

FOR LEASE

±29,000 SF WAREHOUSE BUILDING



365-B CLINTON STREET

COSTA MESA, CA 92626

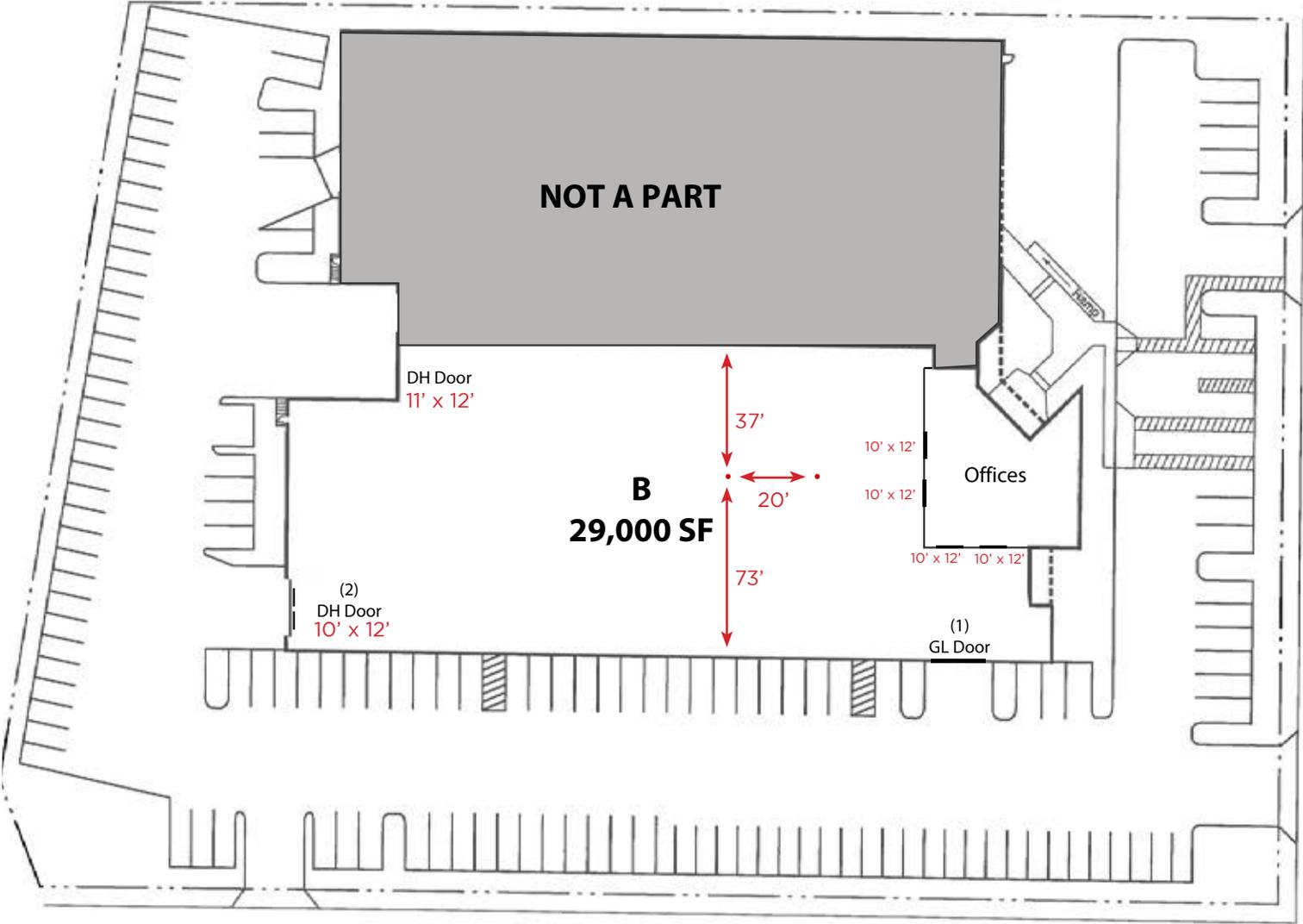
±29,000 SF FREEWAY FRONTAGE SHOWROOM-WAREHOUSE BUILDING



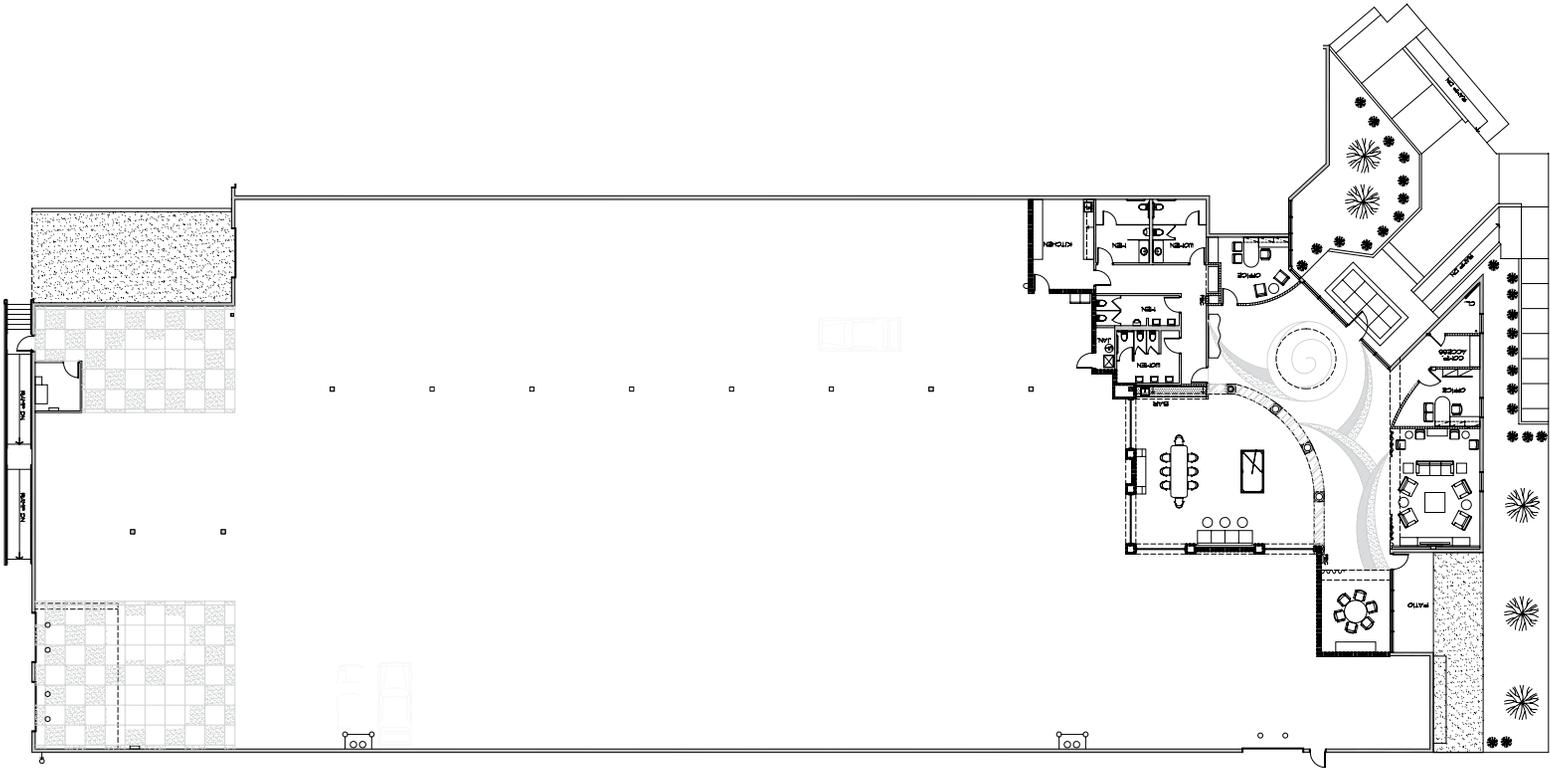
PROPERTY HIGHLIGHTS

Building Size:	±29,000 SF
Office Area:	±3,222 SF of well appointed open area with extensive millwork, private patio, conference rooms, and private offices.
Loading:	Two (2) Dock High and One (1) Grade Level
Air Hanging:	Big "A" Fans + CO2 Vapor Extraction System Ideal for Auto Uses/Storage
Clear Height:	20' Minimum
Parking:	2.4:1,000
Year Built:	1980
Power:	Ample Power 600Amps 277/480 Volts
Restrooms:	Two (2) Sets for Office and Shop Employees
Collaborative Area:	Wet Bar, Recreation, Media Room
Construction:	Concrete Tilt-Up
Sprinkler:	Yes
Lighting:	Low Voltage Energy LED Warehouse Lighting
Major Cross Streets:	73 Freeway / Redhill Ave / Bristol St





SITE PLAN
±29,000 SF



FLOOR PLAN
±29,000 SF

TRANSIT TIMES

5 MINUTES
JW AIRPORT

10 MINUTES
FASHION ISLAND

15 MINUTES
UCI

20 MINUTES
ARENA &
STADIUM AREA



LEGEND

-  Hotels
-  Dining / AM/PM Gas Station
-  OCTA Bus Line
-  Multi-Family / Executive Housing
-  Automotive Support/Service/Sales Occupiers

**AREA
AMENITIES**



CONTACT INFORMATION

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