

FOR LEASE
1,680 SF – 10,192 SF

HIGH SPEED INTERNET ACCESS

Trico Brea Business Park



HIGH IMAGE OFFICE /
WAREHOUSE BUSINESS CENTER

Office (26% to 44%)

- Central Heat & A/C Recently Replaced
- Coffee Bar
- Levolor Blinds
- One or Two Restrooms

Warehouse

- 100-200 Amps
- 120/208 Volt, 3-Phase
- Sprinklered
- Space Heater
- 10' x 12' Ground Level Truck Door
- Sealed Floors
- Exterior Security Lighting
- Skylights

2801 - 2923 Saturn Street - Brea, California

 **LEE &
ASSOCIATES®**
COMMERCIAL REAL ESTATE SERVICES
Corporate ID #01011260

MARK HINTERGARDT, CCIM

714.564.7168

mhintergardt@lee-associates.com

BRE #00865136

ROB LEITER, CCIM

714.564.7103

rleiter@lee-associates.com

BRE #00972297

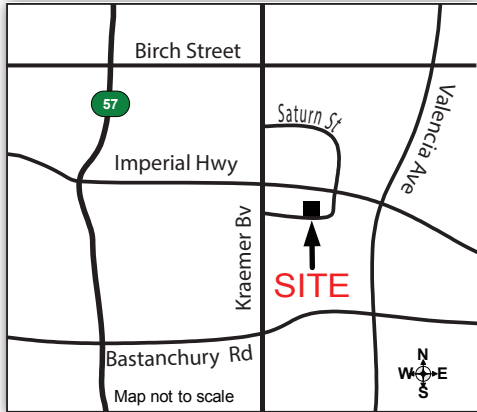
1004 W. Taft Avenue, Suite 150, Orange, CA 92865 | CORPORATE ID# 01011260 | T: 714.647.9100 F: 714.543.5285

All information contained herein has been provided by Lessor and/or third parties, but has not been independently verified by Lee & Associates or its agent(s). Lessee and interested parties should independently verify all information communicated by these sources.

Green Features

- Energy Efficient Lighting Installed
- On Site Recycle Bins
- Warehouse Foil Insulation





For Further Information, Contact:

MARK HINTERGARDT, CCIM

714.564.7168

mhintergardt@lee-associates.com

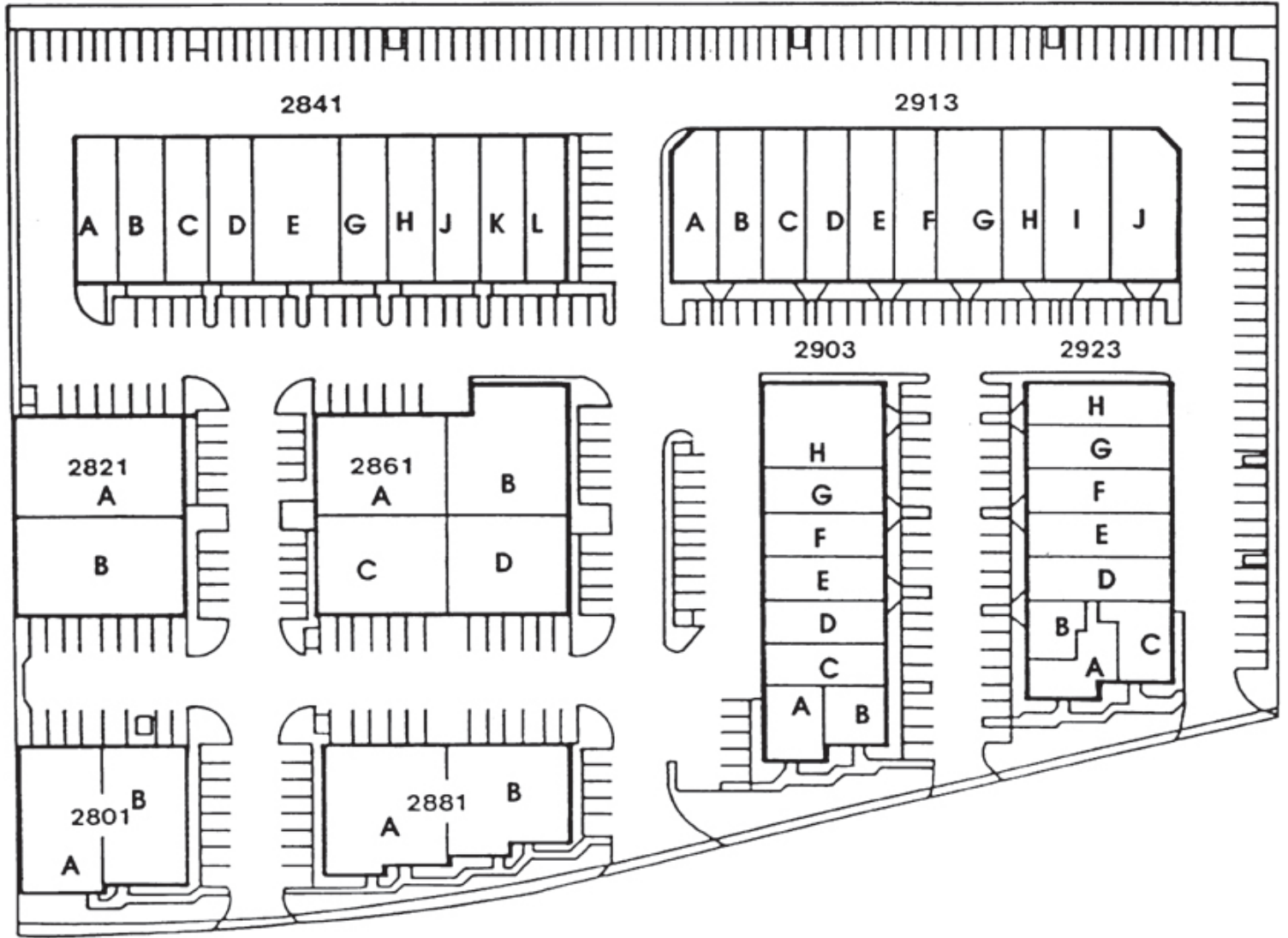
BRE #00865136

ROB LEITER, CCIM

714.564.7103

rleiter@lee-associates.com

BRE #00972297



SITE PLAN

Trico Brea Business Park