

STADIUM PLAZA BUSINESS PARK

ANAHEIM, CALIFORNIA



Jason DiRocco

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Lic. #01842301

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STADIUM PLAZA BUSINESS PARK

ANAHEIM, CALIFORNIA



TENANT ADVANTAGE

- Ownership makes moving easy!
- Vacant units are delivered in refurbished condition.
- Professional property management on-site.
- Business Park environment with sizes ranging from 1,200 SF to 42,323 SF to allow growth over time.

PROPERTY HIGHLIGHTS

- Premier North Orange County Location
- A Distinctive Industrial/Office/Flex Business Park
- Excellent Access to 57, 5, 91 & 22 Freeways
- Walking distance to restaurants, banks, train station and many other retail amenities.
- Can accommodate office finishes from 10%-100%

BUILDING PARK FEATURES

Parking Ratio	2.1 Stalls:1,000 SF
Clear Height	±14' - 16'
Ground Level Loading	Yes
Signage	Yes
On-Site Deli	Yes
Water	Yes
Anaheim City Power	Yes
Trash Removal	Yes
After Hours Security Patrol	Yes
Landscaping	Yes

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STADIUM PLAZA BUSINESS PARK

SITE PLAN



Multi-Tenant Buildings

On-Site Management

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AVAILABILITIES

Building Address	Unit SF	Office SF	Warehouse SF	GL Doors	Asking Base Rent	Comments
1500 SOUTH SUNKIST						
Suite I / J	±4,698	±1,677	±3,021	2	\$1.65 PSF	Reception, 5 Offices, Kitchenette, 3 Restrooms
1550 SOUTH SUNKIST						
Suite D	±2,025	±495	±1,530	1	\$1.62 PSF	Reception, 1 Office, 1 Restroom
Suite G	±2,025	±740	±1,285	1	\$1.65 PSF	Reception, 2 Offices, Kitchenette, 1 Restroom
Suite I	±2,025	±477	±1,548	1	\$1.65 PSF	Reception, 1 Office, 1 Restroom
1571 SOUTH SUNKIST						
Suite D	±1,440	±1,190	±250	1	\$1.65 PSF	Reception, 2 Offices, Open Area, Kitchenette, 2 Restrooms
1630 SOUTH SUNKIST						
Suite A	±5,944	±5,944	0	0	\$1.77 PSF	*All Office*, Reception, 10 Offices, 2 Conference Rooms, 1 Break Room, Restrooms
Suite E/F	±5,400	±2,716	±2,684	1	\$1.67 PSF	*HVAC Warehouse*, Reception, 5 Offices, 1 Conference Room, Open Area, Break Room, 3 Restrooms
Suite G	±3,120	±3,120	0	0	\$1.72 PSF	*Showroom Space* & Large Showroom area, 3 Offices, Break Room, 2 Restrooms

**\$0.18 PSF Cam Fee in Addition to the Asking Base Rent*

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AVAILABILITIES

Building Address	Unit SF	Office SF	Warehouse SF	GL Doors	Asking Base Rent	Comments
1591 SOUTH SINCLAIR						
Suite B	±1,620	±875	±745	1	\$1.65 PSF	Reception, 2 Offices, Open Area, 1 Restroom
Suite F	±2,025	±1,060	±965	1	\$1.65 PSF	Reception, 2 Offices, Open Area, 1 Restroom
1601 SOUTH SINCLAIR						
Suite E	±2,175	±746	±1,429	1	\$1.65 PSF	Reception, 2 Offices, Kitchenette, 2 Restrooms
Suite H	±2,175	±1,346	±829	1	\$1.65 PSF	Reception, 2 Offices, Open Area, Break Room, 2 Restrooms

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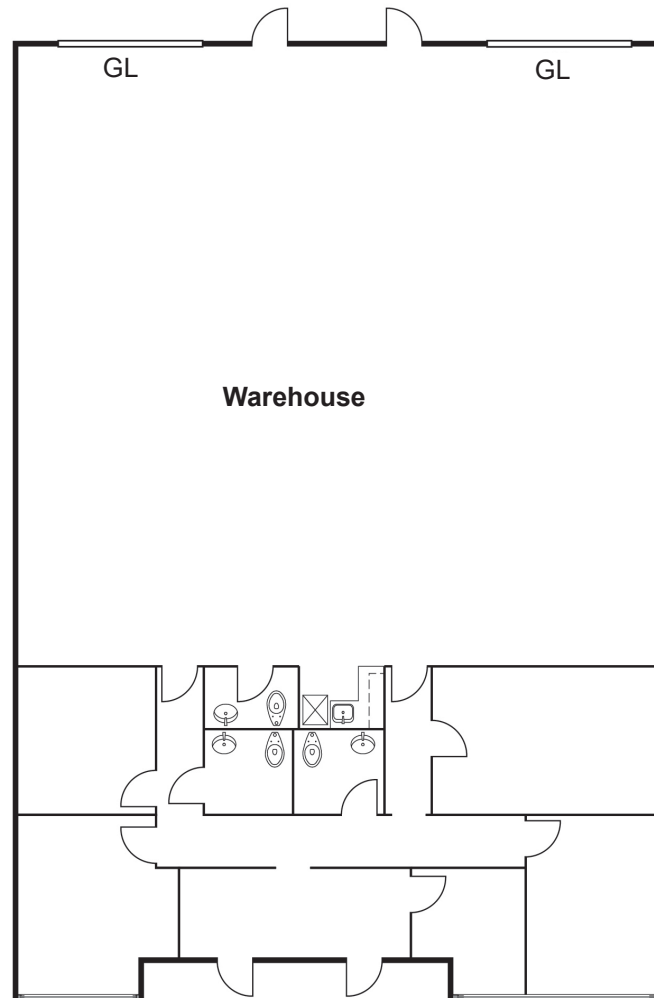
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STADIUM PLAZA BUSINESS PARK

1500 S. SUNKIST STREET, SUITE I / J



Warehouse

± 4,689SF

Office: ± 1,677 SF

Warehouse: ± 3,021 SF

**Floorplans Not to Scale*



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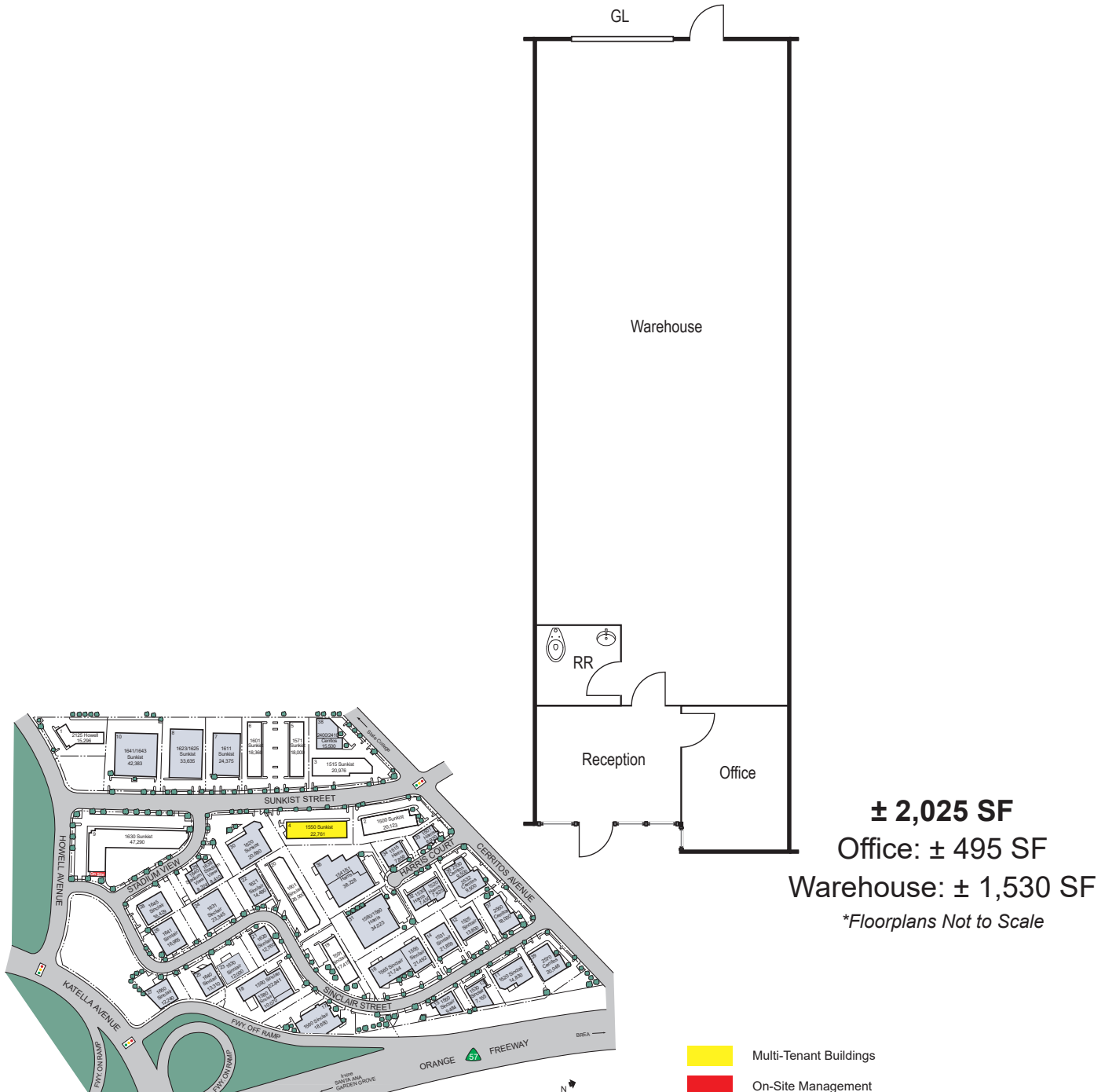
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STADIUM PLAZA BUSINESS PARK

1550 S. SUNKIST STREET, SUITE D



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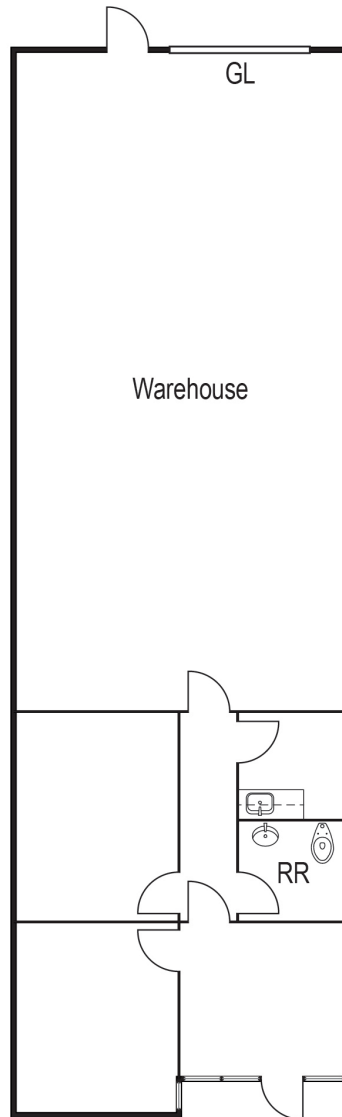
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STADIUM PLAZA BUSINESS PARK

1550 S. SUNKIST STREET, SUITE G



± 2,025 SF
Office: ± 740 SF
Warehouse: ± 1,285 SF
**Floorplans Not to Scale*

 Multi-Tenant Buildings
 On-Site Management

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DWS

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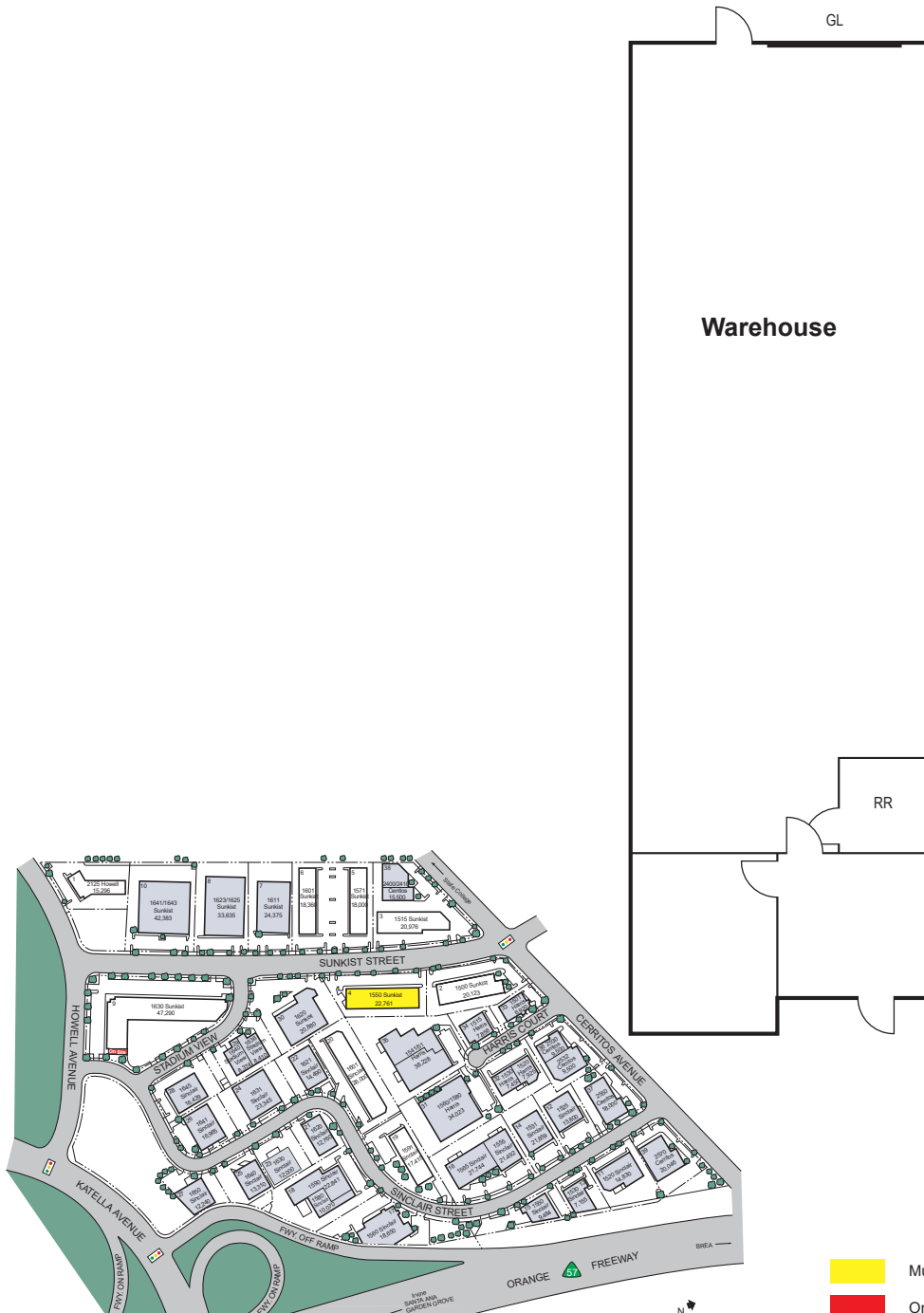
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STADIUM PLAZA BUSINESS PARK

1550 S. SUNKIST STREET, SUITE I



± 2,025 SF
Office: ± 477 SF
Warehouse: ± 1,548 SF
**Floorplans Not to Scale*

 Multi-Tenant Buildings
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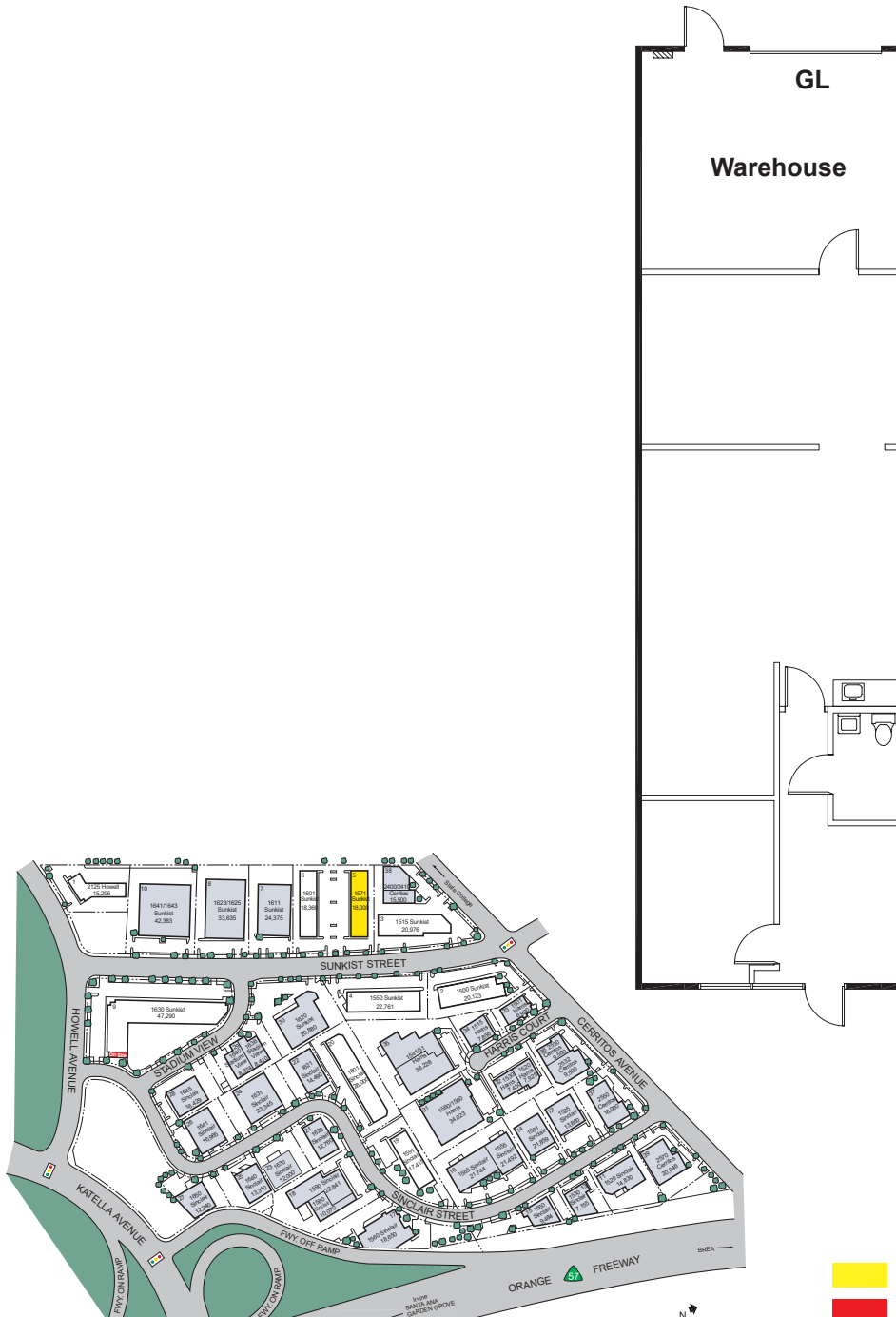
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STADIUM PLAZA BUSINESS PARK

1571 S. SUNKIST STREET, SUITE D



± 1,440 SF

Office: ± 1,190 SF

Warehouse: ± 250 SF

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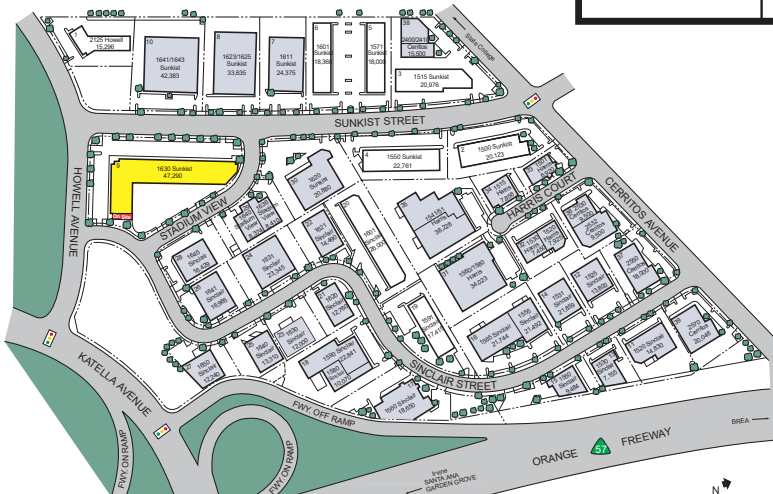
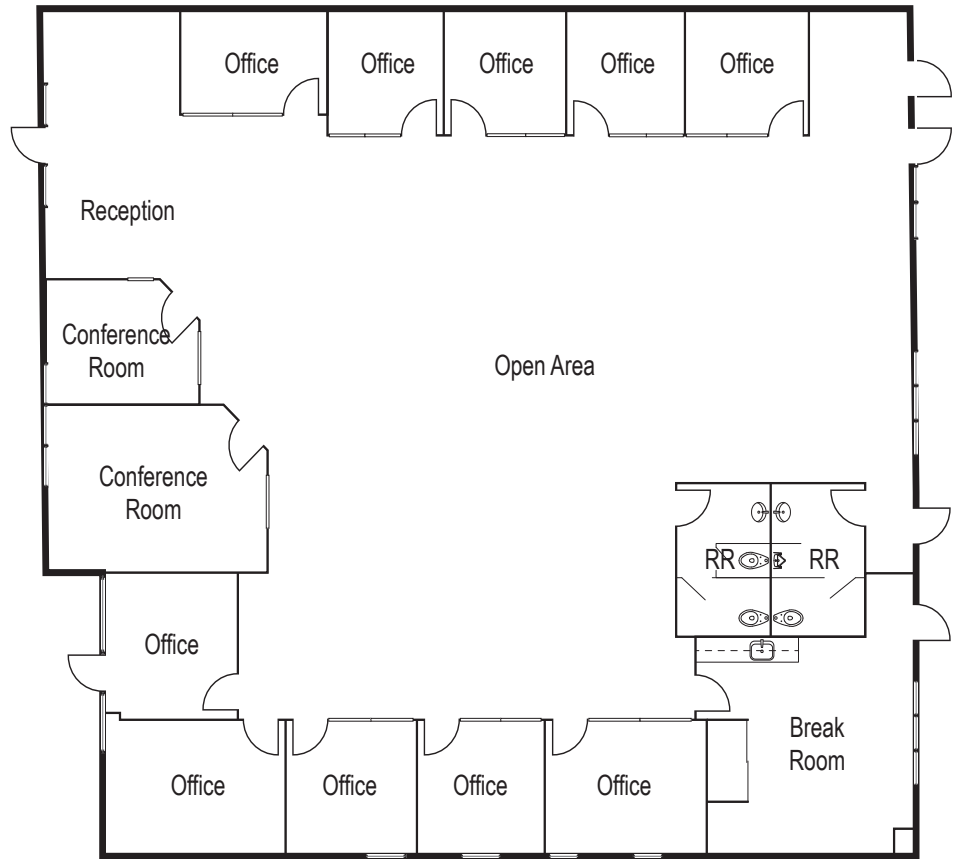
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STADIUM PLAZA BUSINESS PARK

1630 S. SUNKIST STREET, SUITE A



± 5,944 SF

Office: ± 5,944 SF

Warehouse: ± 0 SF

**Floorplans Not to Scale*

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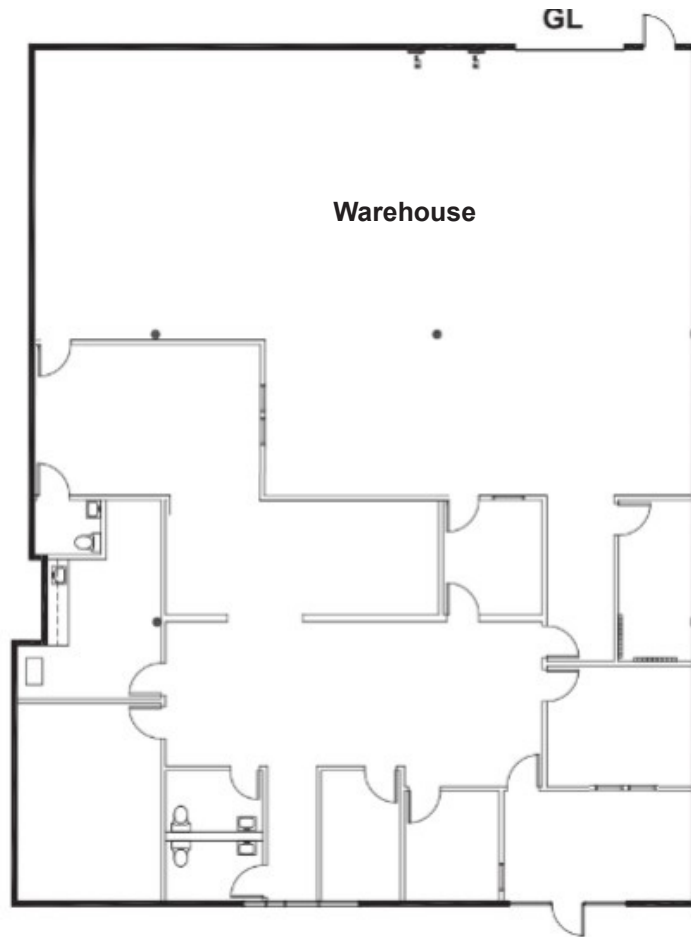
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STADIUM PLAZA BUSINESS PARK

1630 S. SUNKIST STREET, SUITE E/F



± 5,400 SF
Office: ± 2,716 SF
Warehouse: ± 2,684 SF
**Floorplans Not to Scale*

 Multi-Tenant Buildings
 On-Site Management

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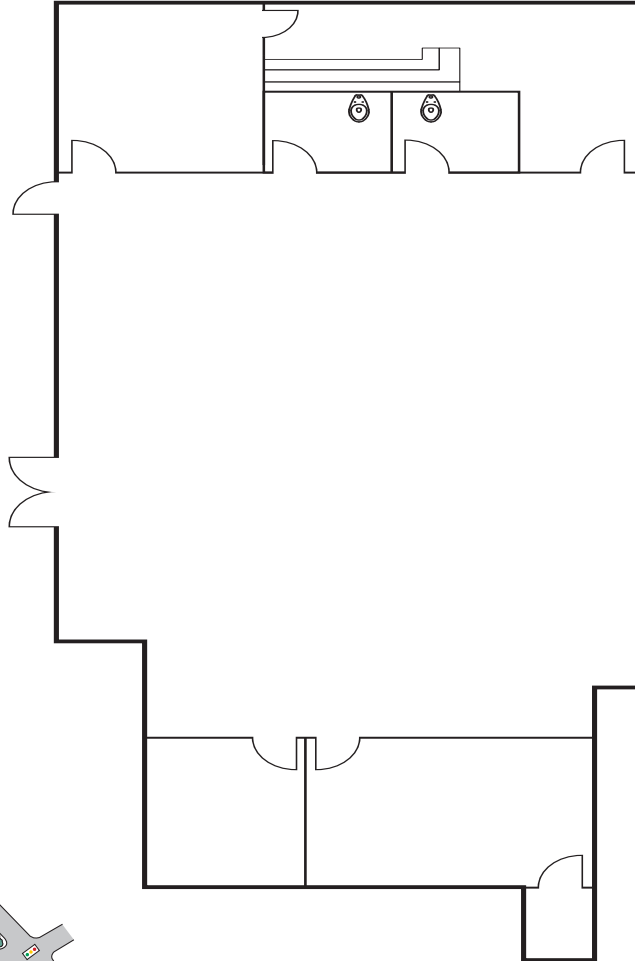
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STADIUM PLAZA BUSINESS PARK

1630 S. SUNKIST STREET, SUITE G

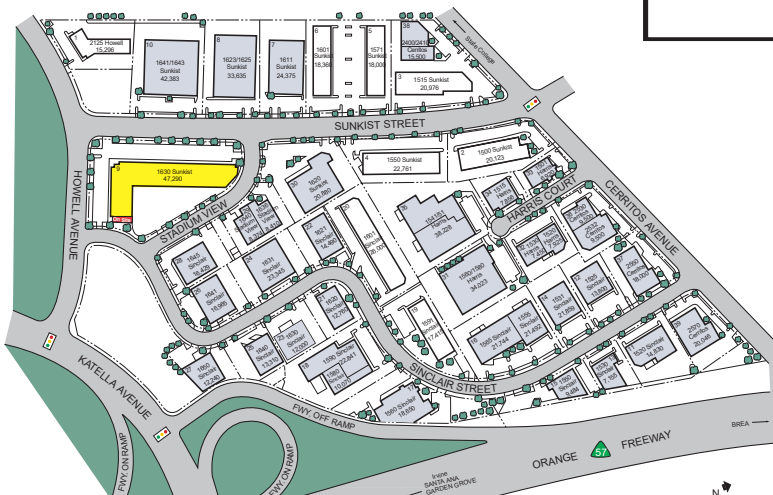


± 3,120 SF

Office: ± 3,120 SF

Warehouse: ± 0 SF

**Floorplans Not to Scale*



- Multi-Tenant Buildings
- On-Site Management

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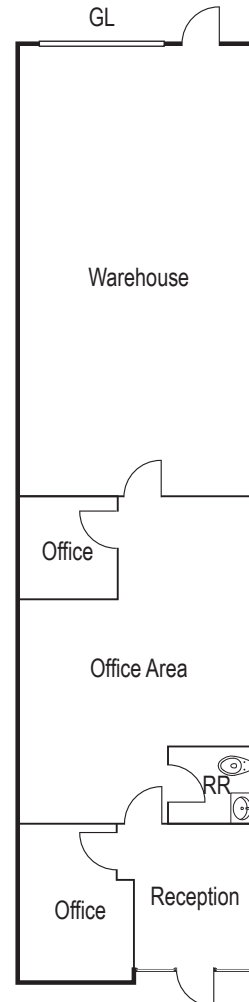
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STADIUM PLAZA BUSINESS PARK

1591 S. SINCLAIR, SUITE B



± 1,620 SF

Office: ± 875 SF

Warehouse: ± 745 SF

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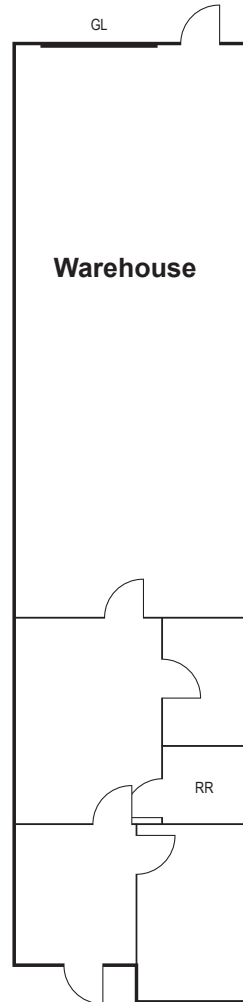
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STADIUM PLAZA BUSINESS PARK

1591 S. SINCLAIR, SUITE F



± 2,025 SF
Office: ± 1,060 SF
Warehouse: ± 965 SF
**Floorplans Not to Scale*

 Multi-Tenant Buildings
 On-Site Management

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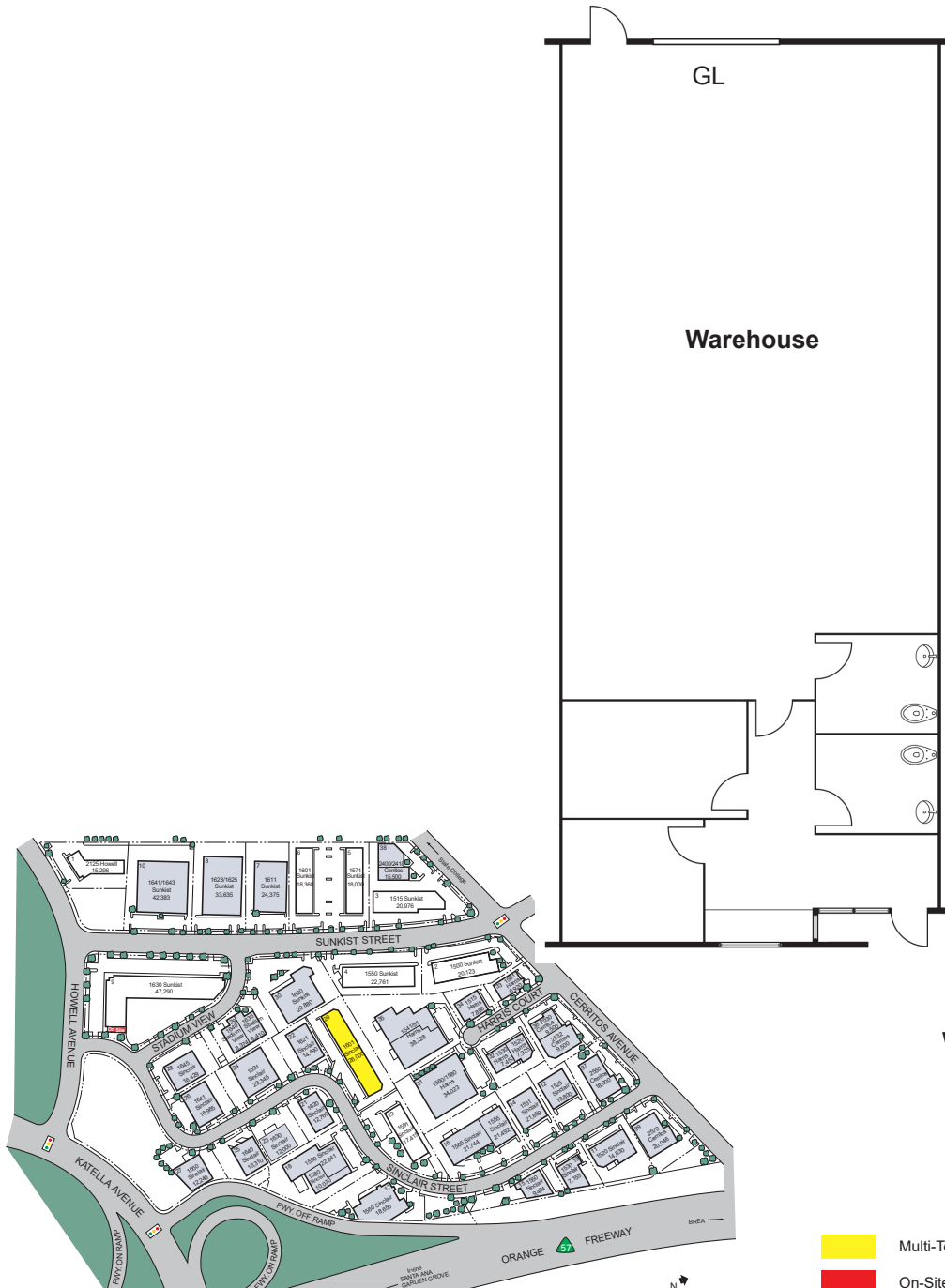
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STADIUM PLAZA BUSINESS PARK

1601 S. SINCLAIR STREET, SUITE E



± 2,175 SF

Office: ± 746 SF

Warehouse: ± 1,429 SF

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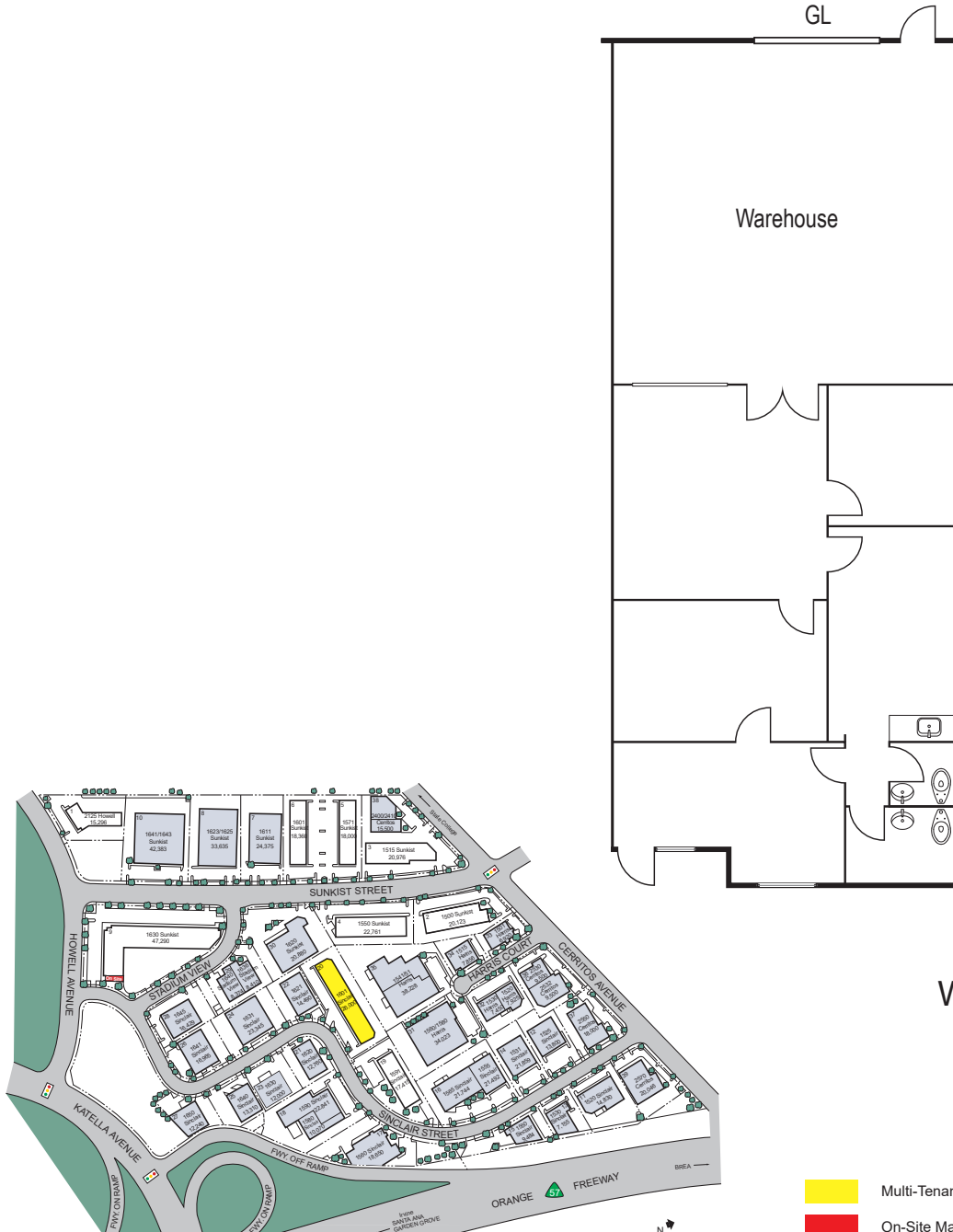
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STADIUM PLAZA BUSINESS PARK

1601 S. SINCLAIR STREET, SUITE H



± 2,175 SF

Office: ± 1,346 SF

Warehouse: ± 829 SF

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