

# CORONA CORPORATE II

## PROFESSIONAL BUILDING

255 RINCON STREET  
CORONA, CA 92879



### Property Highlights:

- Three Story, Professional Office Building
- 4:1,000 SF Parking
- Well-Maintained Pride of Ownership
- Convenient Freeway & Toll Lane Access at Main Street Off-Ramp
- Close to Amenities Such as Restaurants and Shops
- \$2.45 Per SF; Full Service Gross



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*No warranty or representation has been made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. Lee & Associates Commercial Real Estate Services, Inc. -Riverside.*



# AREA INFORMATION (5 MILE RADIUS)



29,649 CPD  
@ MAIN ST  
& RINCON ST



256,004  
ESTIMATED  
POPULATION



90,362  
TOTAL  
EMPLOYEES



75,539  
ESTIMATED  
HOUSEHOLDS



\$114,527  
AVERAGE  
HOUSEHOLD  
INCOME



NEAREST  
HOSPITAL 3.1  
MILES AWAY

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Availability			
SUITE	SF	FEATURES	VIRTUAL TOUR
200	±2,682 RSF	Reception, Conference Room, 3 Private Offices, Bullpen, Break Room, and IT Room	N/A
227	±3,015 RSF	Built-Out as a Professional Real Estate Office	<a href="#">View</a>
312	±3,530 RSF	Brand-New Build-Out, Turnkey Space Ready for Move-in, Multiple Private Offices, Breakroom, Glass Conference Room	<a href="#">View</a>
321	±3,268 RSF	Reception, Conference Room, 6 Private Offices, Bullpen, and Break Room	N/A



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# AERIAL OVERVIEW

17.2 mi to Ontario

**SITE**

25 mi to  
Orange  
County

3.2 mi to  
Corona Hills  
Plaza

METRO  
AT  
MAIN

Rincon St

METROLINK

Grand Blvd

Express Lanes (Toll Road)

CALIFORNIA  
91

6.8 mi to  
Crossings at Corona

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