

11650 VENTURE DRIVE

FOR LEASE

±1,126,530 SF

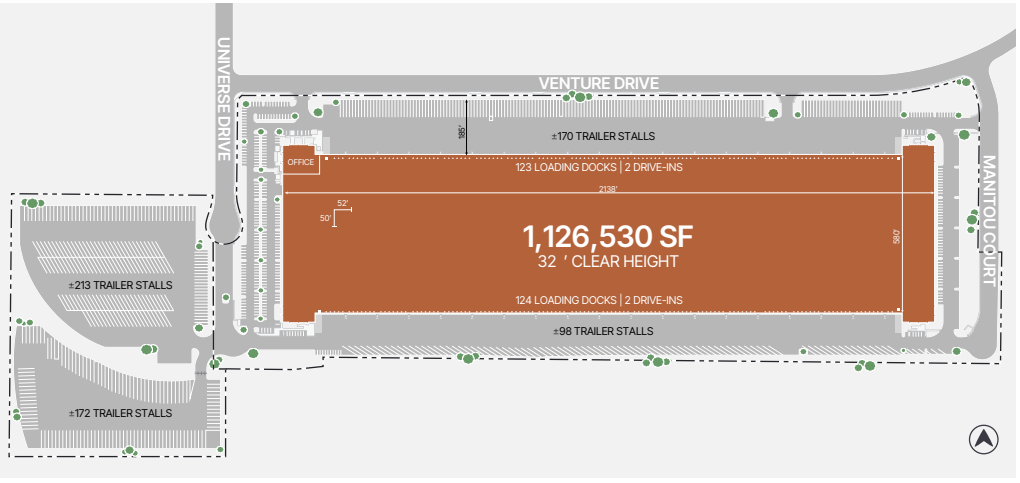
Railroad Service Opportunity

11650 Venture Drive
Jurupa Valley, CA 91752

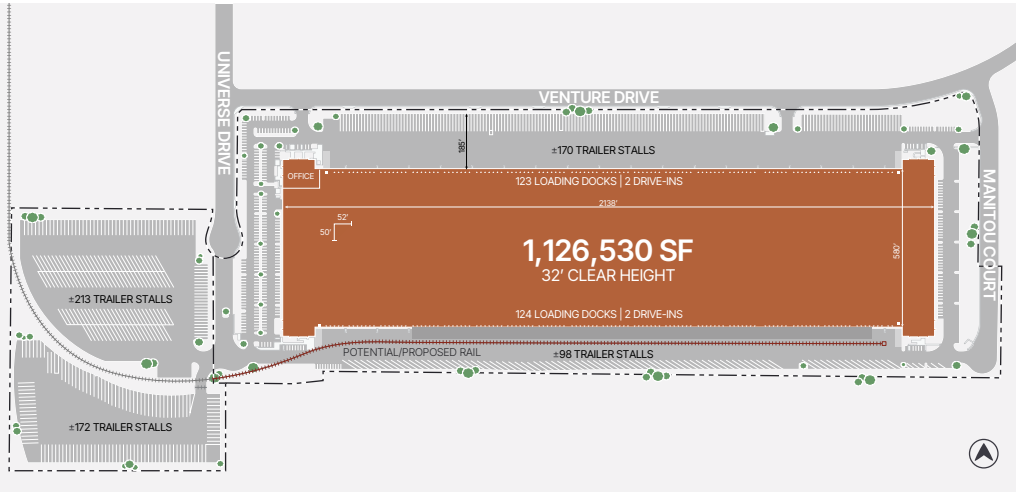
LINK | CUSHMAN & WAKEFIELD

OVERVIEW

Existing Site Plan



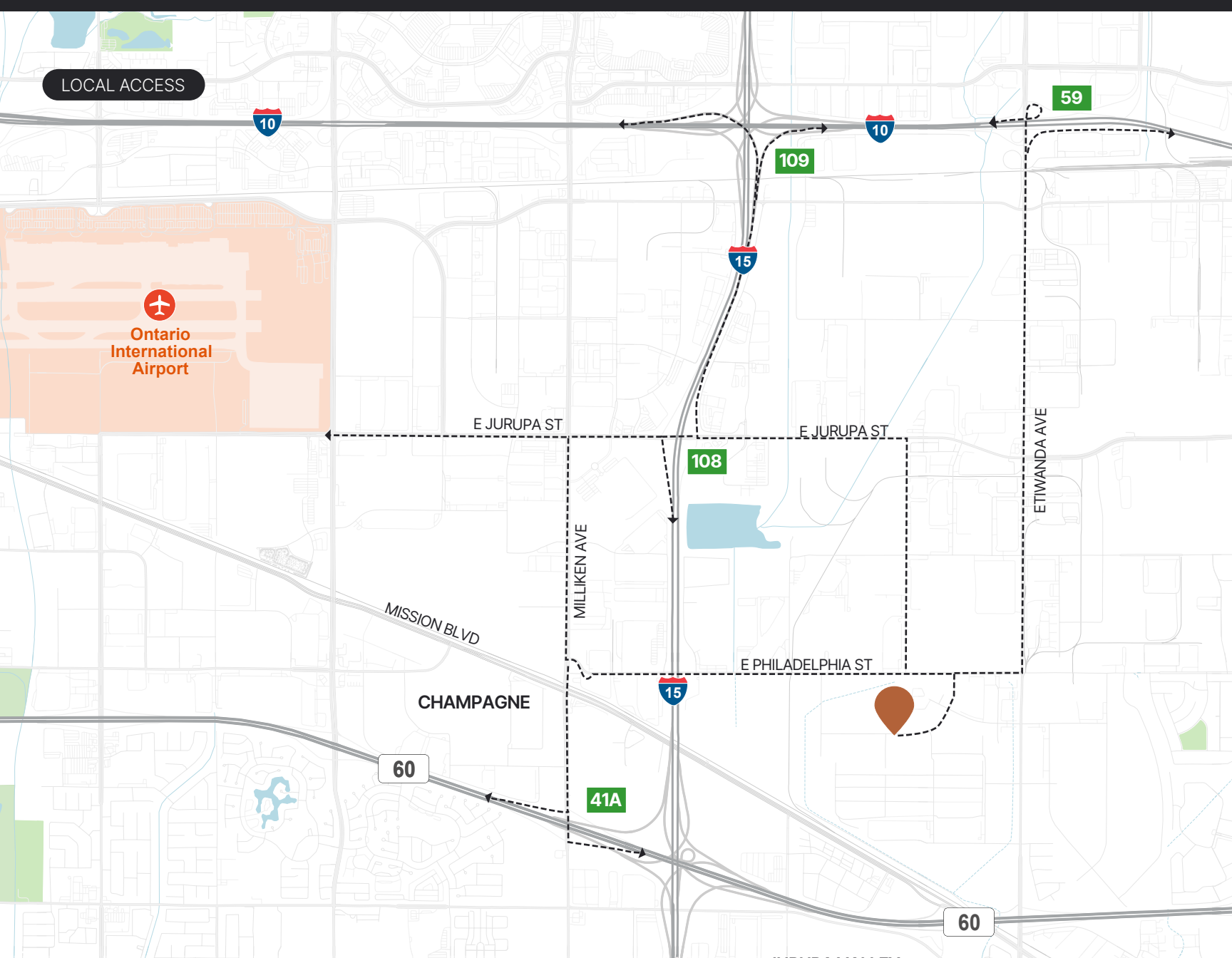
Potential Union Pacific Railroad Service

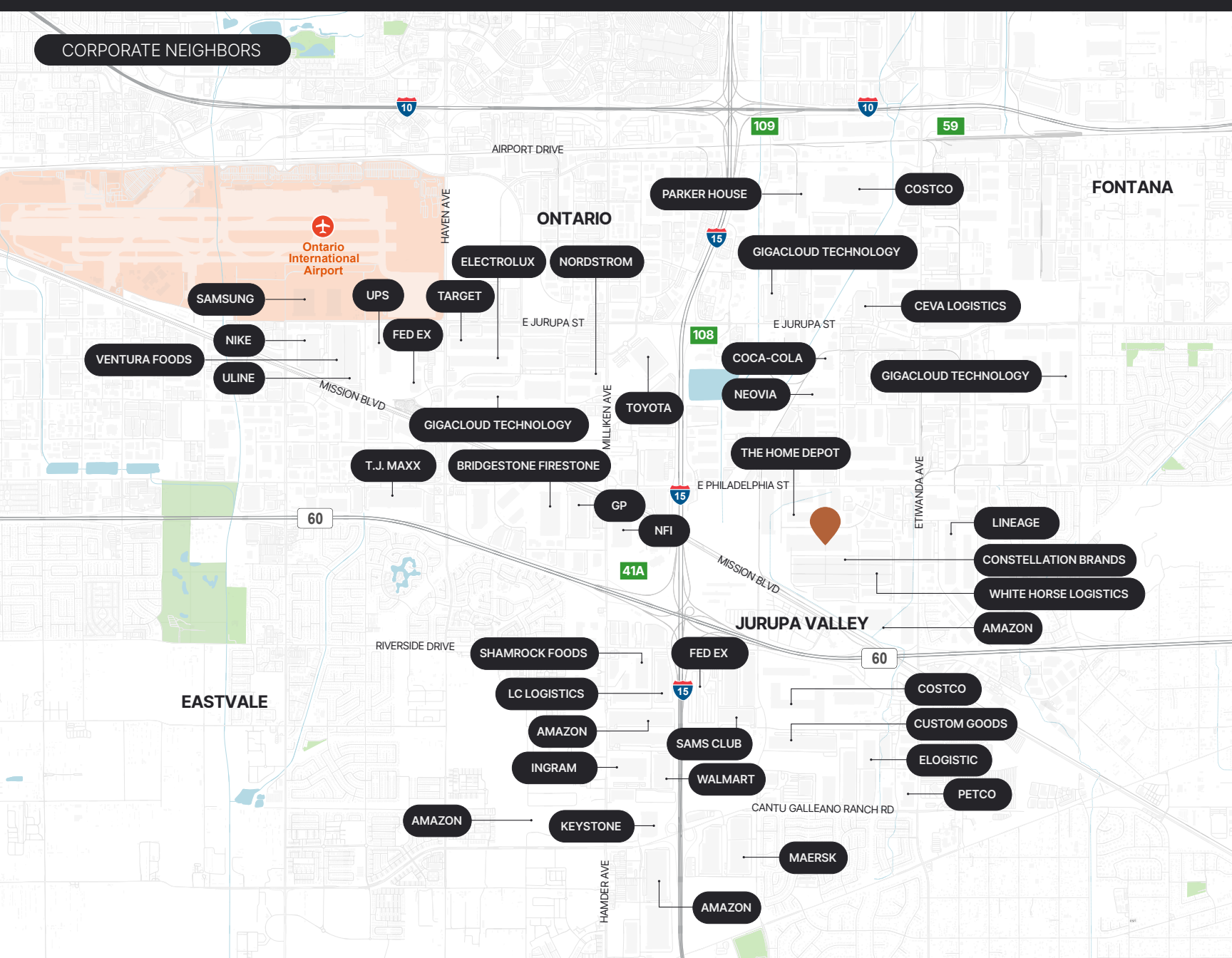


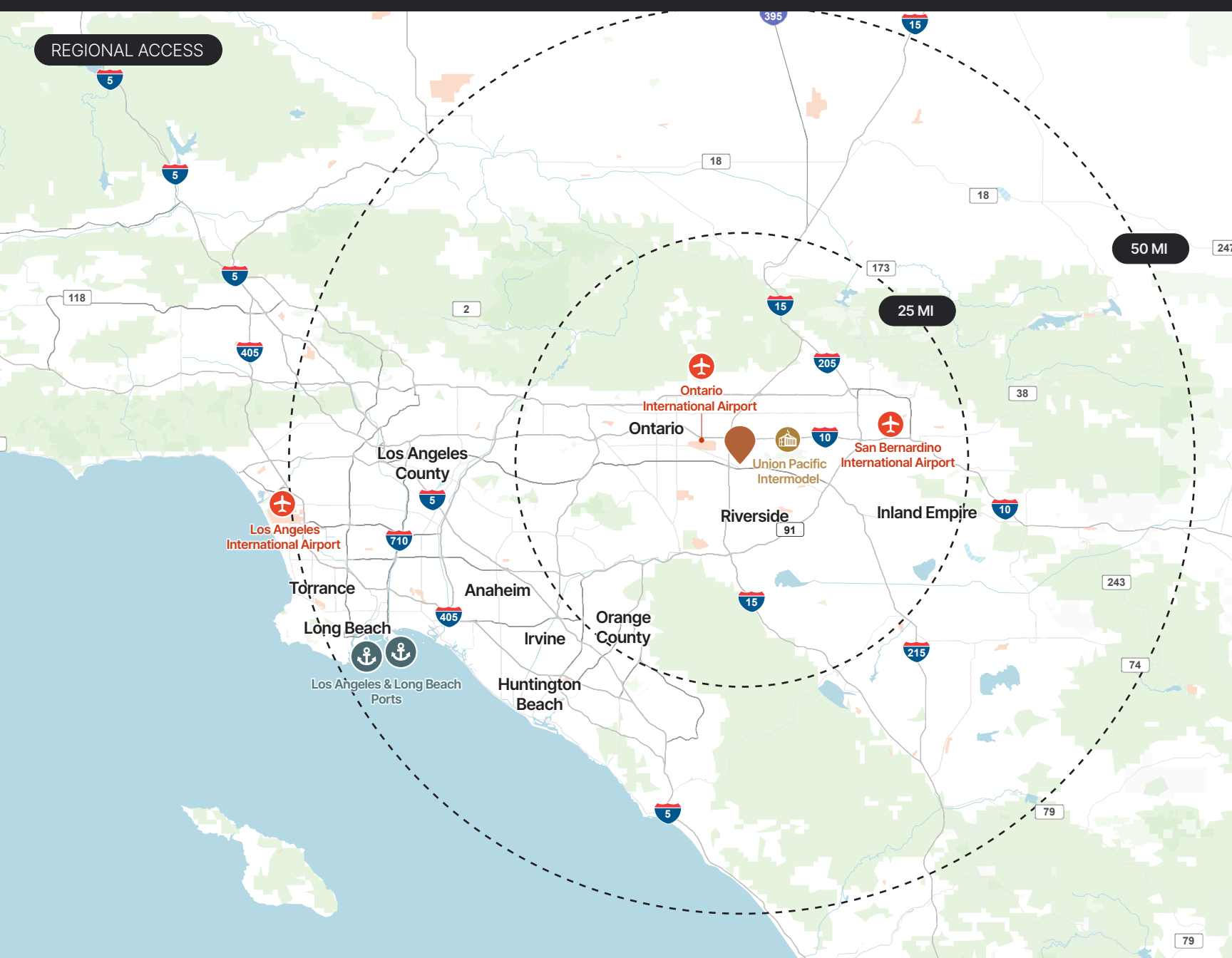
SPECIFICATIONS

11650 Venture Drive
Jurupa Valley, CA 91752

Total Building SF	±1,126,530 SF
Office SF	±13,016 SF
Site Size	62.81 Acres
Zoning	M-M
Clear Height	±32′
Loading Docks	±247
Pit-Levelers	±247
Drive-In Doors	4
Column Spacing	50′ x 52′
Loading Format	Cross-dock
Truck Court Depth	136′-185′
Trailer Stalls	±268 (Up to ±385 additional stalls potentially available)
Car Spaces	±248
Sprinkler	ESFR K-14 (upgrade in progress)
Power	4,000 Amps at 480V 3 phase (expandable up to 5,172 amps at 480V 3 phase)
Lighting	LED
Security	Fenced Truck Court
Occupancy	Q2 2026
Rail	Potential Union Pacific Railroad Service


LOCAL ACCESS
10
10
59
109
15
Ontario
International
Airport
E JURUPA ST
E JURUPA ST
108
ETIWANDA AVE
MILLIKEN AVE
MISSION BLVD
E PHILADELPHIA ST
15
CHAMPAGNE
60
41A
60


CORPORATE NEIGHBORS
10
10
109
59
AIRPORT DRIVE
HAVEN AVE
ONTARIO
FONTANA
Ontario International Airport
PARKER HOUSE
COSTCO
15
GIGACLOUD TECHNOLOGY
ELECTROLUX
NORDSTROM
SAMSUNG
UPS
TARGET
FED EX
E JURUPA ST
CEVA LOGISTICS
108
E JURUPA ST
NIKE
VENTURA FOODS
ULINE
MISSION BLVD
COCA-COLA
NEOVIA
GIGACLOUD TECHNOLOGY
MILLIKEN AVE
TOYOTA
GIGACLOUD TECHNOLOGY
THE HOME DEPOT
T.J. MAXX
BRIDGESTONE FIRESTONE
E PHILADELPHIA ST
ETIWANDA AVE
15
GP
60
NFI
LINEAGE
CONSTELLATION BRANDS
41A
MISSION BLVD
WHITE HORSE LOGISTICS
JURUPA VALLEY
AMAZON
RIVERSIDE DRIVE
SHAMROCK FOODS
FED EX
60
EASTVALE
15
LC LOGISTICS
COSTCO
AMAZON
SAMS CLUB
CUSTOM GOODS
INGRAM
WALMART
ELOGISTIC
PETCO
CANTU GALLEANO RANCH RD
AMAZON
KEYSTONE
MAERSK
HAMNER AVE
AMAZON


REGIONAL ACCESS
50 MI
25 MI
Ontario International Airport
Ontario
Union Pacific Intermodel
San Bernardino International Airport
Los Angeles County
Los Angeles International Airport
Riverside
Inland Empire
Torrance
Anaheim
Long Beach
Orange County
Irvine
Los Angeles & Long Beach Ports
Huntington Beach
395
15
5
18
173
118
2
405
205
38
10
91
710
243
215
74
79


FENCED TRUCK COURT
11650


POTENTIALLY AVAILABLE
172 TRAILER STALLS
213 TRAILER STALLS

CONTACT INFORMATION

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Jurupa Valley, CA 91752

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LINK | CUSHMAN & WAKEFIELD

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