

ANAHEIM CONCOURSE

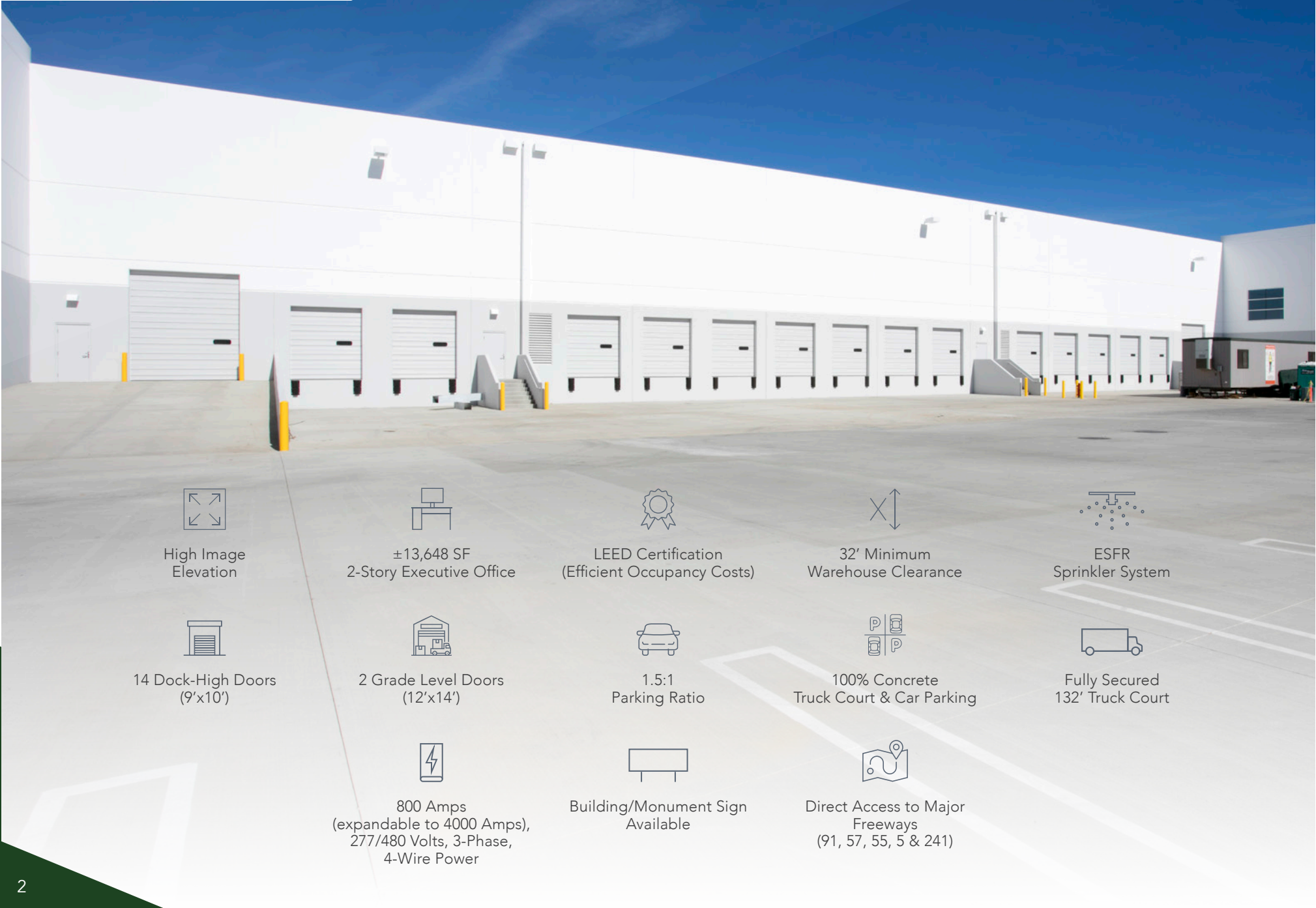
1151 NORTH OCEAN CIRCLE, ANAHEIM, CA



±100,170 SF
FOR LEASE



BUILDING FEATURES



High Image
Elevation



±13,648 SF
2-Story Executive Office



LEED Certification
(Efficient Occupancy Costs)



32' Minimum
Warehouse Clearance



ESFR
Sprinkler System



14 Dock-High Doors
(9'x10')



2 Grade Level Doors
(12'x14')



1.5:1
Parking Ratio



100% Concrete
Truck Court & Car Parking



Fully Secured
132' Truck Court



800 Amps
(expandable to 4000 Amps),
277/480 Volts, 3-Phase,
4-Wire Power



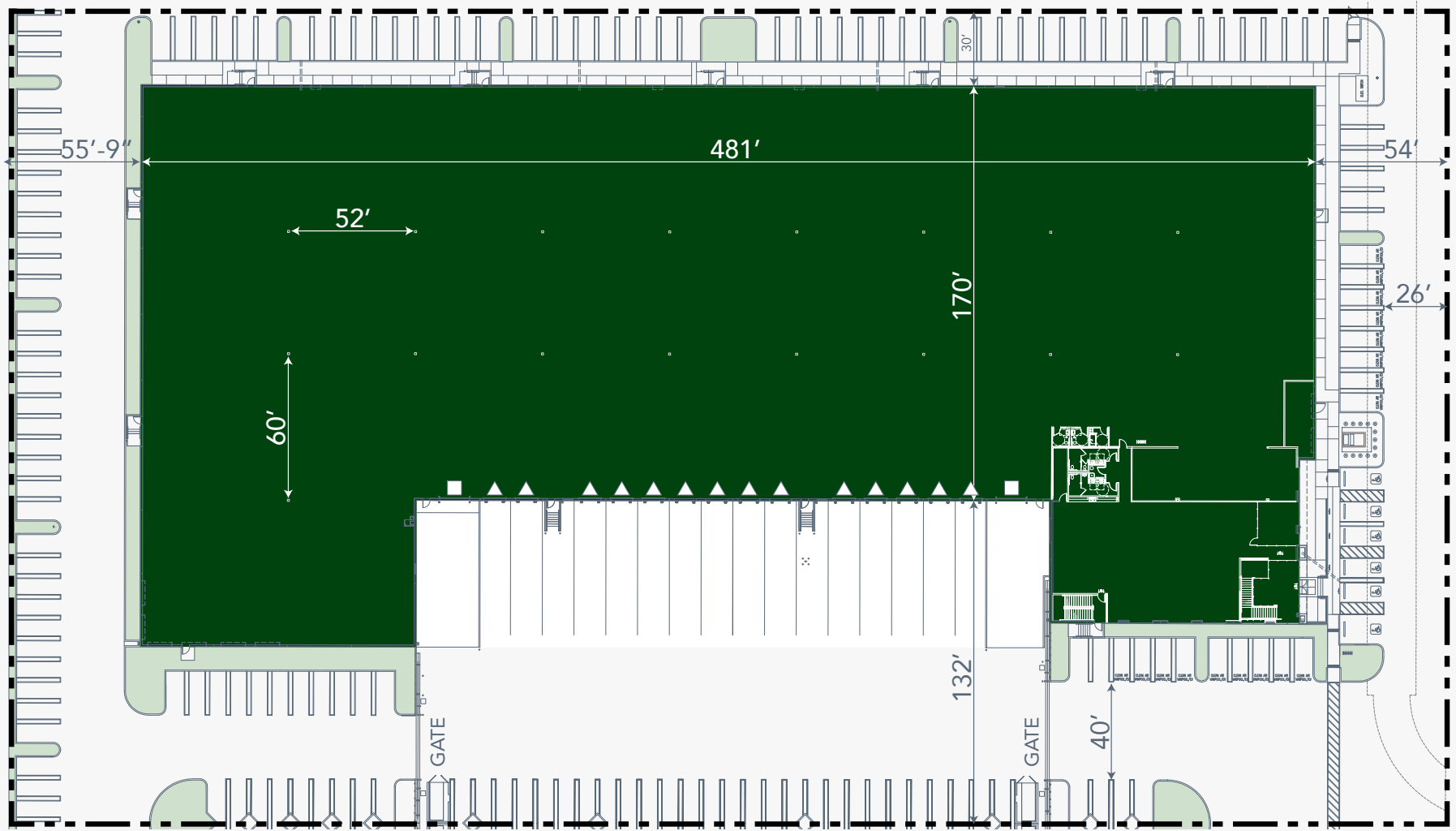
Building/Monument Sign
Available



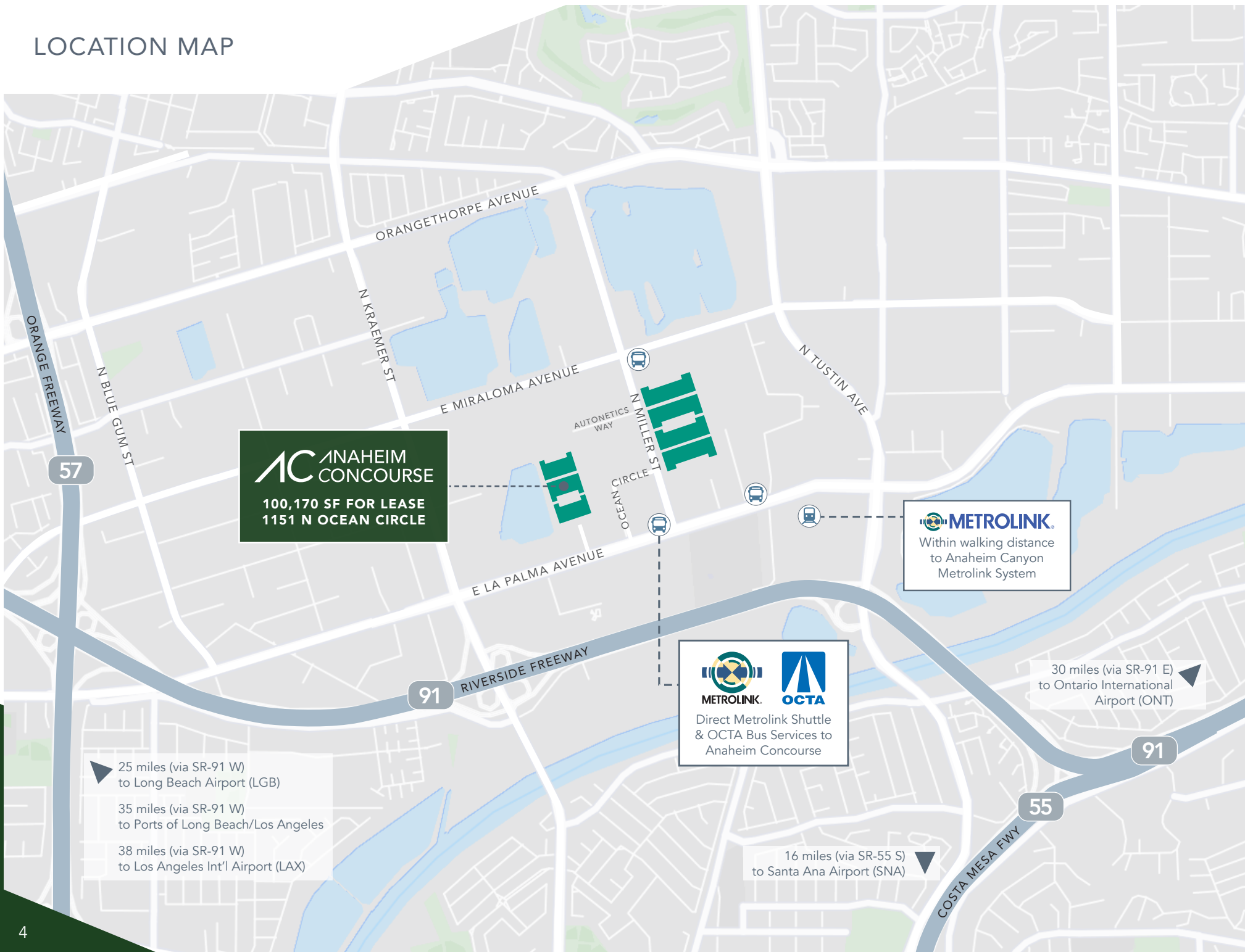
Direct Access to Major
Freeways
(91, 57, 55, 5 & 241)

SITE PLAN

- DRIVE IN DOORS
- ▲ DOCK HIGH DOORS



LOCATION MAP



AC ANAHEIM CONOURSE
100,170 SF FOR LEASE
1151 N OCEAN CIRCLE

METROLINK
Within walking distance
to Anaheim Canyon
Metrolink System

METROLINK **OCTA**
Direct Metrolink Shuttle
& OCTA Bus Services to
Anaheim Concourse

25 miles (via SR-91 W)
to Long Beach Airport (LGB)
35 miles (via SR-91 W)
to Ports of Long Beach/Los Angeles
38 miles (via SR-91 W)
to Los Angeles Int'l Airport (LAX)

16 miles (via SR-55 S)
to Santa Ana Airport (SNA)

30 miles (via SR-91 E)
to Ontario International
Airport (ONT)

100,170 SF AVAILABLE

1151 N Ocean Circle

RIVERSIDE FREEWAY

91

E LA PALMA AVENUE

OCEAN CIR

N MILLER STREET

AUTONETICS WAY

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