

SAVI RANCH INDUSTRIAL PARK

UNDER NEW OWNERSHIP

22601-22699 OLD CANAL ROAD | YORBA LINDA | CA | 92887

FOR MORE INFORMATION:

HAYDEN SOCCI, SIOR, CCIM
Senior Vice President
714.935.2379
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Lic. 01705038

VOIT REAL ESTATE SERVICES
2400 E. Katella Avenue, Suite 750
Anaheim, CA 92806
www.voitco.com.com

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REAL ESTATE SERVICES

bkm.

PROPERTY FEATURES

- High Image Business Park
- Individual Identity & Design
- Ground Level Loading
- 3:1 Parking Ratio (3 Spaces for 1,000 Sq. Ft.)
- Fire Sprinklers
- Institutionally Owned & Professionally Managed
- Campus-Like Environment: Restaurants, Retail and Hotel within 200 Acre Master Planned Complex
- Immediate Access to Riverside 91 Freeway and 241 Toll Road to South County

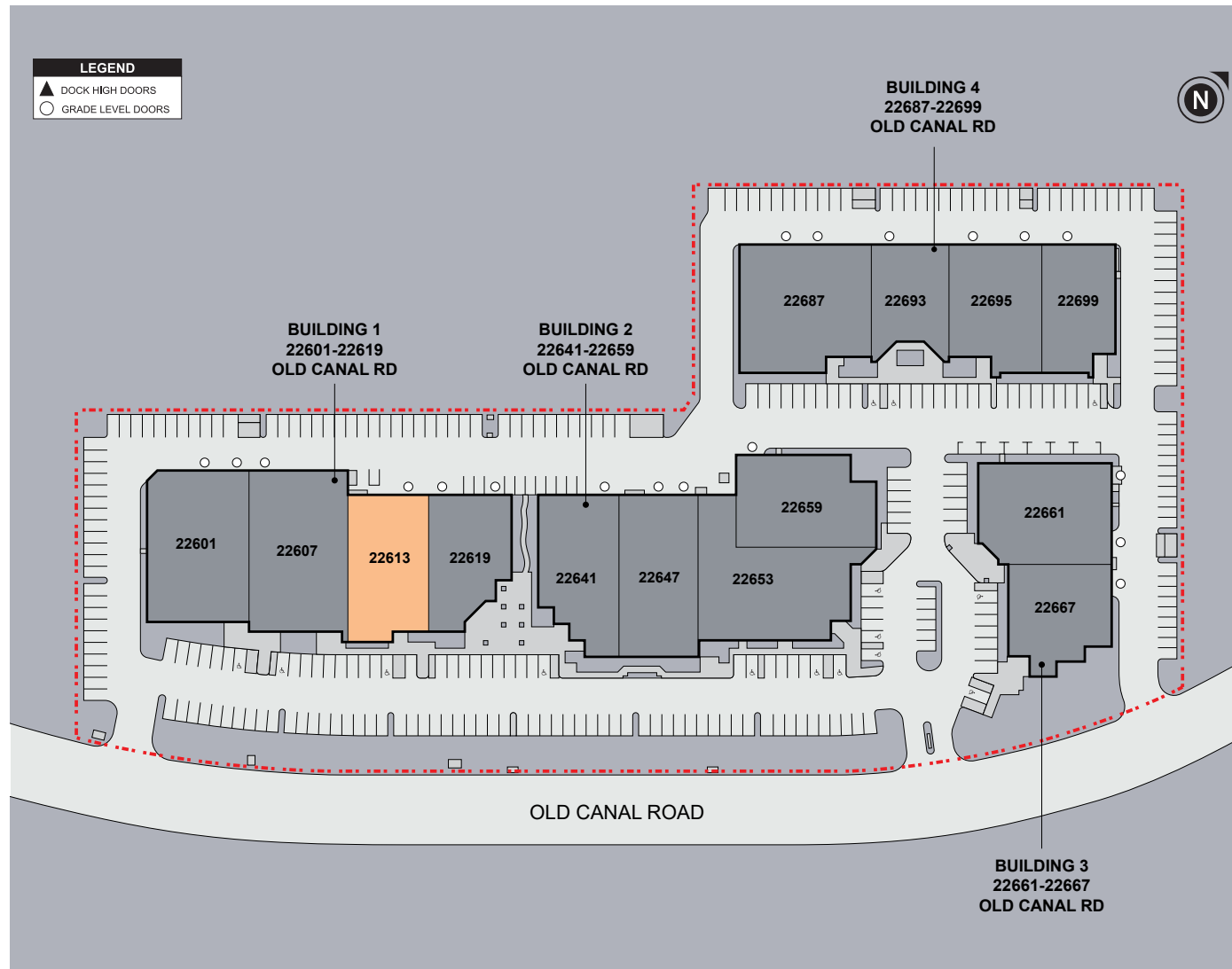


The information contained herein is believed to be accurate but is not warranted as to its accuracy and may change or be updated without notice. Seller or landlord makes no representation as to the environmental condition of the property and recommends purchaser's or tenant's independent investigation. Voit Real Estate Services, DRE License #01991785.

SAVI RANCH INDUSTRIAL PARK

SITE PLAN

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AVAILABILITIES

AVAILABLE OCCUPIED

SUITE	TOTAL SF	OFFICE SF	ASKING RATE	AVAILABLE
22613	±6,708	±3,354	TBD	Reception/open office area, multiple private offices, 2 restrooms, and warehouse

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Bldg. 3

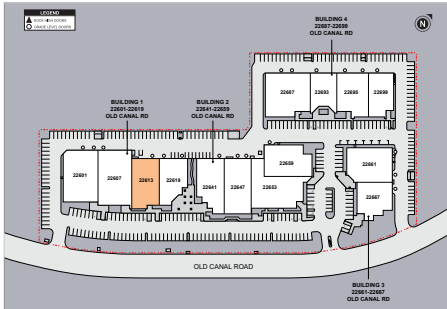
STE 22613

SUITE DATA:

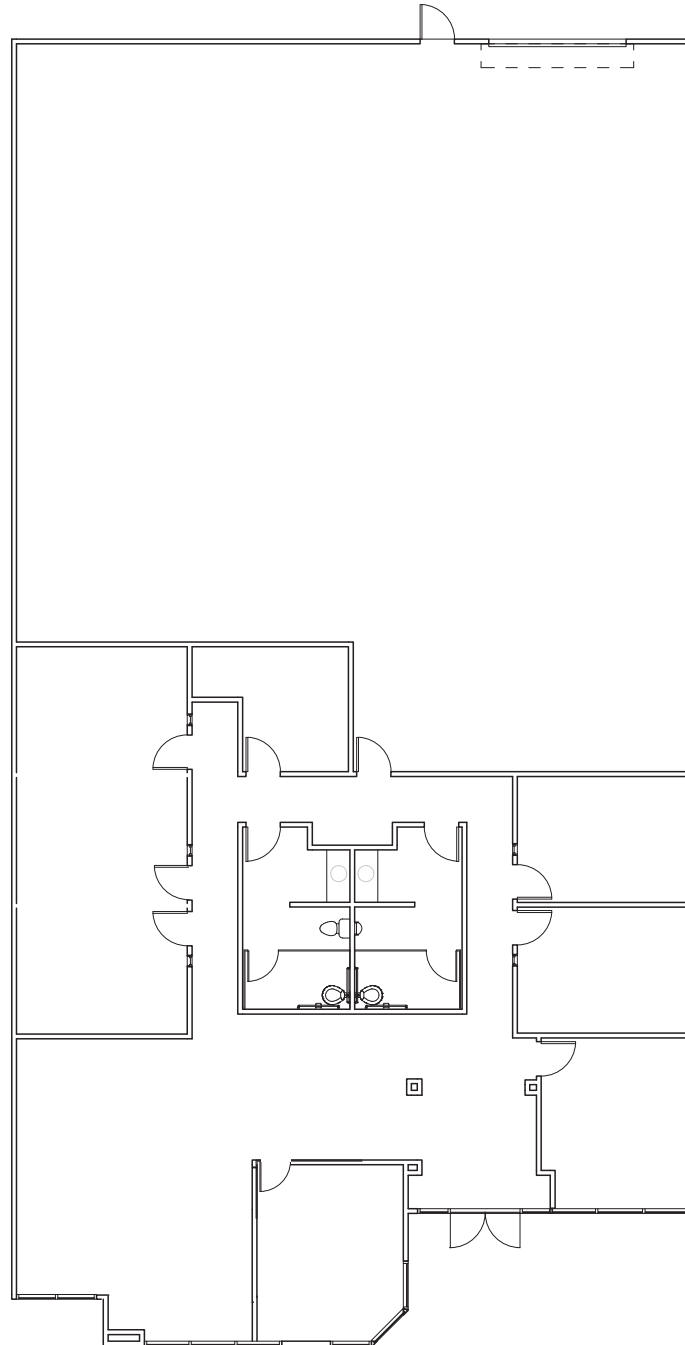
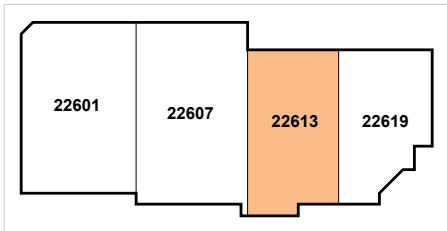
OFFICE AREA	±3,354 SF
WAREHOUSE AREA	±3,354 SF
TOTAL SUITE AREA	±6,708 SF

CLEAR HEIGHT	15'-0"
○ GRADE LEVEL DOORS	1
▲ DOCK HIGH DOORS	0

SITE KEY PLAN:



BUILDING KEY PLAN:



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AMENITIES & IMPROVEMENTS

UNDER NEW OWNERSHIP



NEARBY AMENITIES

Bank of America
Kaiser Foundation Health Plan
Care Fusion
Nobel Biocare

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