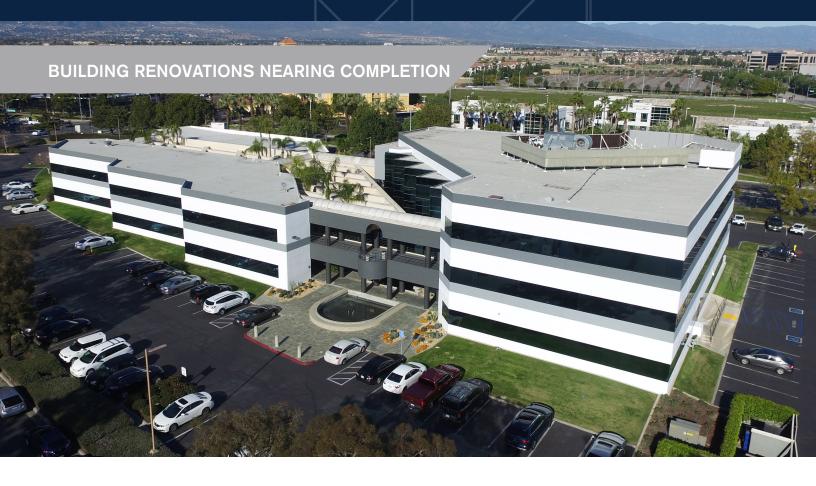
3602 INLAND EMPIRE BOULEVARD, ONTARIO, CALIFORNIA

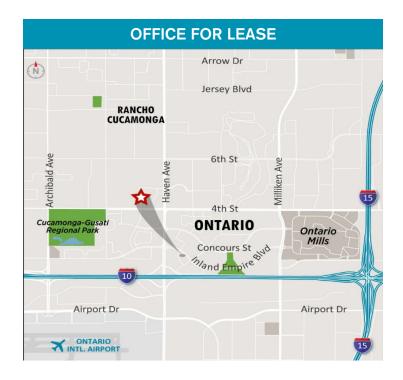


## **PROPERTY HIGHLIGHTS**

- Prominent Visibility Along Inland Empire Blvd.
- Impressive Atrium-Style Water Feature
- Resting Benches and Umbrella-Covered Tables and Seating
- Ample Parking Available (4/1000 USF)
- On-Site Day Porter

## **CLOSE PROXIMITY TO**

- I-10 and I-15 Freeways
- Ontario Mills and Victoria Gardens Shopping Venues
- LA-Ontario International Airport
- Restaurants: El Torito, Benihana, TGI Friday, Black Angus Steakhouse
- Retail: Target, Staples, Costco, Sam's Club
- Hotels: Aloft, Embassy Suites, Marriott SpringHill Suites





3602 INLAND EMPIRE BOULEVARD, ONTARIO, CALIFORNIA

## **LEASE RATE**

\$2.20 per SF Full Service Gross

## **AVAILABILITY**

_	BUILDING A		BUILDING B		BUILDING C		
	Suite 20	00	2,154 RSF	Suite 100	1,559 RSF	Suite 230	2,005 RSF
	Suite 23	30	2,375 RSF	Suite 120	3,175 RSF		
				Suite 208	4,031 RSF		

<sup>\*</sup> Suites B100 & B120 Contiguous To 4,734 RSF

## RENOVATION TIMELINE

COMMON AREA & INTERIORS	ESTIMATED COMPLETION
Hallway & lobby painting (Bldg C)	March '19 Complete
Main lobby flooring upgrades (Bldg C)	March '19 Complete
Hallway flooring (Bldg C)	March '19 Complete
Existing window covering upgrades (Bldgs A&B)	<del>March '19</del> Complete
Restroom upgrades	<del>July '19</del> Complete
Lobby art and plants (Bldg C)	March '20
Hallway art & furniture (Bldg C)	March '20
Elevator Upgrades	March '20

EXTERIOR	ESTIMATED COMPLETION
Paint exterior buildings & window frames	November '18 Complete
Exterior landscaping upgrades	<del>April '19</del> Complete
Water feature upgrades	March '19 Complete

SIGNAGE	ESTIMATED COMPLETION	
Tenant directories & signage	March '20	
New monument signage	March '20	











For leasing information, please contact:

### **SEAN KERN**

+1 909 942 4691 sean.kern@cushwake.com Lic. # 01377294

### **RYAN RUSSELL**

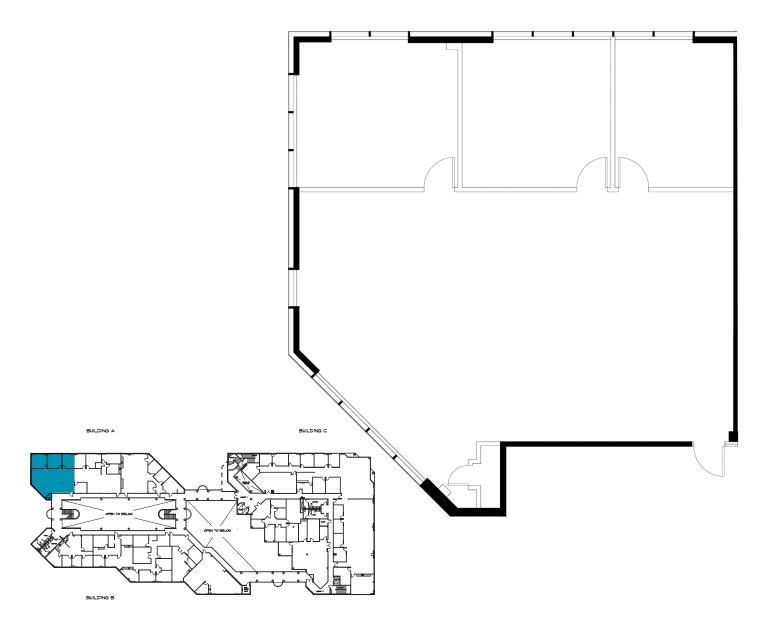




3602 INLAND EMPIRE BOULEVARD, ONTARIO, CALIFORNIA

## **BUILDING A**

SUITE 200 | 2,154 RSF



For leasing information, please contact:

### **SEAN KERN**

+1 909 942 4691 sean.kern@cushwake.com Lic. # 01377294

### **RYAN RUSSELL**

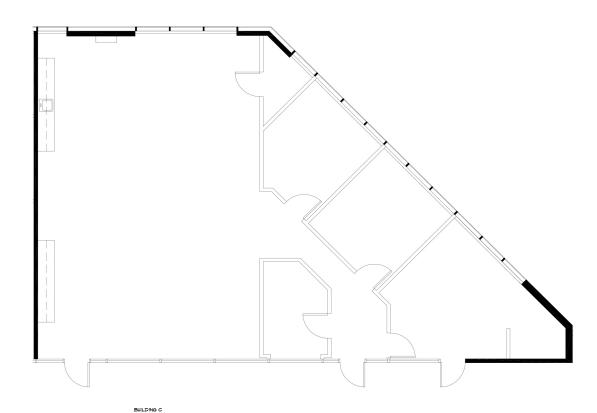


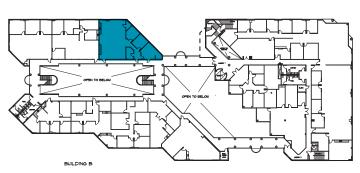


3602 INLAND EMPIRE BOULEVARD, ONTARIO, CALIFORNIA

## **BUILDING A**

SUITE 230 | 2,375 RSF





For leasing information, please contact:

### **SEAN KERN**

+1 909 942 4691 sean.kern@cushwake.com Lic. # 01377294

BUILDING A

### **RYAN RUSSELL**

+1 909 942 4697 ryan.russell@cushwake.com Lic. # 01505274



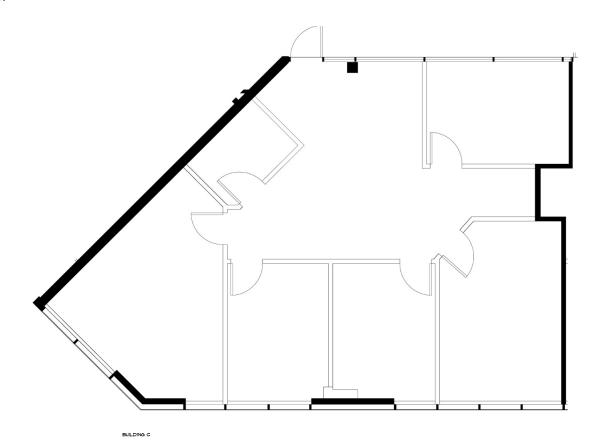


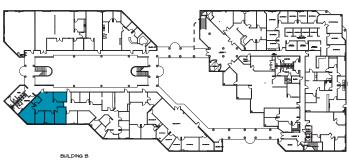
©2018 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. No warranty or representation, express or implied, is made as to the condition of the property (or properties) referenced herein or as to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). Any projections, opinions or estimates are subject to uncertainty and do not signify current or future property performance.

3602 INLAND EMPIRE BOULEVARD, ONTARIO, CALIFORNIA

## **BUILDING B**

SUITE 100 | 1,559 RSF





For leasing information, please contact:

### **SEAN KERN**

+1 909 942 4691 sean.kern@cushwake.com Lic. # 01377294

### **RYAN RUSSELL**

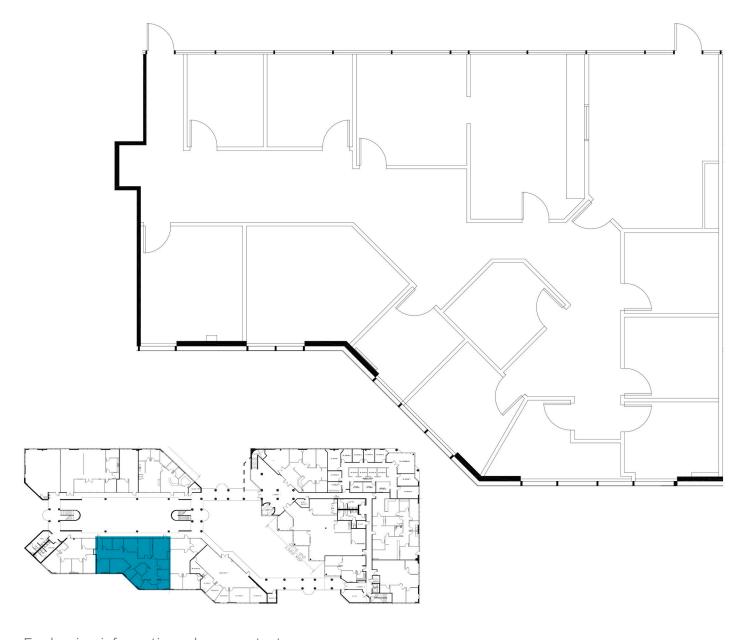




3602 INLAND EMPIRE BOULEVARD, ONTARIO, CALIFORNIA

## **BUILDING B**

SUITE 120 | 3,175 RSF



For leasing information, please contact:

### **SEAN KERN**

+1 909 942 4691 sean.kern@cushwake.com Lic. # 01377294

### **RYAN RUSSELL**

+1 909 942 4697 ryan.russell@cushwake.com Lic. # 01505274



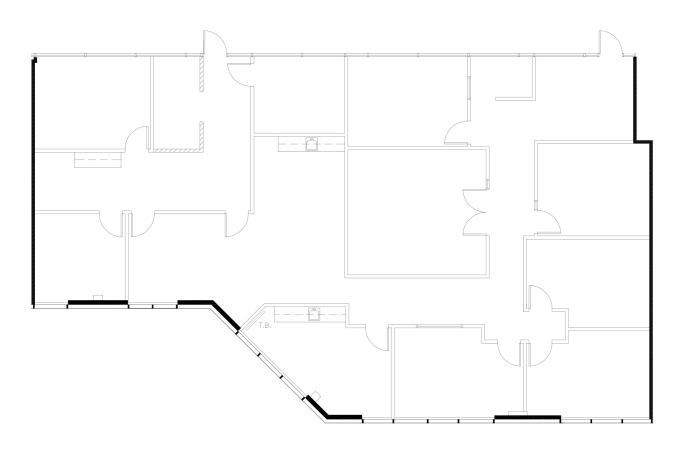


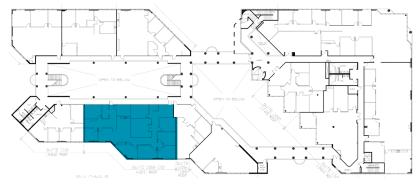
©2018 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. No warranty or representation, express or implied, is made as to the condition of the property (or properties) referenced herein or as to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). Any projections, opinions or estimates are subject to uncertainty and do not signify current or future property performance.

3602 INLAND EMPIRE BOULEVARD, ONTARIO, CALIFORNIA

## **BUILDING B**

SUITE 208 | 4,031 RSF





For leasing information, please contact:

### **SEAN KERN**

+1 909 942 4691 sean.kern@cushwake.com Lic. # 01377294

### **RYAN RUSSELL**

+1 909 942 4697 ryan.russell@cushwake.com Lic. # 01505274



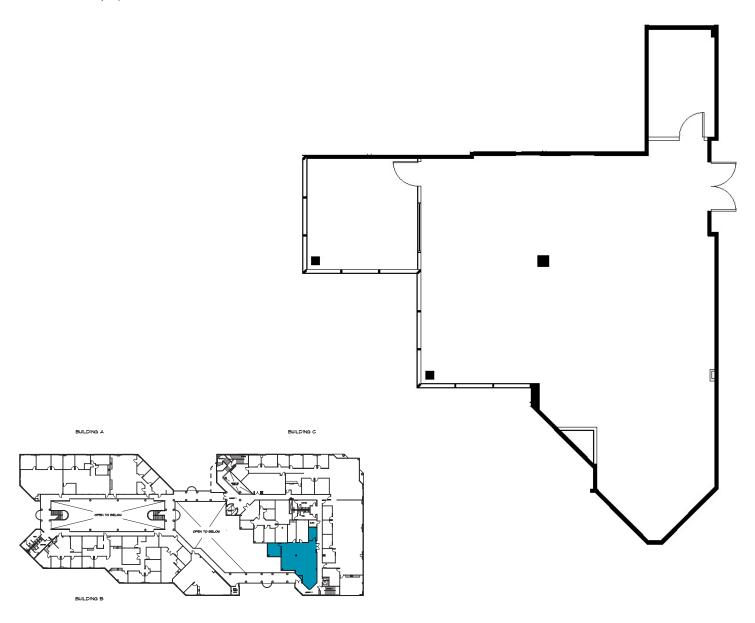


©2018 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. No warranty or representation, express or implied, is made as to the condition of the property (or properties) referenced herein or as to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). Any projections, opinions or estimates are subject to uncertainty and do not signify current or future property performance.

3602 INLAND EMPIRE BOULEVARD, ONTARIO, CALIFORNIA

## **BUILDING C**

SUITE 230 | 2,005 RSF



For leasing information, please contact:

### **SEAN KERN**

+1 909 942 4691 sean.kern@cushwake.com Lic. # 01377294

### **RYAN RUSSELL**



