

FOR LEASE

PARKRIDGE BUSINESS CENTER

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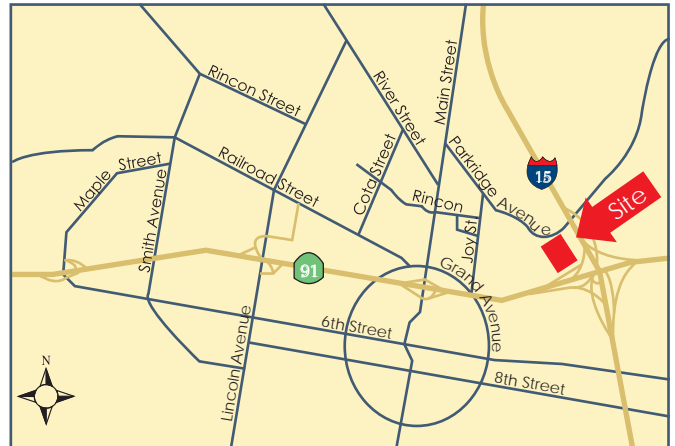
INDUSTRIAL & OFFICE SUITES IN CORONA'S NEWEST COMMERCIAL MULTI-TENANT PARK

Location

840 & 850 Parkridge Avenue
Corona, CA 92879

Features

- Part of a large five building master-planned development
- Major freeway frontage on I-15 and 91 freeways
- .45 GPM/3,000 SF fire sprinkler system
- T-1 and DSL available
- Low CAM fees of approximately \$0.06/SF
- M-1 zoning - allowed uses include: R&D, computer and equipment sales, light manufacturing, automobile parts assembly, blueprint and photocopy services, laboratories, machine shops, assembly and manufacturing of goods, title insurance, escrow agents, and office uses.



Contact:

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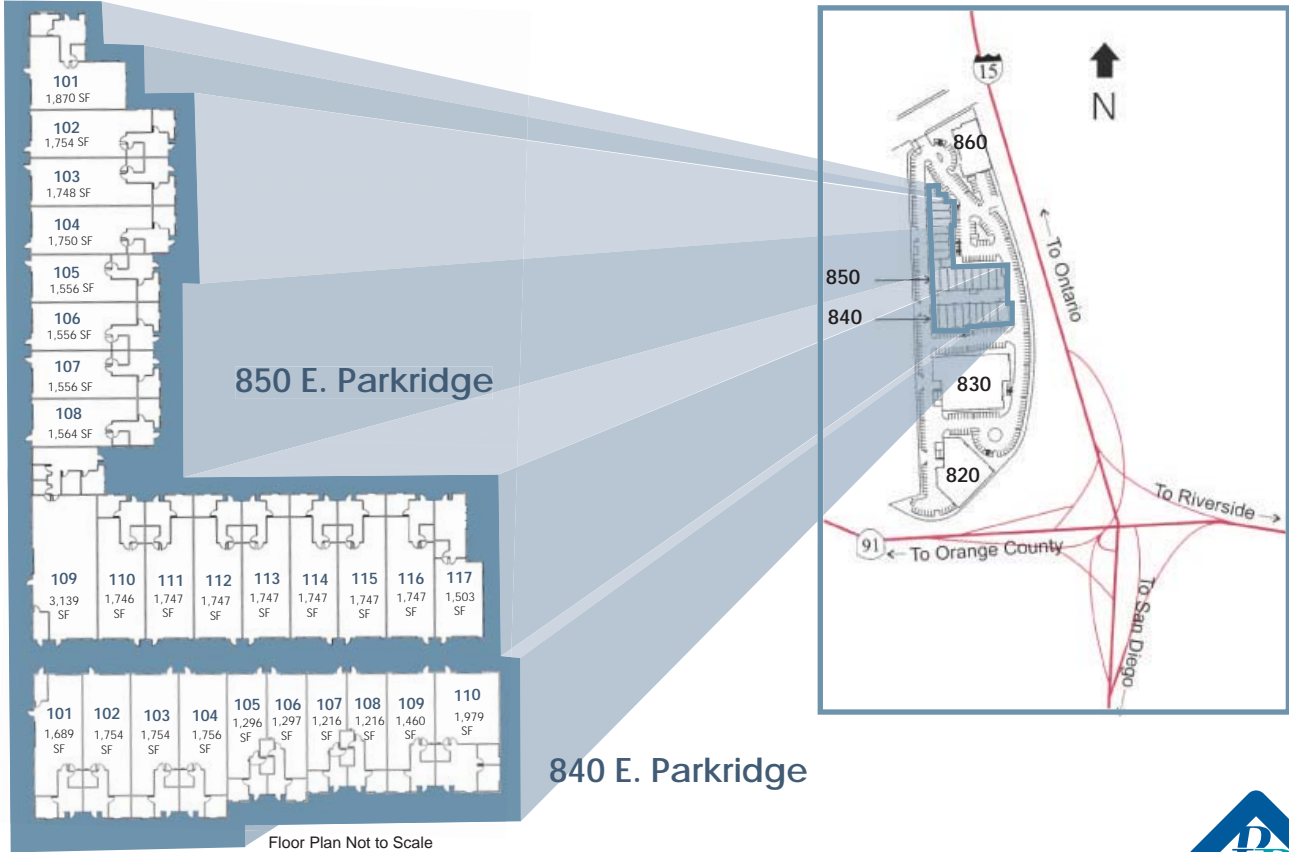
BRE Information

Timothy Hawke's license number is 01403432
Angela Draper's license number is 01972882

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Princeland Properties (International), Inc.

Property Address	Bldg. SF	Office SF	Mezz. SF	Warehouse SF	Clear Height Power	Parking	G.L./D.H.
850 E. Parkridge*	Multi-tenant 1,503 to 3,139	401 - 828 (expandable)	0	1,042 - 2,311	16' 100-200 Amp Panels	3.6 : 1	12'x12'
840 E. Parkridge*	Multi-tenant 1,216 to 1,979	325 - 742 (expandable)	0	871 - 1,355	16' 100-200 Amp Panels	3 : 1	12'x12'

* Multi-tenant units can be combined for larger space.