



Corporate Headquarters/Research & Development. Medical Device Facility FDA & ISO - 13,485 Approval

For Sale or For Lease

1130 Calle Cordillera
San Clemente, California 92673

Property Highlights

- 4,400 Office/Light Manufacturing Space
- 1,600 Square Feet Second Floor
- 18' Warehouse Clearance
- Two Ground Level Doors
- Kitchen and Five Restrooms
- Divisible 400 AMPS/480 Volt
- Sprinklers
- 3.2:1 Parking
- Solar Installed - Owned

OFFERING SUMMARY

Lot Size:	32,365 SF
Building Size:	9,700 SF

SPACES

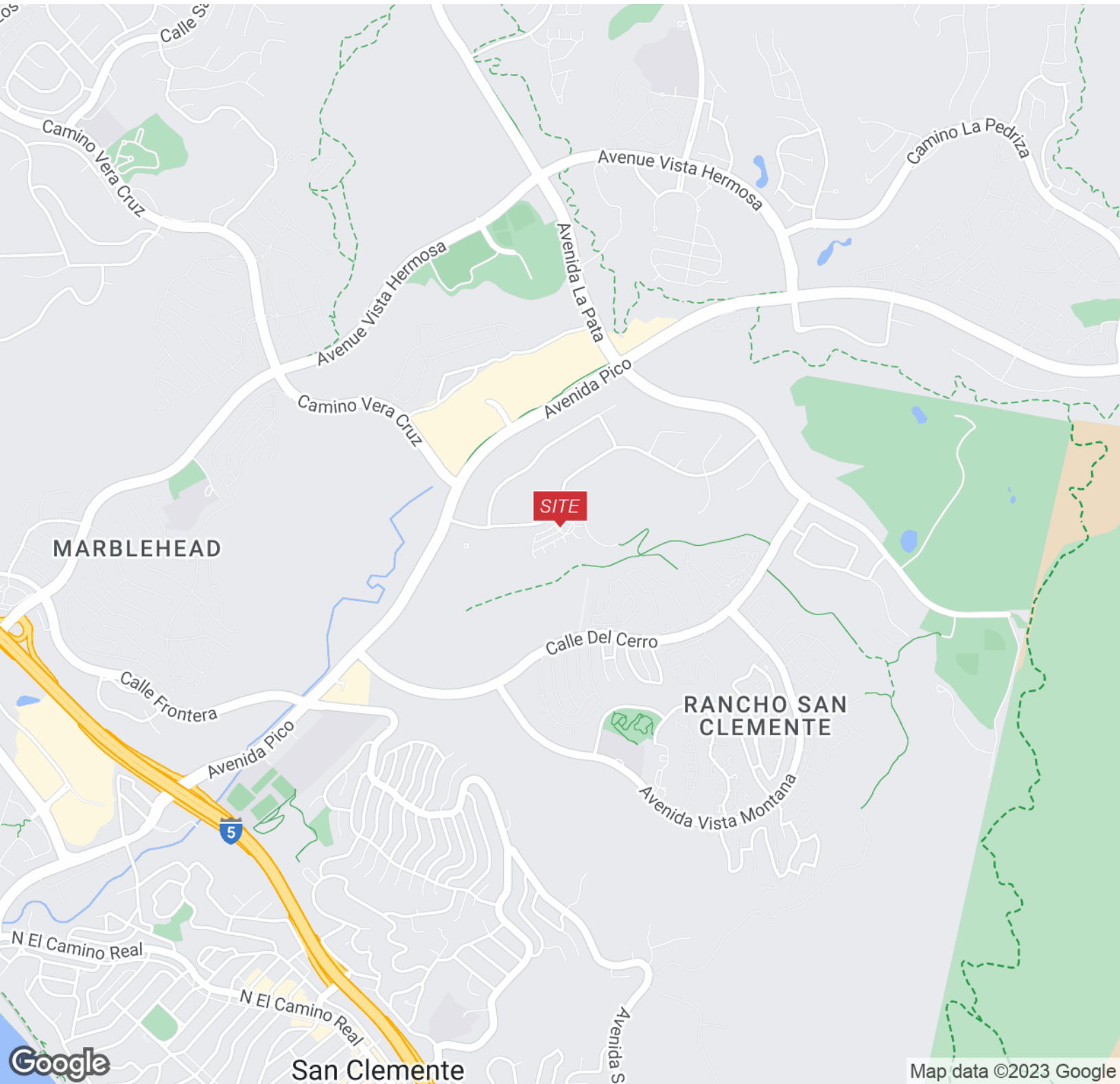
SPACE SIZE

1130 Calle Cordillera	9,700 SF
1130 Calle Cordillera - B	6,700 SF

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