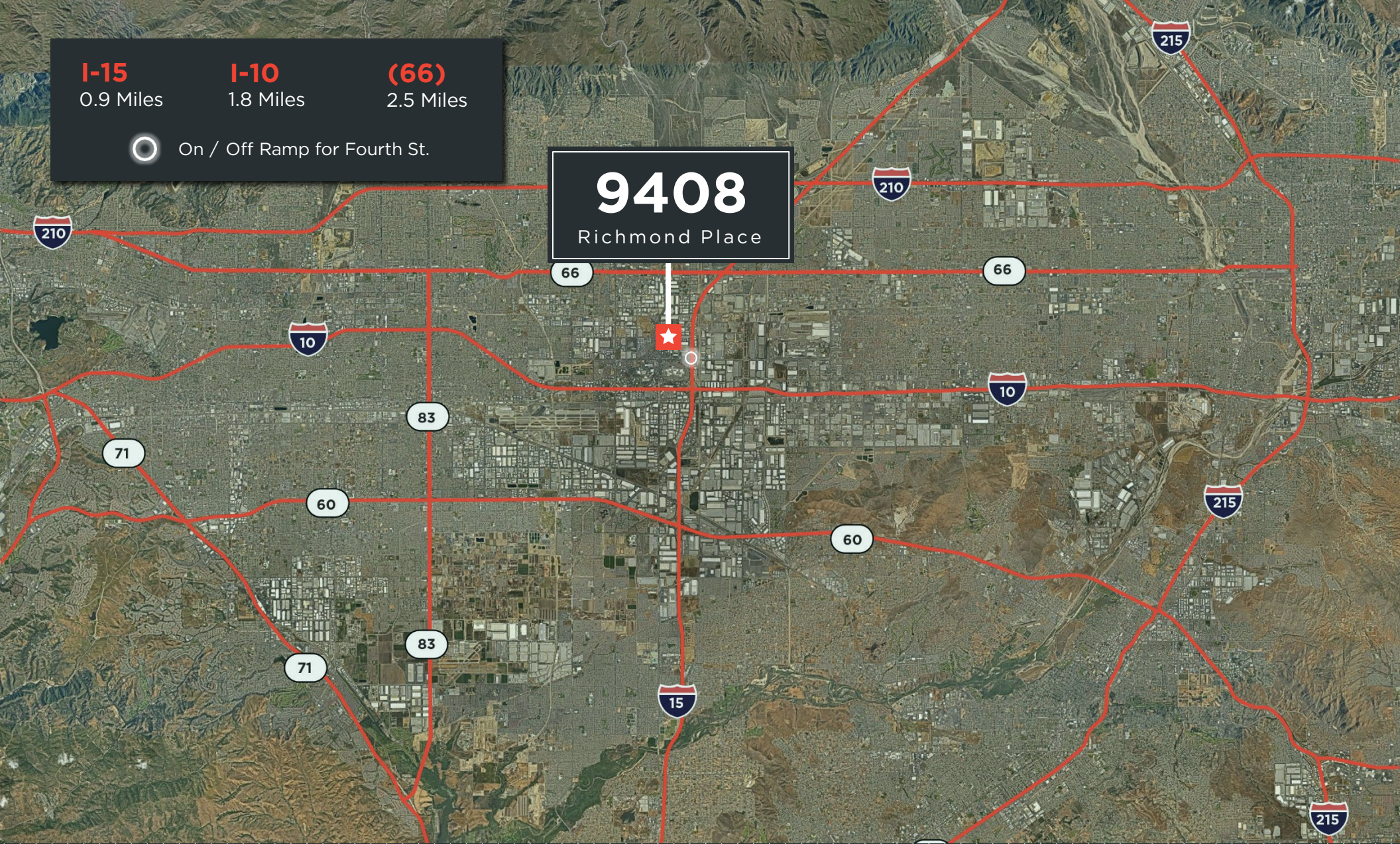
2.5 Miles



On / Off Ramp for Fourth St.

9408

Richmond Place



LOCATION / ACCESS

For more information or to
schedule a tour, contact:

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