BIRTCHER BUSINESS PARK AT BELLEGRAVE



MAKE READY
IMPROVEMENTS COMPLETED!

PRIVATE
FENCED YARDS!

AVAILABLE FOR LEASE OR SALE

10278 BIRTCHER DRIVE

BUILDING #7

JURUPA VALLEY, CA 91752

CUSHMAN & WAKEFIELD

www.birtcherbusinesspark.com

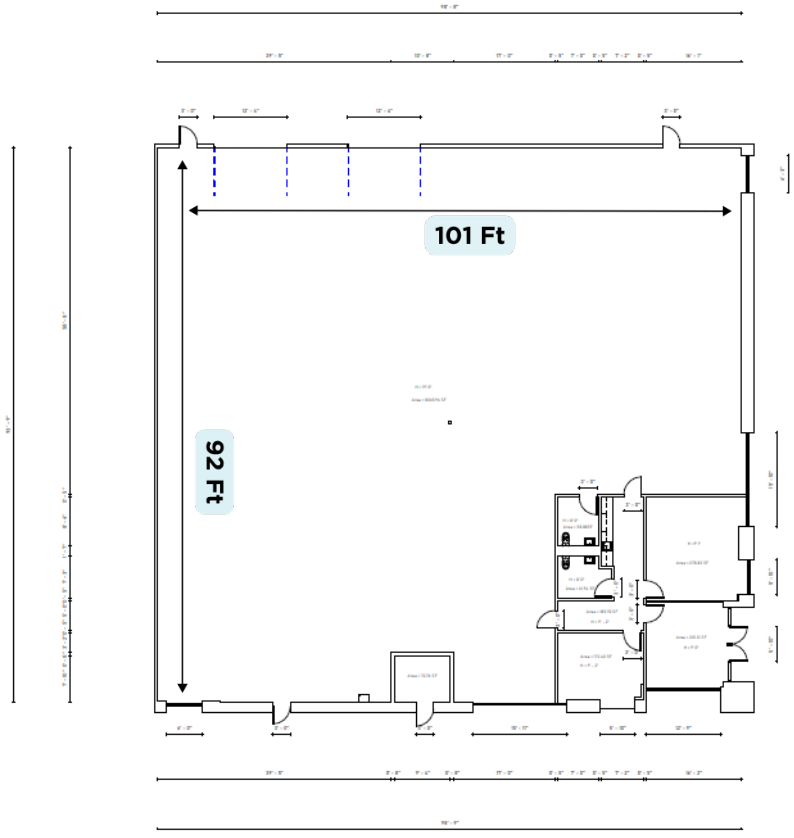
10278 BIRTCHER DRIVE
BUILDING #7

PROPERTY HIGHLIGHTS

- Building Size: Freestanding ±9,522 SF
- Office Size: ±1,033 SF
- New Roof & new Skylights
- Yard: Large Secured Yard
- Ground Level Doors: 2- 12’x14’
- Clear Height: 14’ Minimum
- Power: 400 Amps, 277/480 Volts
- Warehouse Lighting: LED high bay fixtures
- Fire Sprinkler Systems: .33 GPM/3000
- Parking: 2.18/1,000 SF
- Location: Less than 2 miles from I/15/Hwy 60 Interchange



10278 BIRTCHER DRIVE
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10278 Birtcher Drive

Floor Plan

Scale 1/8" = 1'-0"

A101

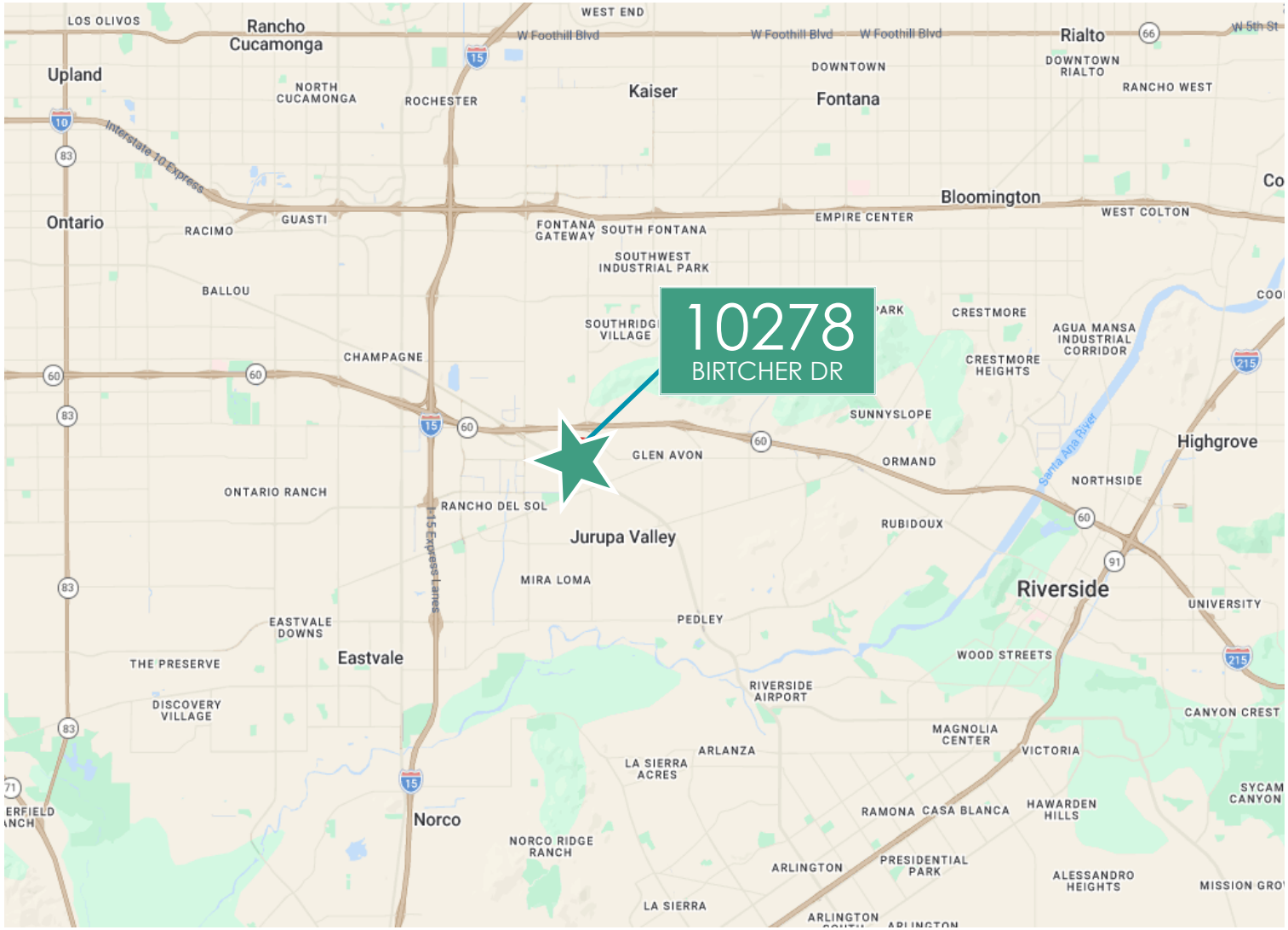
Level 1
1/8" = 1'-0"

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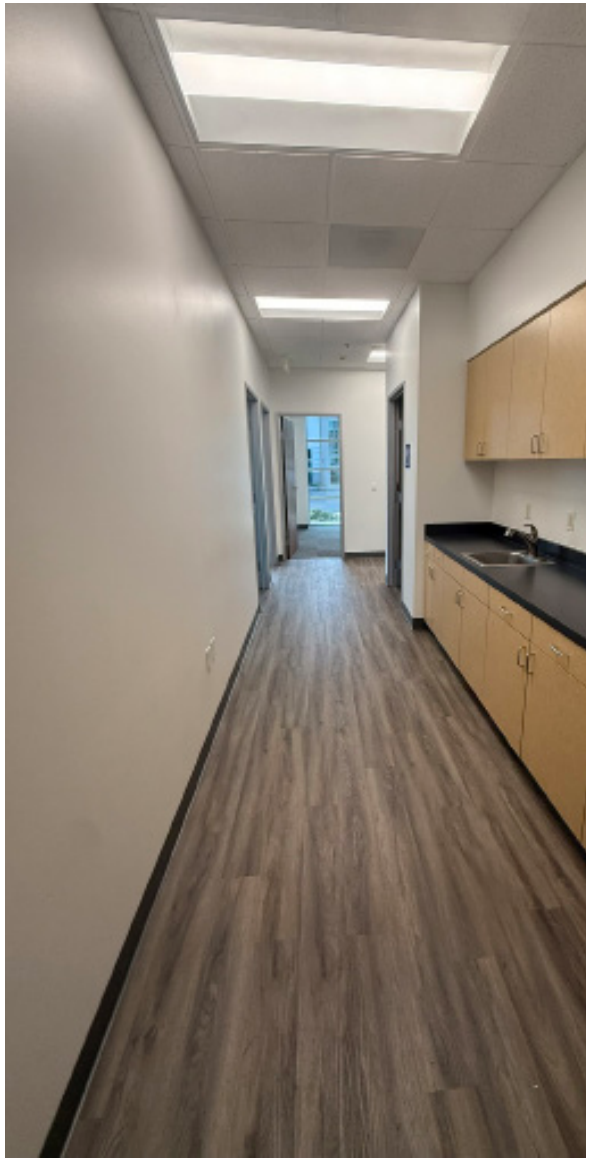
FLOOR PLAN



10278 BIRTCHER DRIVE
BUILDING #7













SCAN ME

CHECK OUR **WEBSITE** FOR CURRENT AVAILABILITES

FOR MORE INFORMATION, CONTACT:

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