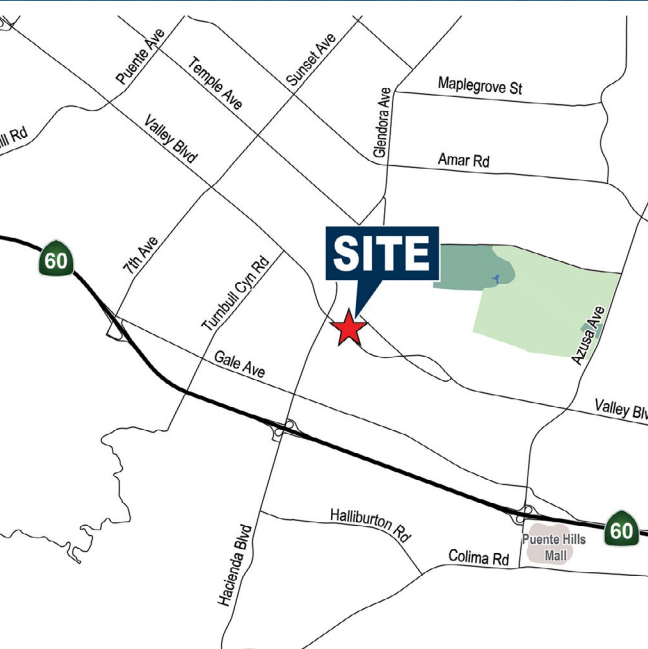


VALLEY BLVD. BUSINESS PARK

15703-15749
VALLEY BLVD.
CITY OF INDUSTRY, CA



SHOWROOM / WAREHOUSE SPACE WITH VALLEY BLVD. FRONTAGE

FOR ADDITIONAL INFORMATION:



PAUL CAPUTO, MBA
Senior Vice President
714.935.2332
Lic. #01196935
pcaputo@voitco.com

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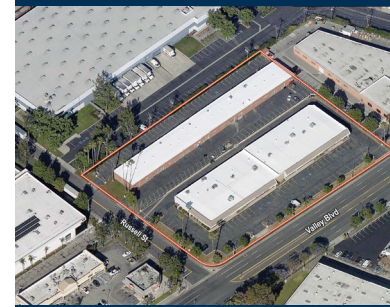
BOUMA CAPUTO

AVAILABLE UNITS

VALLEY BUSINESS PARK

ADDRESS	UNIT SIZE	OFFICE SIZE	WAREHOUSE SIZE	ASKING PRICE	COMMENTS	VIEW BROCHURE
15737 E. Valley Blvd	±3,000 SF	±600 SF	±2,400 SF	\$1.35 PSF	15' Ceilings, 1 GL Door	
15743 E. Valley Blvd.	±3,000 SF	±800 SF	±2,200 SF	\$1.35 PSF	Office / Warehouse	

* An additional \$0.07 psf for common area maintenance applies (subject to change).



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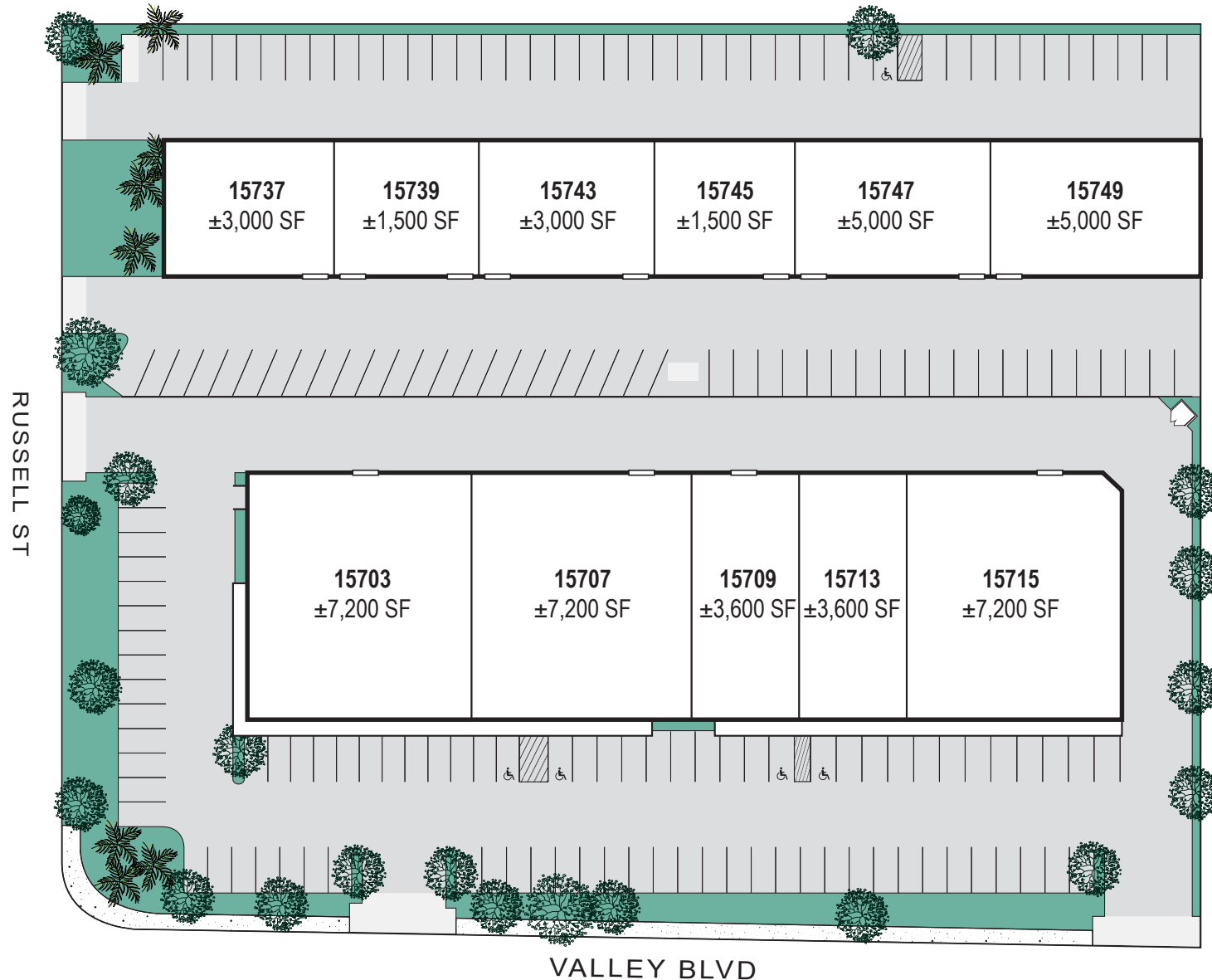
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2400 East Katella Avenue, Suite 750
Anaheim, CA 92806
www.voitco.com

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SITEPLAN

* Site plan may not be to scale.



* Click on unit to view floor plan brochure.

\$0.07 CAM Charge

VALLEY BUSINESS PARK



Rare Small Units
Expandable



Variety of
Multi-Tenant Industrial
Units



Flexible Office /
Showroom Layouts to
Accommodate a Wide
Range of Uses



14'-15' Minimum
Warehouse
Clearance



Ample Parking



Functional Site
Loading and
Circulation



10' x 10'
Ground Level
Loading Doors



5
91
22
Excellent
Freeway
Access

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LOCAL AMENITIES

VALLEY BUSINESS PARK



33 Miles to LAX
13 Miles to LGB
17 Miles to JWA



28 Miles to Port
of Los Angeles
27 Miles to Port
Long Beach



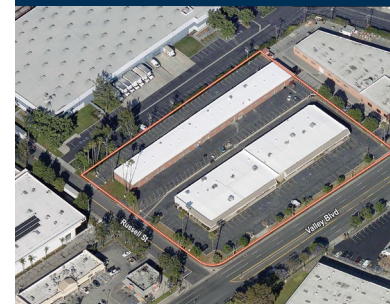
2 Mile
to Bus
Station



3.8 Miles
to Train
Stations



1 Mile
to Charging
Station



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VALLEY BLVD. BUSINESS PARK

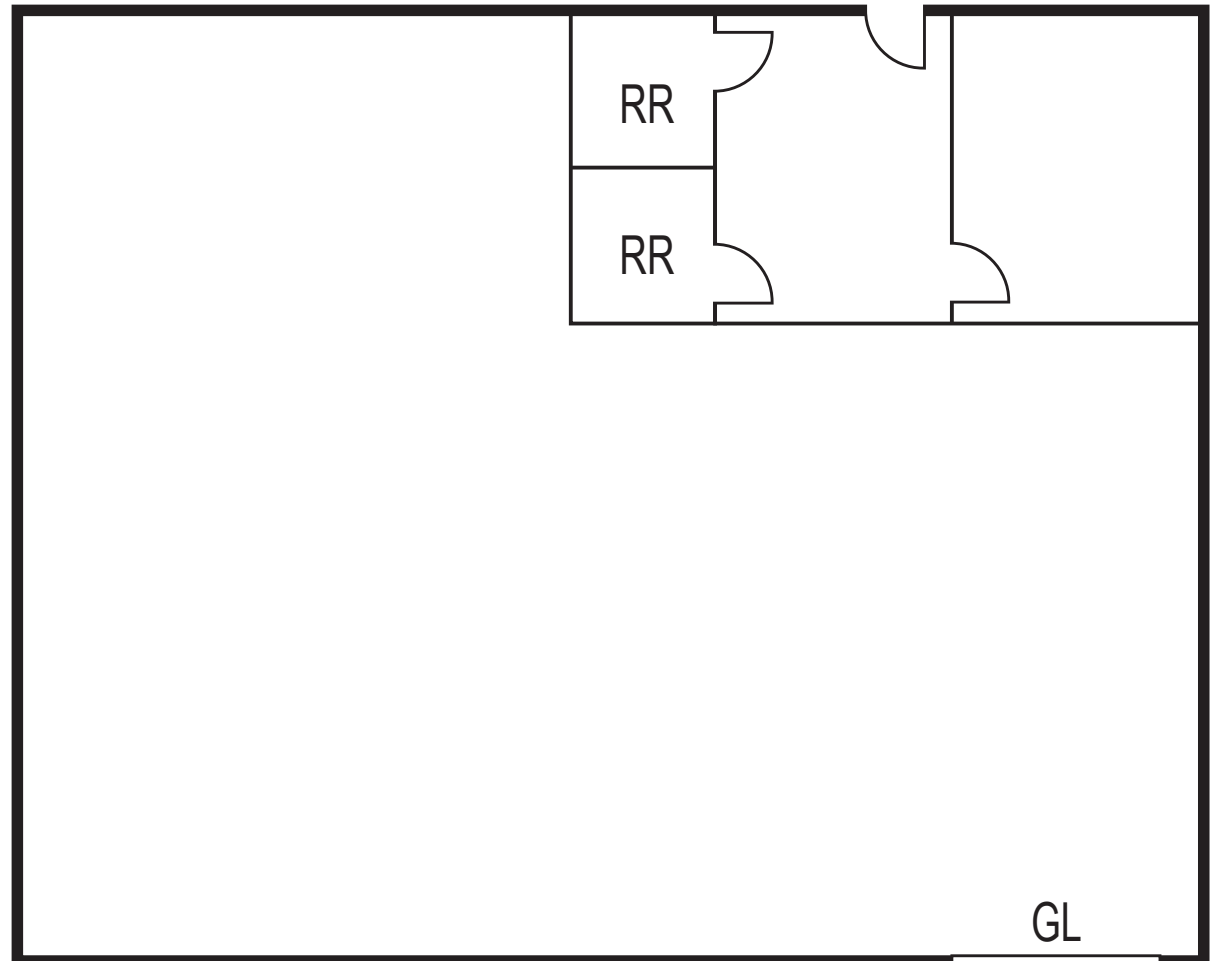
15703-15749 VALLEY BLVD.
CITY OF INDUSTRY, CALIFORNIA



FLOOR PLAN

15737 E. VALLEY BLVD.
±3,000 SF / \$1.25 PSF GROSS

- » ±3,000 SF Freestanding Building
- » ±400 SF of Office
- » Two (2) Restrooms
- » One (1) Ground Level Loading Door
- » 14' of Warehouse Clearance
- » 200 Amps Power (to be verified)
- » Future Expansion Possible
- » Additional \$0.07 CAM Charge



* Floor plan and site plan may not be to scale.

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VALLEY BLVD. BUSINESS PARK

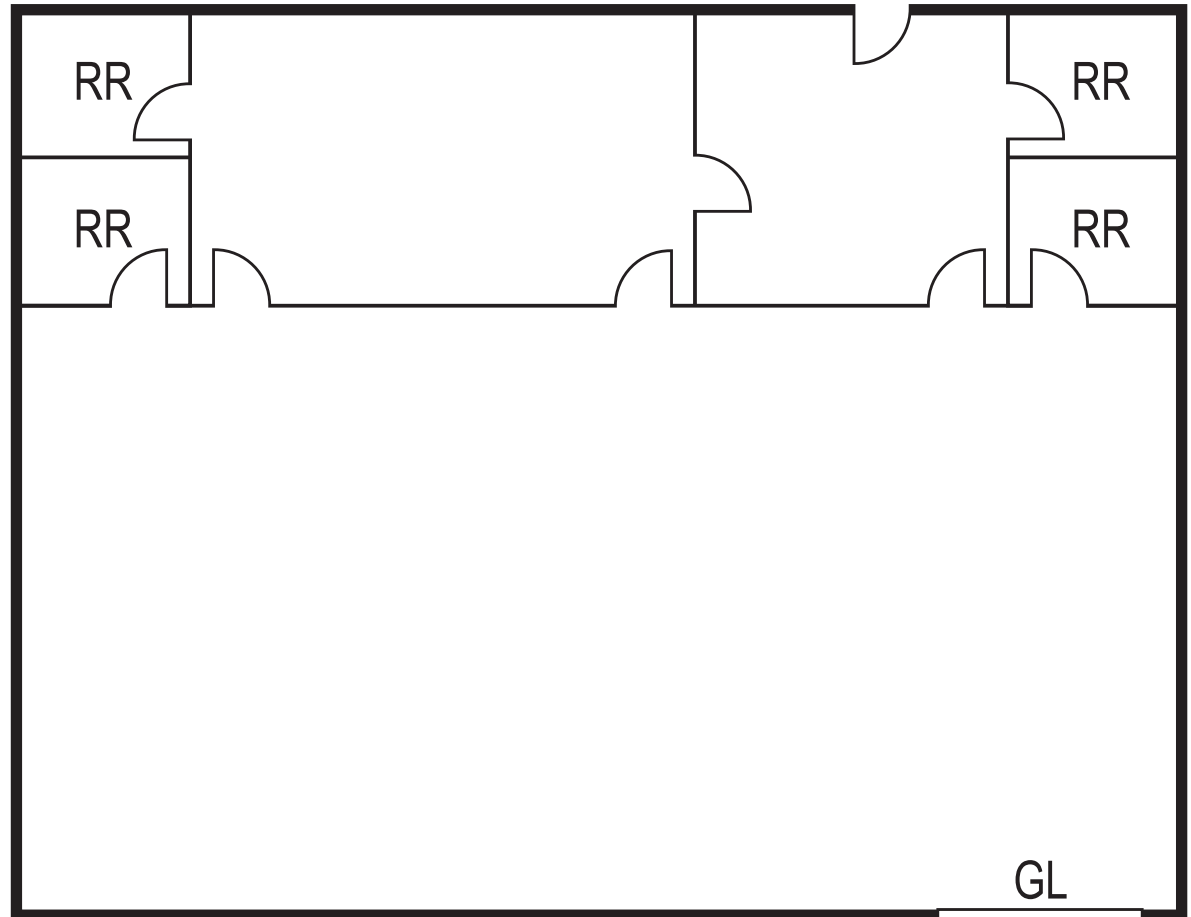
15703-15749 VALLEY BLVD.
CITY OF INDUSTRY, CALIFORNIA



FLOOR PLAN

15743 E. VALLEY BLVD.
±3,000 SF / \$1.25 PSF GROSS

- » ±3,000 SF Freestanding Building
- » ±800 SF of Office
- » Four (4) Restrooms
- » One (1) Ground Level Loading Door
- » 14' of Warehouse Clearance
- » 200 Amps Power (to be verified)
- » Future Expansion Possible
- » Additional \$0.07 CAM Charge



* Floor plan and site plan may not be to scale.

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