



FAIRWAY INDUSTRIAL PARK

FAIRWAY INDUSTRIAL PARK • 19844-19888 QUIROZ COURT • WALNUT, CALIFORNIA

5

Buildings

131,155

SF

18'-23'

Ceiling Clearance

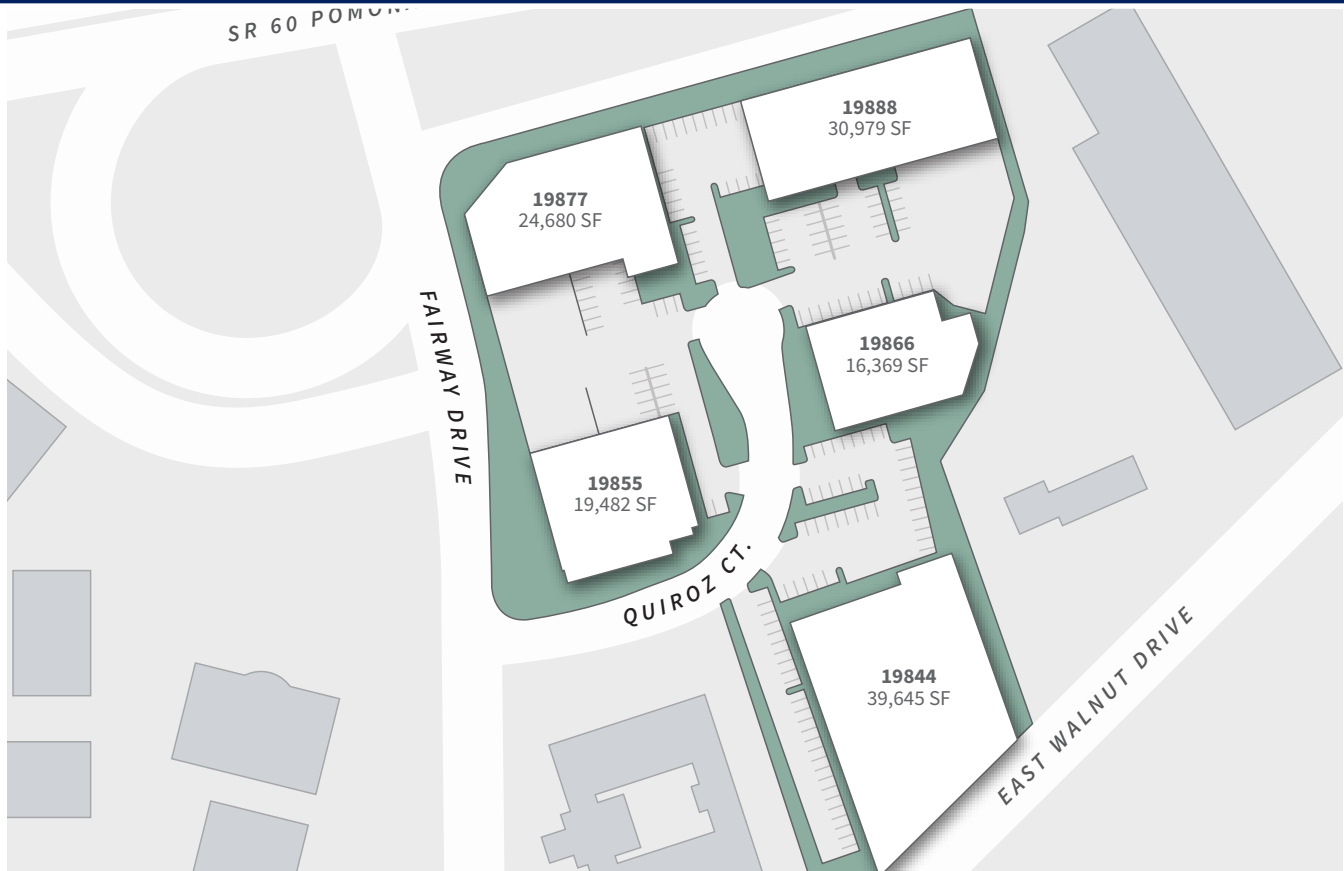
Located in Walnut, this 131,155 SF industrial business park features five, single-tenant buildings located along the 60 Freeway. The site offers immediate access to and superb visibility from the freeway via the Fairway exit. Uses include light assembly and manufacturing.

Walnut is truly one of the most convenient cities in which to do business. It is bordered by four major freeways — the 710, 605, 57 and 10. Two freight lines also serve the area, the Union Pacific and the Southern Pacific, as well as passenger rail through the Metropolitan Transit District. More than 50 major trucking lines are franchised to serve the area, and overnight delivery can be made to all major California cities, as well as Phoenix, Arizona and Las Vegas, Nevada.

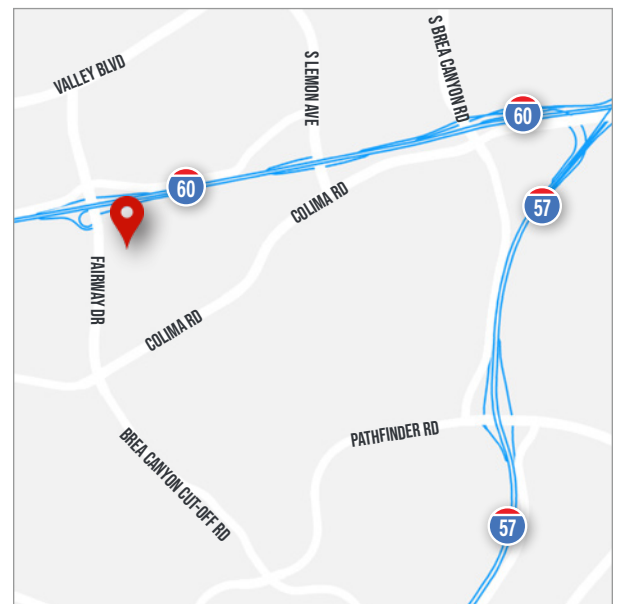
For more about Fairway Industrial Park or any of our other outstanding properties, visit [SheaProperties.com](https://www.sheaproperties.com).



Excellent visibility from Highway 60.

**FAIRWAY INDUSTRIAL PARK - 19844-19888 QUIROZ COURT - WALNUT, CALIFORNIA****HIGHLIGHTS**

- 131,155 square foot industrial business park
- Five, single-tenant buildings (from 16,369 SF to 39,645 SF)
- Conveniently located in Walnut
- Dock-high and ground floor doors
- Modern concrete tilt-up construction
- 18'-23' ceiling clearance
- Calculated sprinkler system (0.33/3,000 GPM)
- Flexible office space
- Ample surface parking
- Freeway visibility with signage opportunities



Location Map

COLLIERS INTERNATIONAL

Will Kim (CalBRE 01217282) ▪ (626) 826-4241 ▪ will.kim@colliers.com
Steve J. Bellitti (CalBRE 01048797) ▪ (909) 612-2617 ▪ steve.bellitti@colliers.com

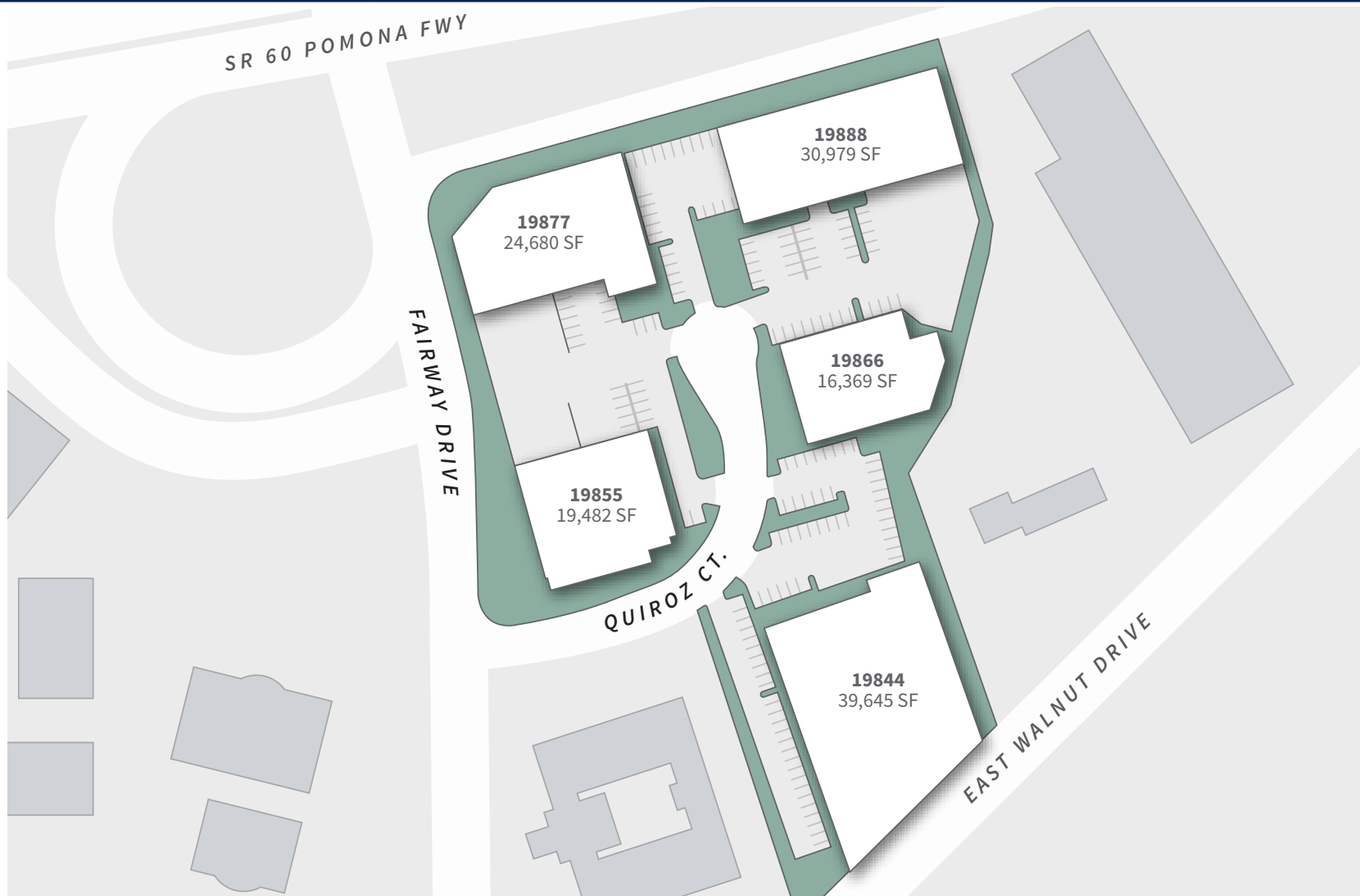


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AERIAL

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SITE PLAN



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