

FIRST RIDER LOGISTICS CENTER

Developed by  **FIRST**
INDUSTRIAL
REALTY TRUST

473 E. Rider Street, Perris, CA 92571



324,382 SF

**DIVISIBLE TO 163,898 SF
LOGISTICS FACILITY
FOR LEASE**

 **FIRST**
INDUSTRIAL
REALTY TRUST

Colliers

PROPERTY FEATURES

36'

Warehouse Clearance
At 1st Column

59

Trailer Parking Stalls
(11' x 53')

4.000

Amp Switchgear w/ 4,000 Amp UGPS,
277/480 Volt 3-Phase
(300 kVA Transformer)
(Please Verify)

2

Ground-Level Door (12'x15')

ESFR

Sprinkler System (K-25 Heads)

2.5%

Skylights

8,117 SF

Total Two-Story Office
1st Floor 4,571 SF 2nd Floor 3,546 SF

43

Dock-High Doors (9'x10')
w/ 21 Mechanical Levelers (40k LB)
& 2 EOD Levelers

185'

Secured All-Concrete
Truck Court

153

Auto Parking Spaces

7"

Warehouse Slab
(4,000 PSI)

4

HVLS Warehouse Fans

LED

Warehouse Lighting w/
Motion Sensors



CORPORATE NEIGHBORS

DECKERS
BRANDS

FERGUSON

**FLOOR
DECOR**



**HARBOR
FREIGHT**
Quality Tools at Remarkably Low Prices

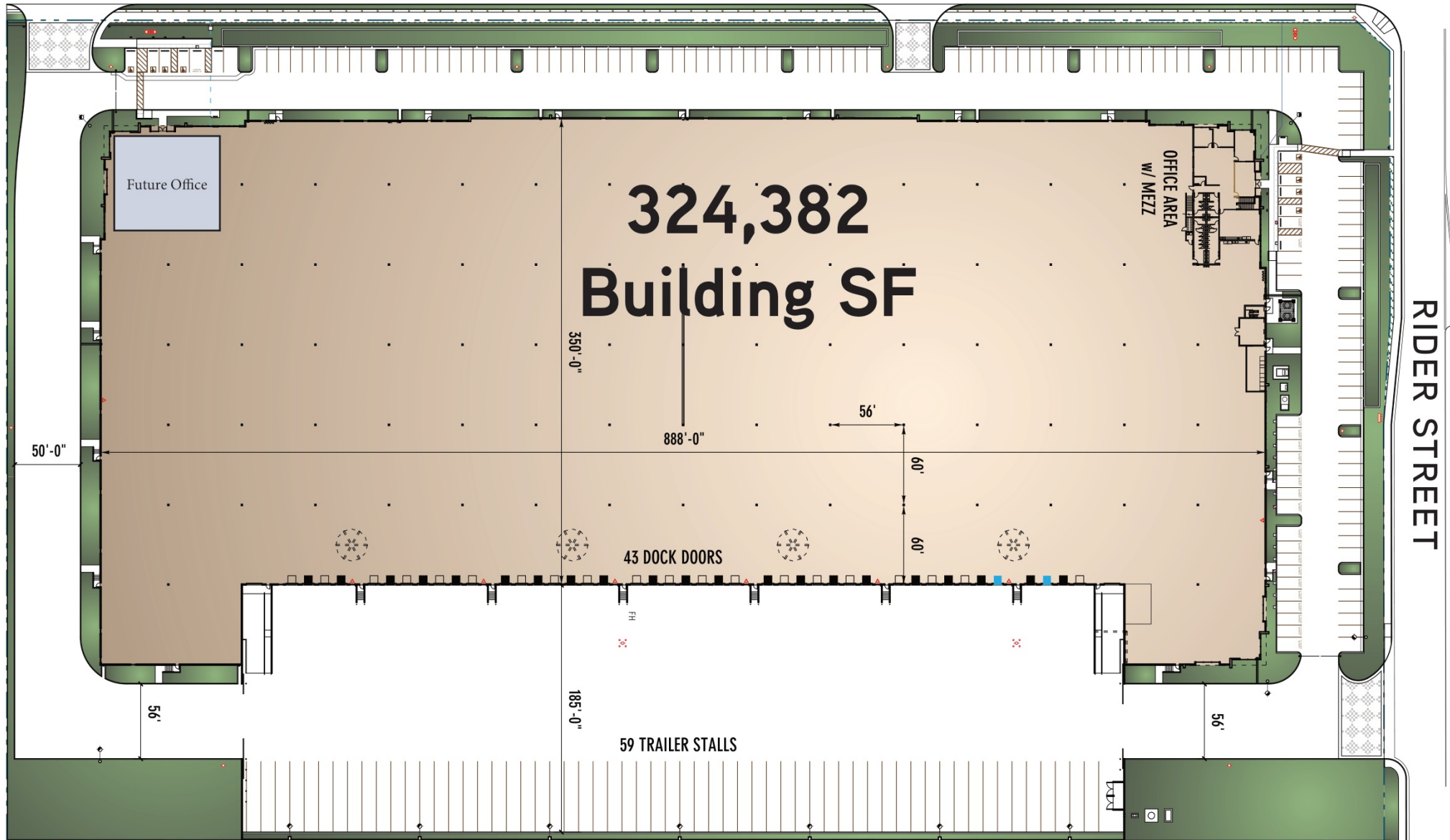


wayfair



SITE PLAN

REDLANDS AVENUE



SOUTHERN CALIFORNIA LOGISTICS NETWORK



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