

FOR SALE OR LEASE 73,992 SF Divisible DEDEAUX BUSINESS PARK REDLANDS - BLDG 1

509 Alabama St, Redlands, CA 92373

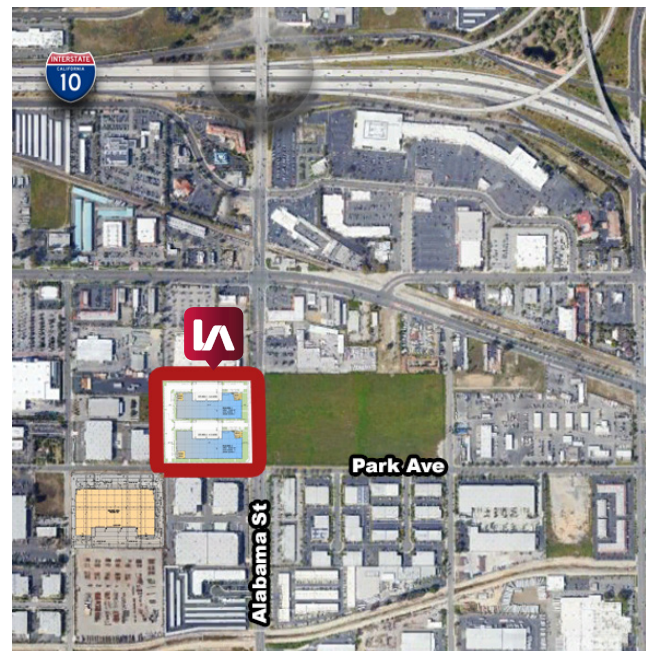
AVAILABLE NOVEMBER 2020



PROJECT SPECIFICATIONS:

BUILDING SIZE: 73,992 Square Feet
GROUND OFFICE: 2,521 Square Feet, expandable
MEZZ OFFICE: 2,954 Square Feet
LAND SIZE: 3.63 Acres
DOCK HIGH DOORS: 11
GRADE LEVEL DOORS: 2
MINIMUM CLEARANCE: 30'
SPRINKLER SYSTEM: ESFR
POWER: 800 AMP, 277/480 V, 3 PHASE
4 WIRE, 2000 AMP UGPS
WAREHOUSE LIGHTING: LED
PARKING SPACES: 116
SKYLIGHTS: 3%
YARD: Secured and Gated

LOCAL AERIAL:



Alex Heim
aheim@lee-assoc.com
D 909.373.2701

Nesha Ritchie
nritchie@lee-assoc.com
D 909.373.2942

Bill Heim
bheim@lee-assoc.com
D 909.373.2901

ANOTHER PROJECT BY:

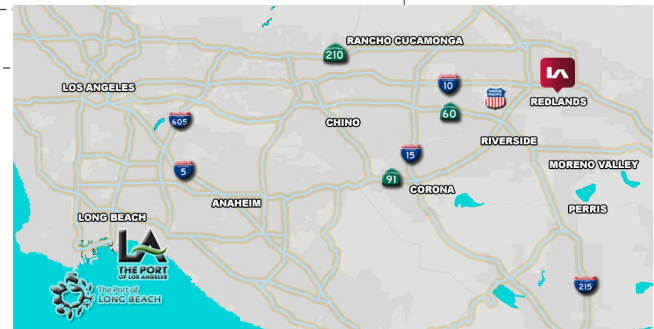
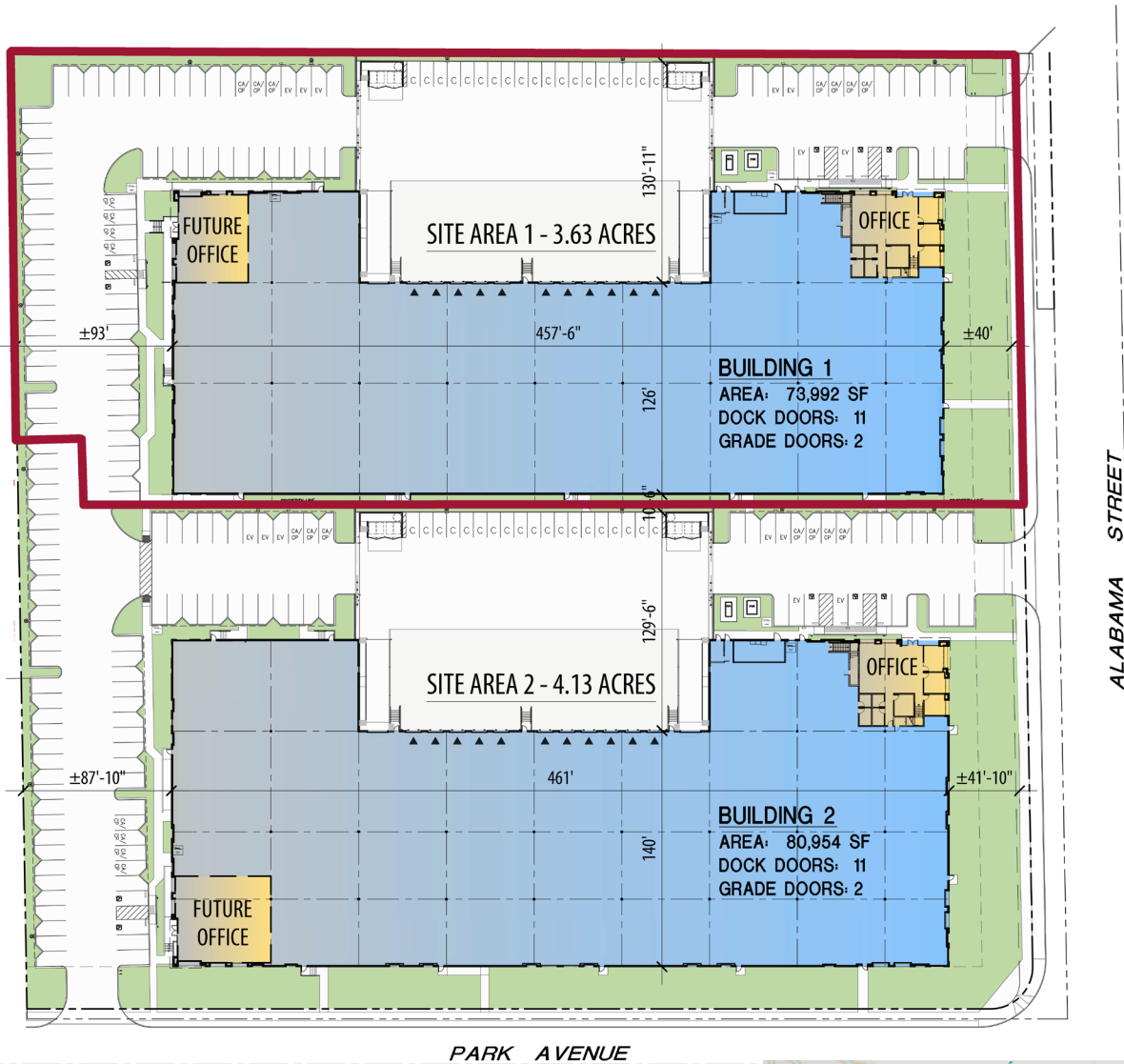


All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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PROJECT SITE PLAN:



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FOR SALE OR LEASE 80,954 SF Divisible DEDEAUX BUSINESS PARK REDLANDS - BLDG 2

501 Alabama St, Redlands, CA 92373

**LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES

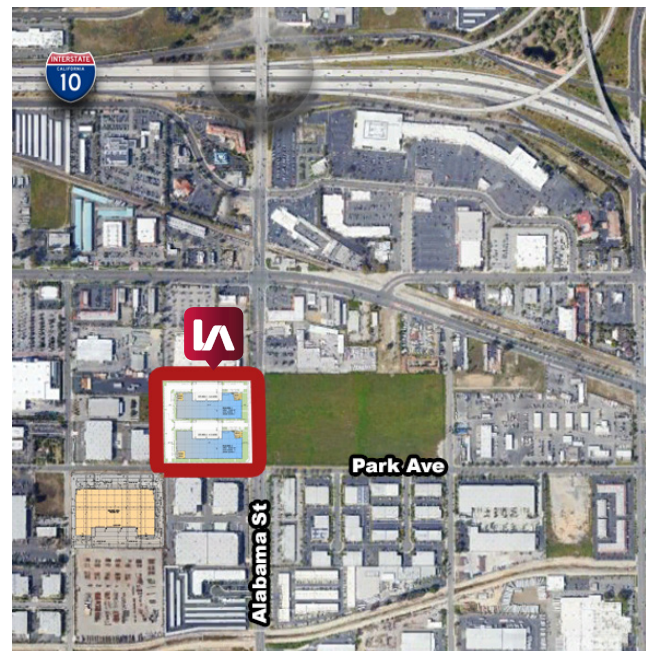
AVAILABLE NOVEMBER 2020



PROJECT SPECIFICATIONS:

BUILDING SIZE: 80,954 Square Feet
GROUND OFFICE: 2,451 Square Feet, expandable
MEZZ OFFICE: 2,876 Square Feet
LAND SIZE: 4.13 Acres
DOCK HIGH DOORS: 11
GRADE LEVEL DOORS: 2
MINIMUM CLEARANCE: 30'
SPRINKLER SYSTEM: ESFR
POWER: 800 AMP, 277/480 V, 3 PHASE
4 WIRE, 2000 AMP UGPS
WAREHOUSE LIGHTING: LED
PARKING SPACES: 123
SKYLIGHTS: 3%
YARD: Secured and Gated

LOCAL AERIAL:



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ANOTHER PROJECT BY:



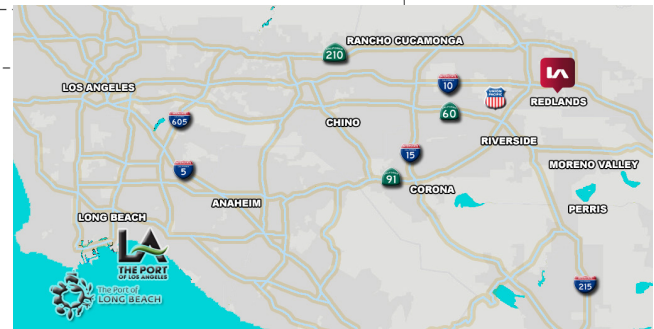
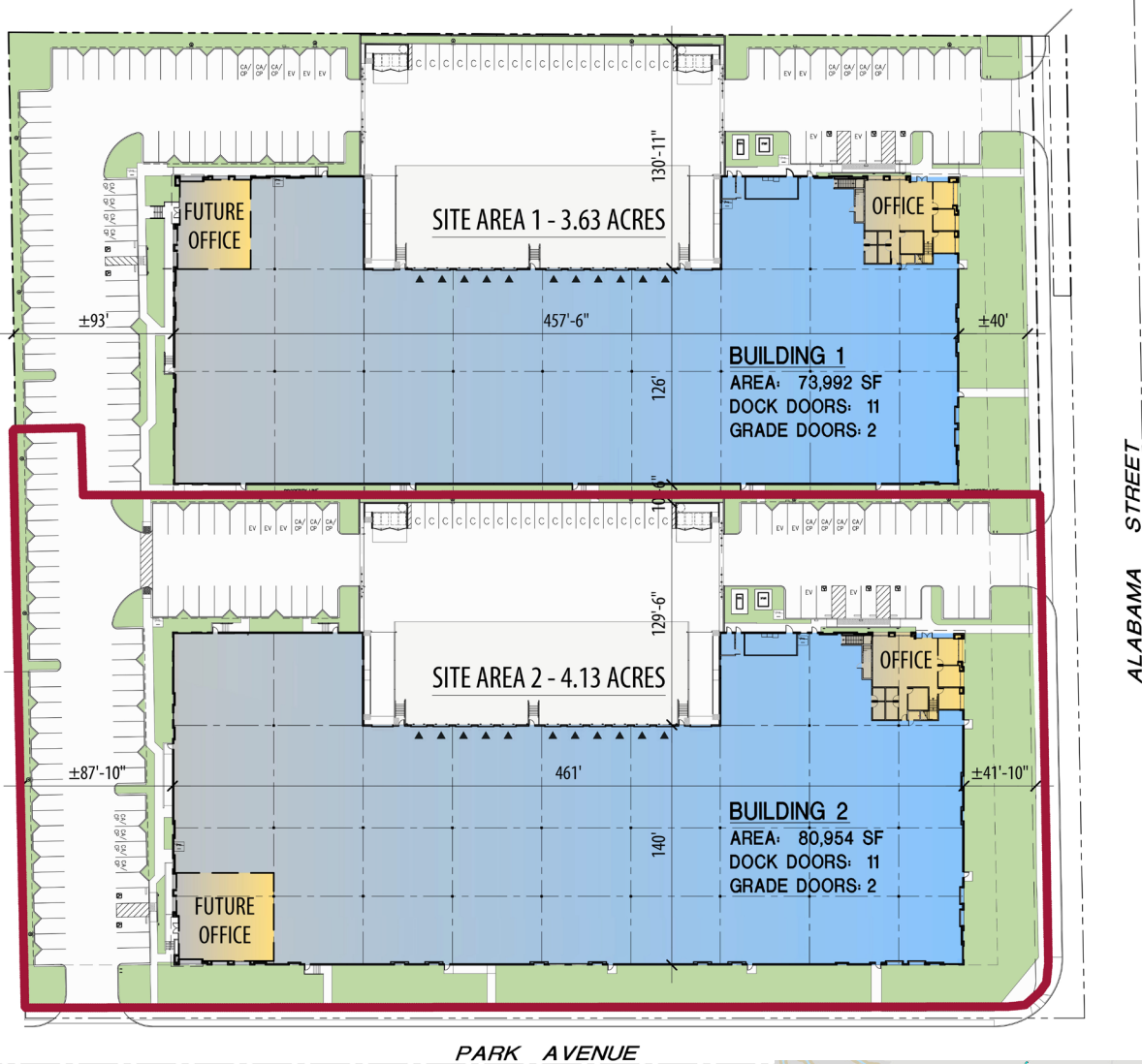
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