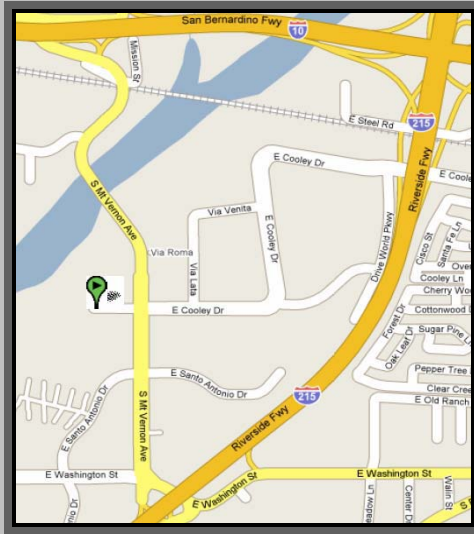




1003 E. Cooley Drive

Colton, CA

Flexible Lease Terms. Generous Free Rent!



The benefits of an office at 1003 E. Cooley Drive, Colton include:

- Excellent freeway access to the **San Bernardino (10) and Riverside (215) Freeways** – heart of the East San Bernardino Submarket. All the logistical attributes, yet in a quiet, tree lined professional multi-tenant office environment!
- Convenient surface parking with direct stairway as well as elevator service to the 2nd floor.
- Situated within the Mediterrania Plaza in the Cooley Ranch area - well located and prime entry and visibility from Mt. Vernon Avenue. Nearby amenities include Starbucks, a variety of restaurants, banks, and retail stores.
- **All suites are in “move-in” condition! Building upgrades recently completed.**

Suite #	Rentable Sq. Ft.	Cost per month, F.S.G.	Description	Available
101	2,109	\$2,425	5 offices, large reception area and work area	7/10
104	659	\$758	2 offices, work area and separated reception area.	NOW
201	2,174	\$2,500	9 offices, conf room and separated reception area. Office by office leases available.	NOW
202	1,403	\$1,613	3 offices, break room and large open area.	NOW
205	1,648	\$1,895	7 private offices + open area.	NOW
206	441	\$507	1 window office and open area	NOW
207	876	\$1,007	2 offices, conf room, open area.	NOW
208	712	\$819	Open area with windows	NOW
209	1,125	\$1,294	2 offices + open area.	NOW
210	2,189	\$2,517	4 offices, 2 bull pens, storage room	NOW
212	702	\$807	1 window office + work room + open area	NOW

Availability and rates subject to change without notice. All square footages quoted are approximate and subject to verification.

For more information, please contact:

**Ray Lin
626.833.2500**

www.davenportpartners.com/Colton.htm