



Prologis Southern California Logistics Center



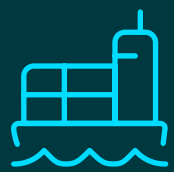
CBRE

Access Everywhere

Move the materials and goods you need with access to prominent transportation.



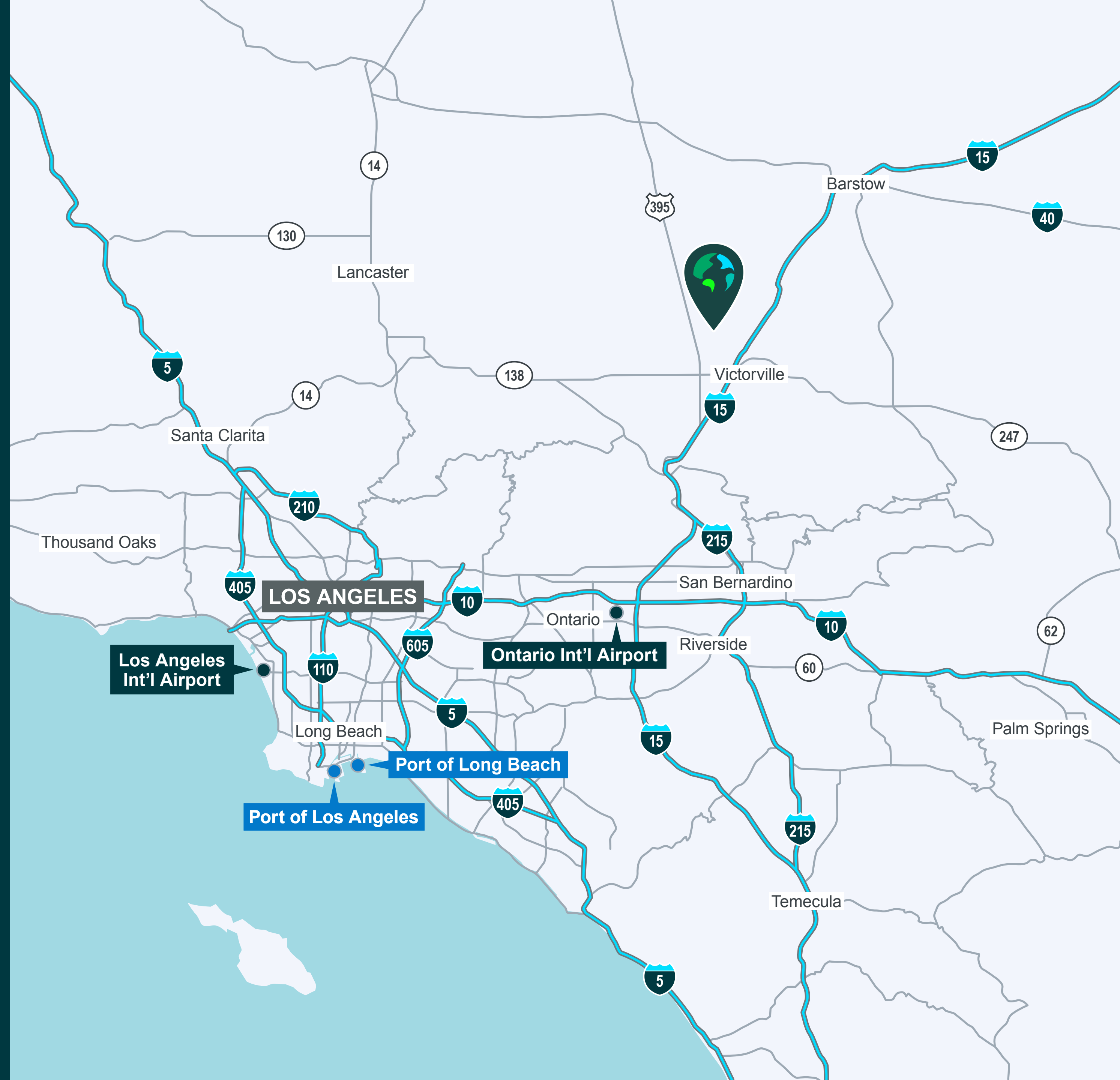
Located minutes from I-15 and US 395



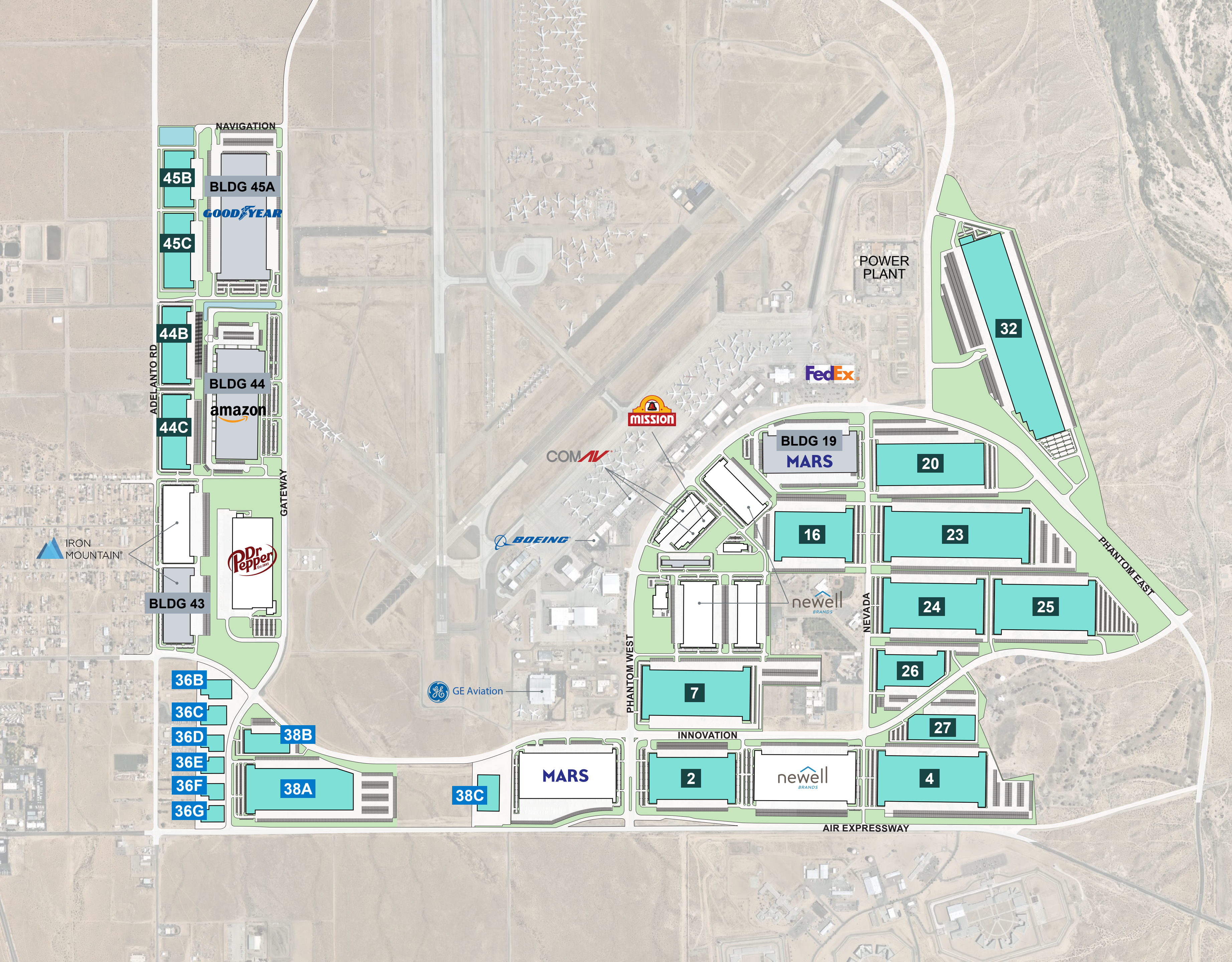
Less than 100 miles from the Ports of Los Angeles and Long Beach

Located just 35 miles north of Ontario, Victorville is the leading city for both industrial and retail in the Inland Empire North. The IE North is a fast growing community with affordable housing and nearly 400,000 residents, making it an attractive location for manufacturing and distribution users.

The property is located within an expansive network of air, ground and rail transportation, making it an ideal location for build-to-suit development and optimal for warehousing and logistics.



Master Site Plan Availability



Lot / Building	Total Square Feet
2	845,400 SF
4	1,150,000 SF
7	1,130,000 SF
16	820,000 SF
20	1,000,000 SF
23	1,500,000 SF
24	1,065,000 SF
25	1,065,000 SF
26	475,000 SF
27	380,000 SF
32	1,900,000 SF
36B	126,000 SF
36C	104,000 SF
36D	78,000 SF
36E	78,000 SF
36F	78,000 SF
36G	78,000 SF
38A	1,100,000 SF
38B	228,000 SF
38C	178,000 SF
44B	303,000 SF
44C	400,000 SF
45B	250,000 SF
45C	450,000 SF

- PLANNED
- LEASED
- NON-PROLOGIS BUILDING
- PROLOGIS-OWNED LAND
- PROLOGIS-OPTION LAND

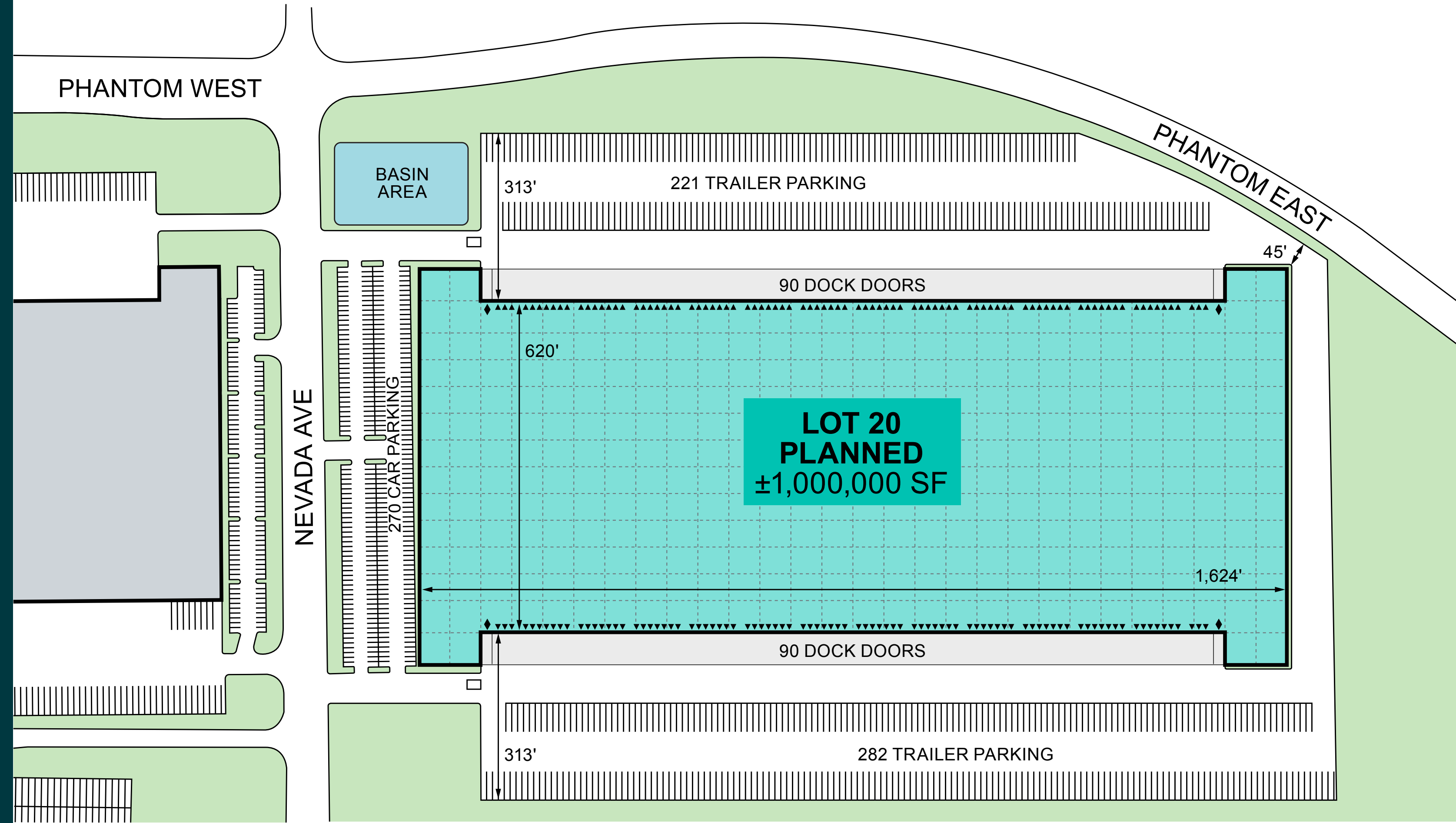
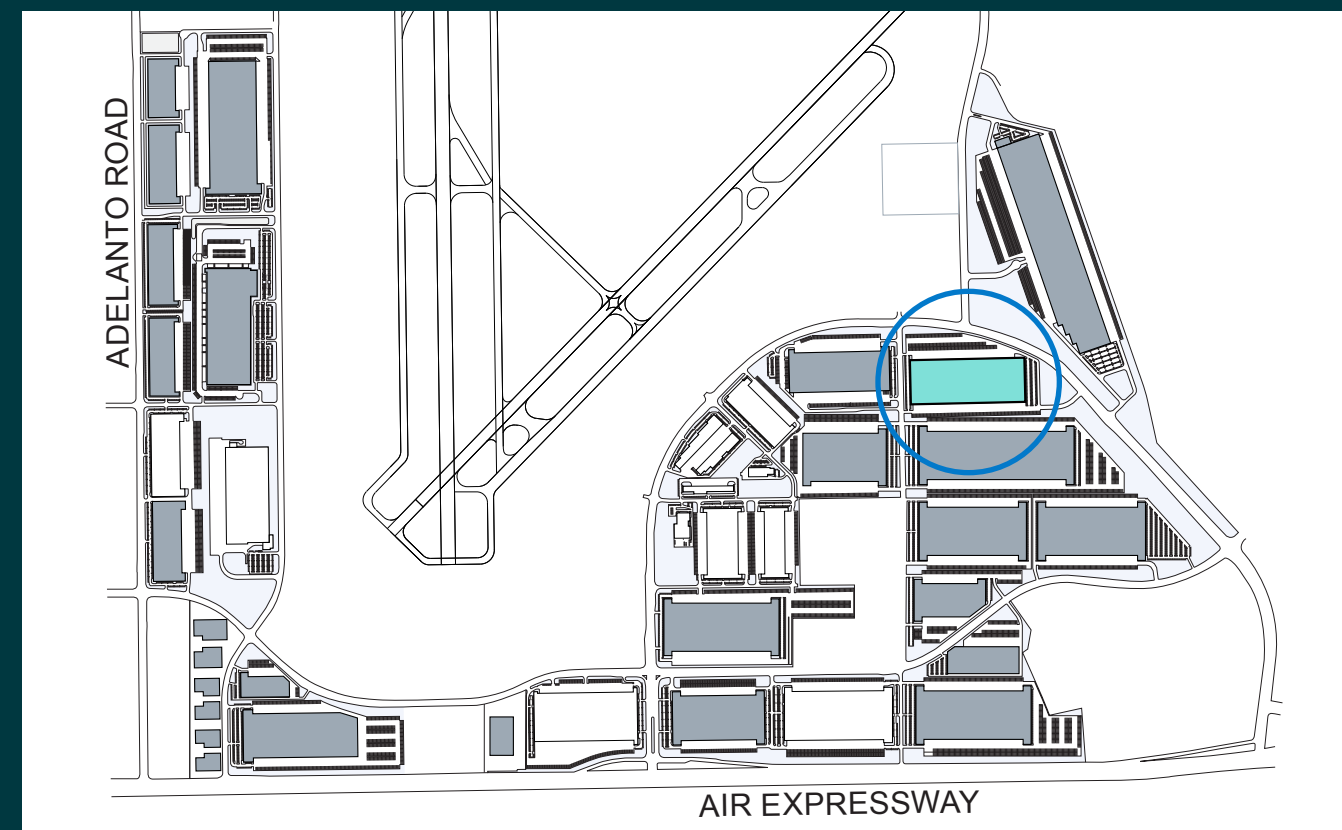


AVAILABLE

Lot 20

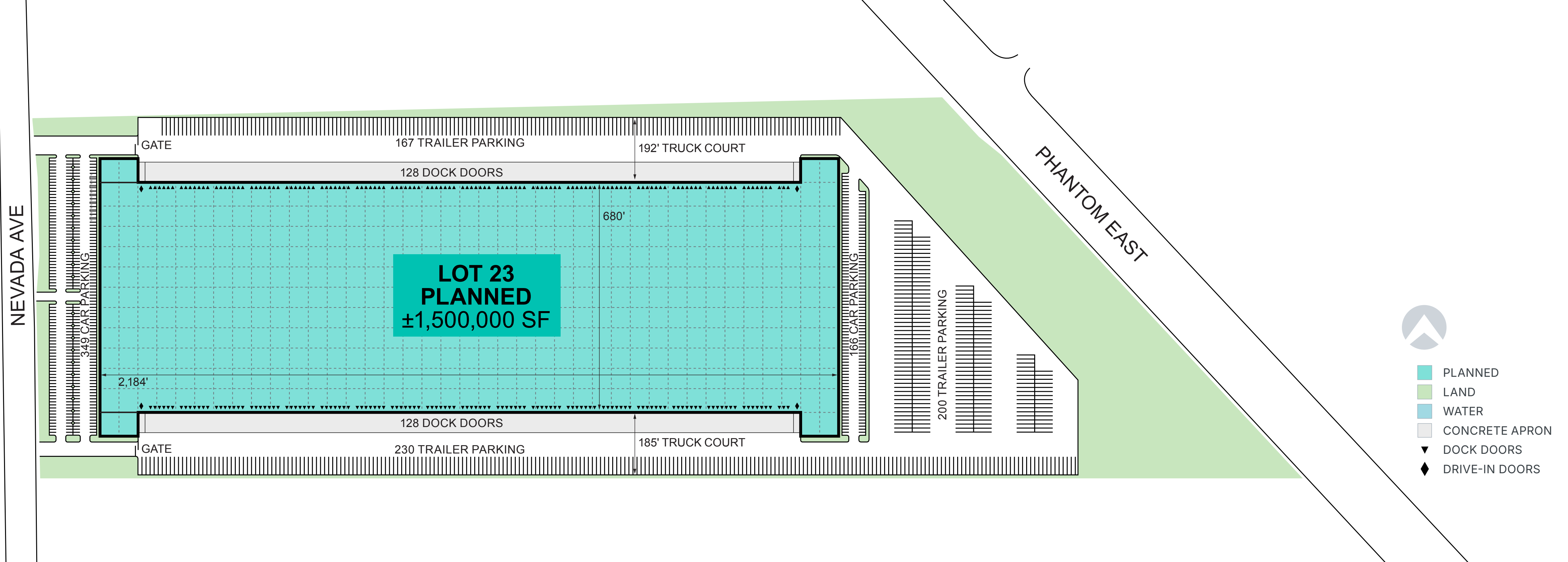
Build-to-Suit Development

Build-to-Suit Potential	1 MSF+
Office SF	Build-to-suit
Clear Height	40'+
Dock Doors	180
Drive-in Doors	4
Car Parking Spaces	270
Trailer Parking Spaces	503
Electrical Service	Ample power available



- PLANNED
- LEASED
- LAND
- WATER
- CONCRETE APRON
- ▼ DOCK DOORS
- ◆ DRIVE-IN DOORS



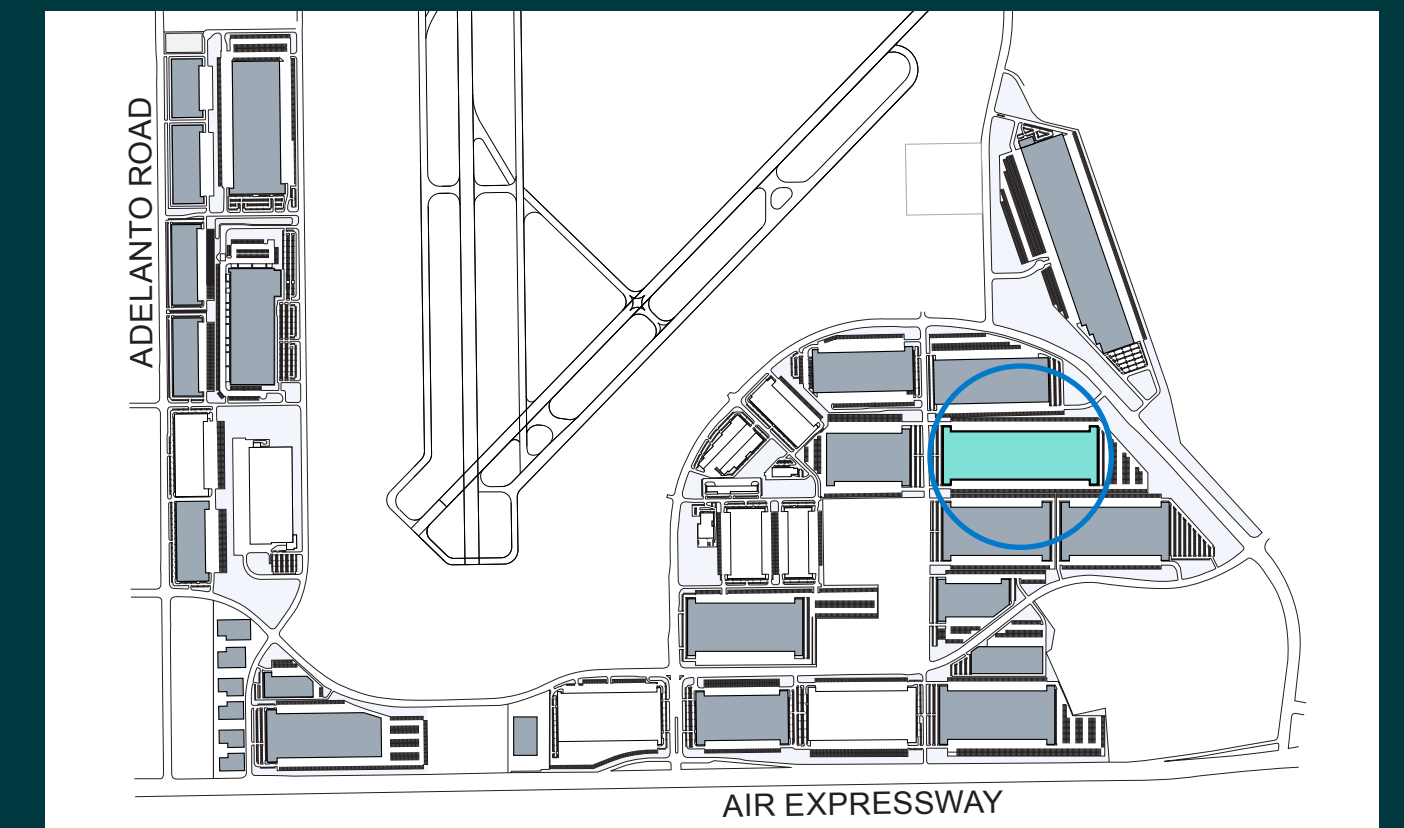


AVAILABLE

Lot 23

Build-to-Suit Development

Build-to-Suit Potential	1.5 MSF+
Office SF	Build-to-suit
Clear Height	40'+
Dock Doors	256
Drive-in Doors	4
Car Parking Spaces	515
Trailer Parking Spaces	597
Electrical Service	Ample power available



Case Study #1

Victorville, California

Expansion Into State-of-the-Art, Modern Facility

After increasing production and distribution on the West Coast, Goodyear expanded into a state-of-the-art facility at SCLC Lot 45A to consolidate operations and increase supply chain efficiency while maintaining service reliability.



Case Study #1

Prologis & City of Victorville: Strong Municipal Partnership

The longstanding, trusted relationship between Prologis and the City of Victorville enabled seamless collaboration and rapid decision-making. As a result, all major approvals—including entitlements, offsite infrastructure permits, and onsite building permits—were secured within five months.

Early Power Delivery Through Proactive Utility Coordination

By engaging Victorville Municipal Utility Services (VMUS) early as the power provider for SCLC and aligning on project milestones and customer requirements, the team secured permanent power ahead of the customer's required date, eliminating a critical schedule risk and supporting early operational readiness.

Construction Innovation & Early Delivery

Leveraging cutting-edge Tilt-Up construction technology, the project team deployed robotics to automate panel layout. This innovation helped accelerate critical path milestones and enabled overall delivery ahead of schedule – allowing Goodyear to take early occupancy and realize operational benefits sooner than planned.





Case Study #2

Ontario, California

Supporting the Customer's Robotic System Requirements

A consumer goods company, which markets products to young adults, wanted to lease a warehouse in the new West Ontario Logistics Center (WOLC), a 56-acre site in Ontario. But the opportunity presented a significant challenge in supporting the customer's planned use of a robotic material handling equipment system. Prologis was eager to accommodate the customer in order to advance cutting-edge warehouse technology and distribution methods.

Case Study #2

The floor of the warehouse was originally designed to allow a 0.5% gradient from north to south, the norm in California logistics real estate development, however, the customer needed a flat floor for robotics. The adjustment in floor grade required an additional 120,000 cubic yards of imported fill, adding another month to the schedule.

The roof structure was originally based on a sloped slab. Because it would now need to be a flat slab, the roof had to be redesigned for the change in geometry.

Prologis' expertise, obtained over years and many development projects working with both local authorities and contractors, proved critical. The designers and contractor accommodated the major changes required by the customer to complete the project on-time.



Advancing Commerce by Strengthening Your Workforce

Connecting your business to skilled logistics talent—while creating economic opportunity across Southern California communities.

7,100+

individuals placed into logistics careers

35,800+

individuals trained through CWI programs

62%

average placement rate across U.S. funded sites

\$22.42

average hourly wage at placement



Prologis' **Community Workforce Initiative (CWI)** is more than a training program—it's a commitment to supporting your workforce needs while strengthening the Southern California communities that power global commerce.

Through hands-on training and job placement support, CWI connects your business to motivated, skilled logistics talent prepared for today's operational demands. By collaborating with workforce development partners across Southern California, we tailor training pathways for high-demand roles in the transport, distribution and logistics sector—helping you build a workforce that can grow with your business.

Together, we're building a future where people, business and Southern California communities move forward—stronger and more connected.

Prologis Essentials

Keeping You Ahead of What's Next.

Build resilience, drive innovation and unlock growth. Beyond the building, we bring together the planning, systems and solutions to get you up and running faster while increasing efficiency and long-term performance.



Unlock the full potential of your warehouse with one strategic partner.



Operations

Simplify move-in and accelerate performance with the expertise and tools to get your warehouse operating at full potential. From planning through delivery and beyond, we increase throughput and optimize every square foot.

Offerings:

- Warehouse strategy and consulting
- End-to-end project management
- Integrated solutions
 - Move-in and move-out
 - Material handling and storage
 - Automation and robotics
 - Security
 - Software and technology
 - Labor

Energy

Keep your facilities running and costs under control as power needs increase with reliable, flexible energy solutions. From solar and storage to OnPrem and vehicle charging, we help you increase resiliency and reduce emissions with clarity and control.

Offerings:

- Energy consulting and comprehensive sustainability solutions
- Integrated solutions
 - Onsite solar and storage
 - OnPrem power
 - Fleet and workplace charging

Partner with Prologis

Clear,
Simple,
Service.



You can count on us as your trusted partner.

Pairing up with Prologis gives you access to a full-service team of experts before and during your tenancy. Work with an in-house team of development managers with local experience to entitle, plan, and execute your facility. Then, let a professional group of property managers handle the day-to-day of your real estate.

Our team in the Inland Empire is comprised of a Market Officer, Leasing Team, RECX Managers and Coordinators (property management), Construction Managers, a Development Manager, and Maintenance Techs.

Providing responsive local support 24/7, we work hard every day to help you stay ahead of what's next.

At Prologis, we deliver on our promises so you can deliver on yours.

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The world runs on logistics. At Prologis, we don't just lead the industry, we define it. We create the intelligent infrastructure that powers global commerce, seamlessly connecting the digital and physical worlds. From agile supply chains to clean energy solutions, our eco systems help your business move faster, operate smarter and grow sustainably. With unmatched scale, innovation and expertise, Prologis is a category of one—not just shaping the future of logistics but building what comes next.

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