



FOR SALE

# 1692 Browning

IRVINE, CA 92606



High identity corner location in the heart  
of the Irvine industrial market

**BRANDON ROHE**  
949.557.5070  
brandon.rohe@kidder.com  
LIC N° 01865365

**Kidder  
Mathews**

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

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## Features

PRICE TBD

BUILT in 1976

13,635 SF with ±1,074 SF of office space on .85 acres

17' clear height

CONCRETE TILT-UP structure

5.1 IBC zoning

1 ground-level door

400 AMPS, 277-480V of power

34 parking stalls

FULLY air conditioned

IMMEDIATE ACCESS to the 73, 405, 5, and 55 freeways

MINUTES to John Wayne Airport and The District

PLEASE DO NOT DISTURB TENANT.

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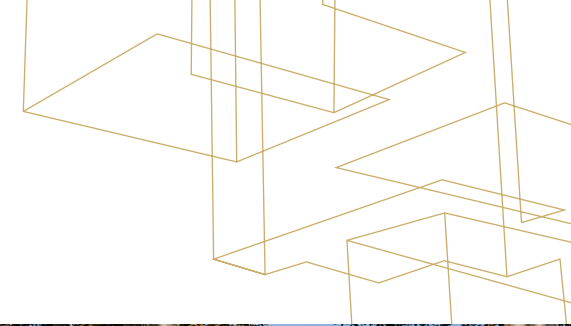




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