

HIGH IMAGE INDUSTRIAL/
FLEX CONDO



10850 WALKER STREET
CYPRESS, CA

CBRE

CYPRESS
BUSINESS CENTER

PROPERTY HIGHLIGHTS



3,979 SF
Industrial/Flex Condo



Excellent West Orange
County Location



1,989 SF Office



One (1) Ground Level
Loading Door (12 x 12)



250 Amp, 120/208
Volt Power (Verify)



25' Clear Height



Retail Amenities in
Walking Distance



LED Warehouse
Lighting



Fire Sprinklered



Clean Span
Warehouse



Warehouse
Sky Lights



Drive Around Access



Good Access to 405,
605 & 22 Freeways



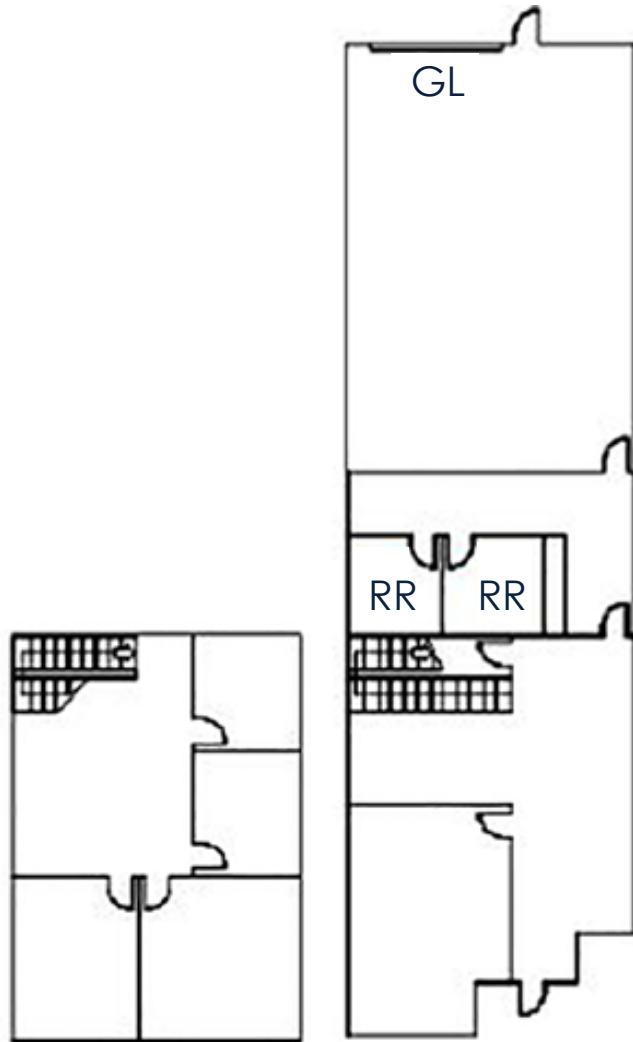
2004 Construction



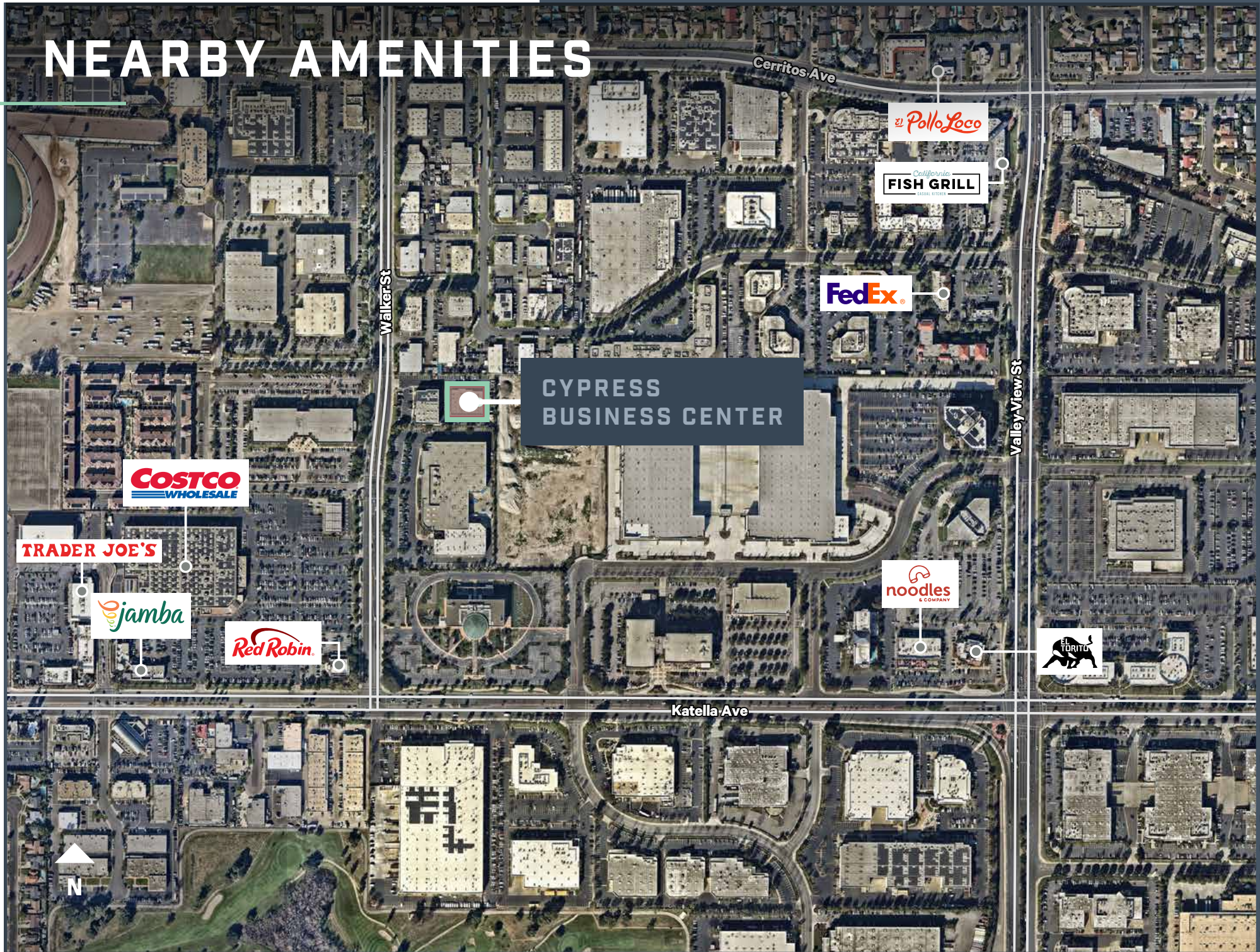
Professional
Business Park



FLOOR PLAN



NEARBY AMENITIES



AERIAL



CYPRESS BUSINESS CENTER



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TRENT PETERSON

First Vice President
+1 714 371 9341
Lic. 01986333
trent.peterson@cbre.com

JOSH BONWELL

Senior Vice President
+1 714 371 9207
Lic. 01324803
joshua.bonwell@cbre.com

RICK MCGEAGH

Executive Vice President
+1 714 371 9341
Lic. 00912627
rick.mcgeagh@cbre.com

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