

1523
1547

W STRUCK AVE
ORANGE, CA 92867



STRUCK BUSINESS PARK INDUSTRIAL SUITES FOR LEASE

FOR ADDITIONAL INFORMATION:

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REAL ESTATE SERVICES

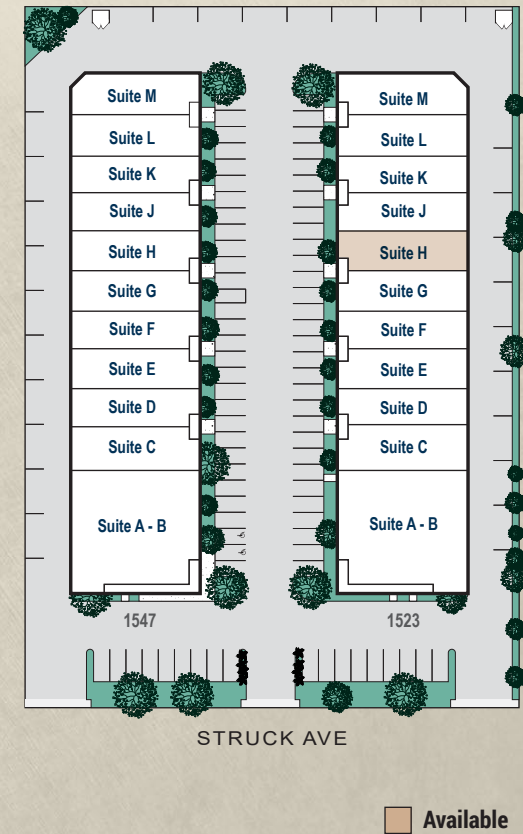
AVAILABILITIES



ADDRESS	TOTAL SIZE ¹	OFFICE SIZE ¹	ASKING RATE PSF	BASE RENT	COMMENTS
1523 W. Struck Avenue					
Suite H	±1,753	±378	\$1.64 MG	\$2,875.00	Open office, restroom, warehouse with ground level loading door.

* The monthly CAM (Common Area Maintenance) Fee is approximately \$0.15 per square foot per month

¹ Approximate total and office square footage



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2400 E. Katella Avenue, Suite 750
Anaheim, CA 92806
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SITE PLAN



Pride of Ownership Asset
Professionally Managed
Business Park



±1,460 - ±4,964 SF
Industrial Units.
(Units can be combined to
accommodate a variety of sizes.)



Functional
Site Loading
and Circulation



14' min.



2:1,000
Ratio



Fire
Sprinklers



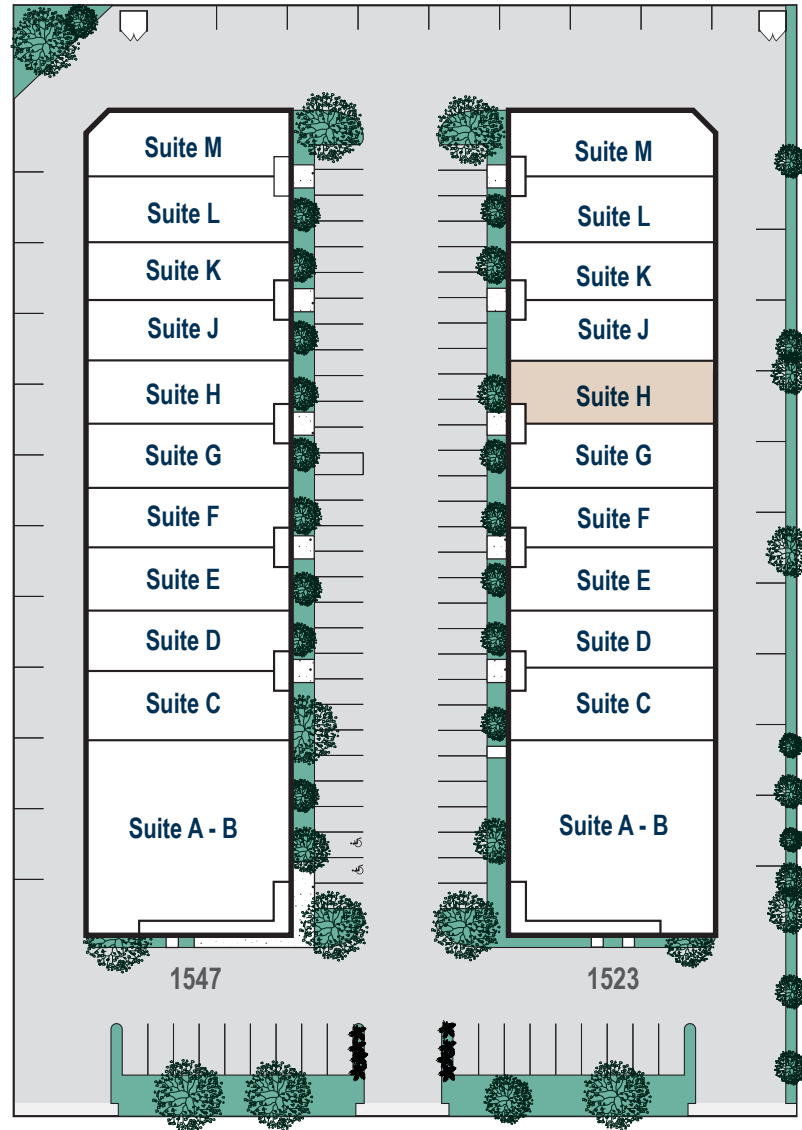
Excellent Access
to Freeways



100 Amps
120/240 Volt Power
3 Phase (Verify)



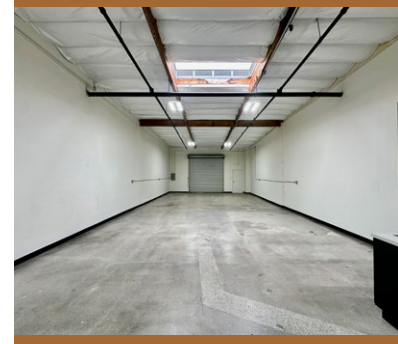
Close Proximity to
Retail Amenities



* Site plan may not be to scale.

STRUCK AVE

Available



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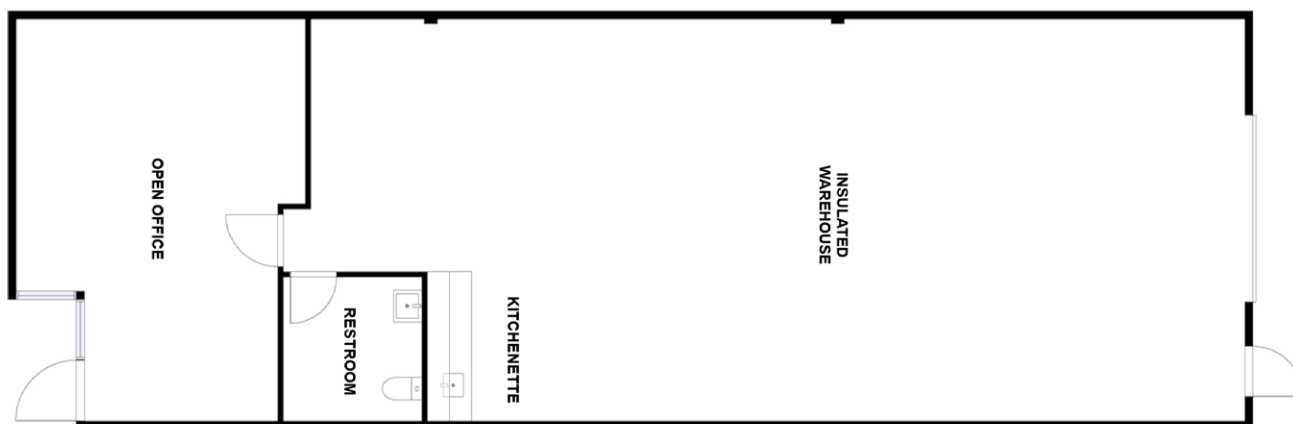
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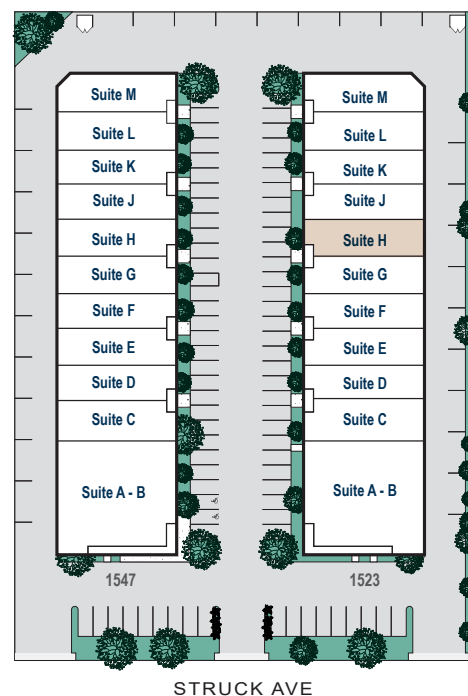
1523 W. STRUCK AVENUE – SUITE H



UNIT FEATURES:

- ±1,753 Total Square Feet
- ±378 Sq. Ft. of Office
- Open Office Area
- Kitchenette
- One (1) Restroom
- One (1) 10' x 10' Ground Level Loading Door
- 14' Minimum Warehouse Clearance
- ±100 Amps, 120/240 Volt Power, 3 Phase (Verify)
- Fire Sprinklers
- Drive Around Building
- 2:1,000 Parking Ratio (2 spaces per 1,000 Sq. Ft. Leased)

* Site plan and floor plans may not be to scale.



±1,753 SF



±378 SF



14'
MIN.



100 AMPS (VERIFY)



FIRE SPRINKLERS



1 GL

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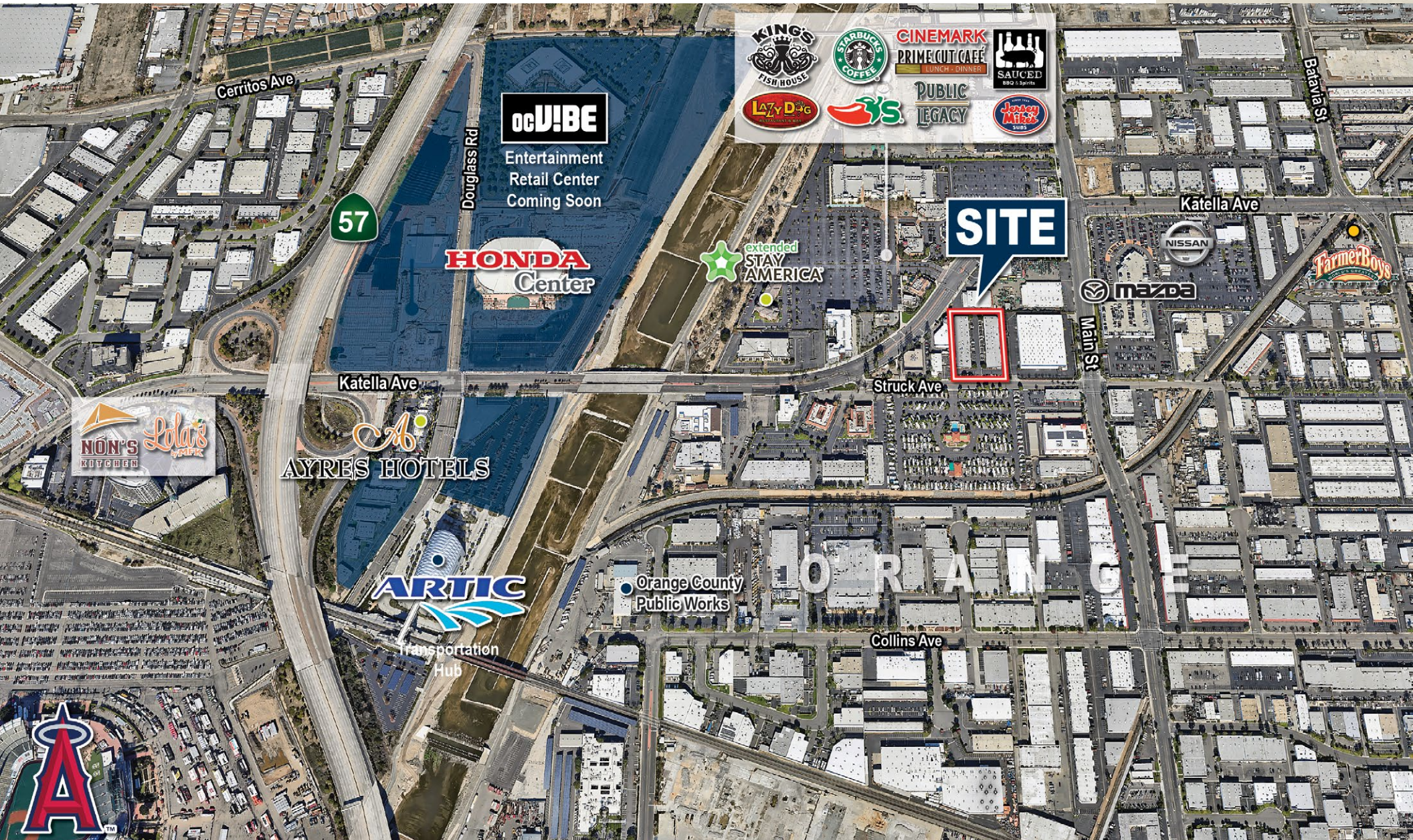
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AMENITIES AERIAL



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