

804,759 SF
GROUND
BREAKING
Q3 2021

RIDER LOGISTICS CENTER

Building 2

Redlands Ave, Perris, CA 92570



With easy access to both I-215 and Highway 60, Rider Logistics, Building 2 is ideal for local and regional distribution, the site offers a cross-dock facility of +/- 804,759 square feet. This project will feature two secure truck courts, close proximity to local amenities, high-profile corporate neighbors and a growing labor force.



PARK FEATURES

- Access to I-215, Highway 60, 91 and I-10 freeways
- Close to amenities
- Located in high profile area
- Affordable housing in region
- No assessment bond encumbrances
- Close port proximity

CORPORATE NEIGHBORS

- iHerb
- Kraft
- O'Reilly Autoparts
- Harbor Freight Tools
- Deckers Outdoor
- Walgreens
- Philips
- Home Depot
- Ross Stores
- Hanes
- Whirlpool
- Amazon
- Harman Kardon
- Lowe's
- Wayfair
- General Mills

804,759 available square feet

BUILDING SIZE: 804,759 SF

SITE SIZE: 38.33 acres

OFFICE AREA: Build-to-suit

804,759 Square Feet Ideal for Local and Regional Distribution

CLEAR HEIGHT: 36'

DOCKS: 132 (9' x 10')

DRIVE-IN DOORS: 3 (12' x 14')

DOCK EQUIPMENT: 40,000 lb. mechanical levelers on every third dock door

AUTO PARKING: 307 spaces

TRAILER PARKING: 196 stalls

POWER: 4,000 amps (UGPS)

FANS: (6) 24' high volume low speed HVLS fans; 3 on each loading side

FLOOR SLAB: 7" thick, 4000 psi Ductilcrete™

FIRE SPRINKLER: ESFR w/ fire pump

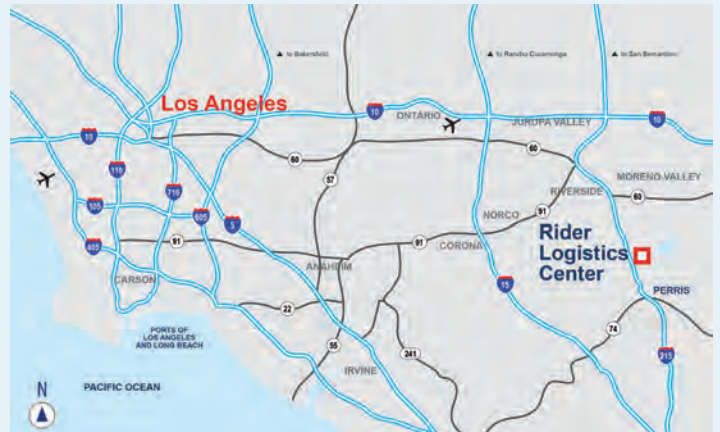
EASY ACCESS TO BOTH I-215 & HWY 60

CLOSE TO LOCAL AMENITIES





- LOCAL INDUSTRIAL MARKET**
- 01. Ritchie Bros.
 - 02. Wayfair
 - 03. Ross
 - 04. Wayfair
 - 05. Lowe's
 - 06. Hanes
 - 07. Whirlpool
 - 08. Ferguson
 - 09. General Mills
 - 10. Ross
 - 11. Geodis (IDIL tenant)
 - 12. Essendant (IDIL tenant)
 - 13. Home Depot (IDIL tenant)
 - 14. Sketchers (IDIL tenant)
 - 15. Techstyle
 - 16. Home Depot
 - 17. NFI
 - 18. America's Tire
 - 19. March Air Reserve Base
 - 20. NFI
 - 21. Ross
 - 22. Decker's
 - 23. Karma Automotive
 - 24. Lowe's
 - 25. Walgreens
 - 26. Fisker
 - 27. DMSI
 - 28. Amazon
 - 29. Amazon
 - 30. Lowe's
 - 31. Floor & Decor
 - 32. P&G
 - 33. Medline
 - 34. O'Reilly Auto Parts
 - 35. Minka Lighting
 - 36. Harbor Freight
 - 37. Ryder
 - 38. RedMed
 - 39. Phillips
 - 40. iHerb
 - 41. DSC Logistics



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