

NEW DEVELOPMENT

1702 ROSSLYNN AVE

FULLERTON | CALIFORNIA



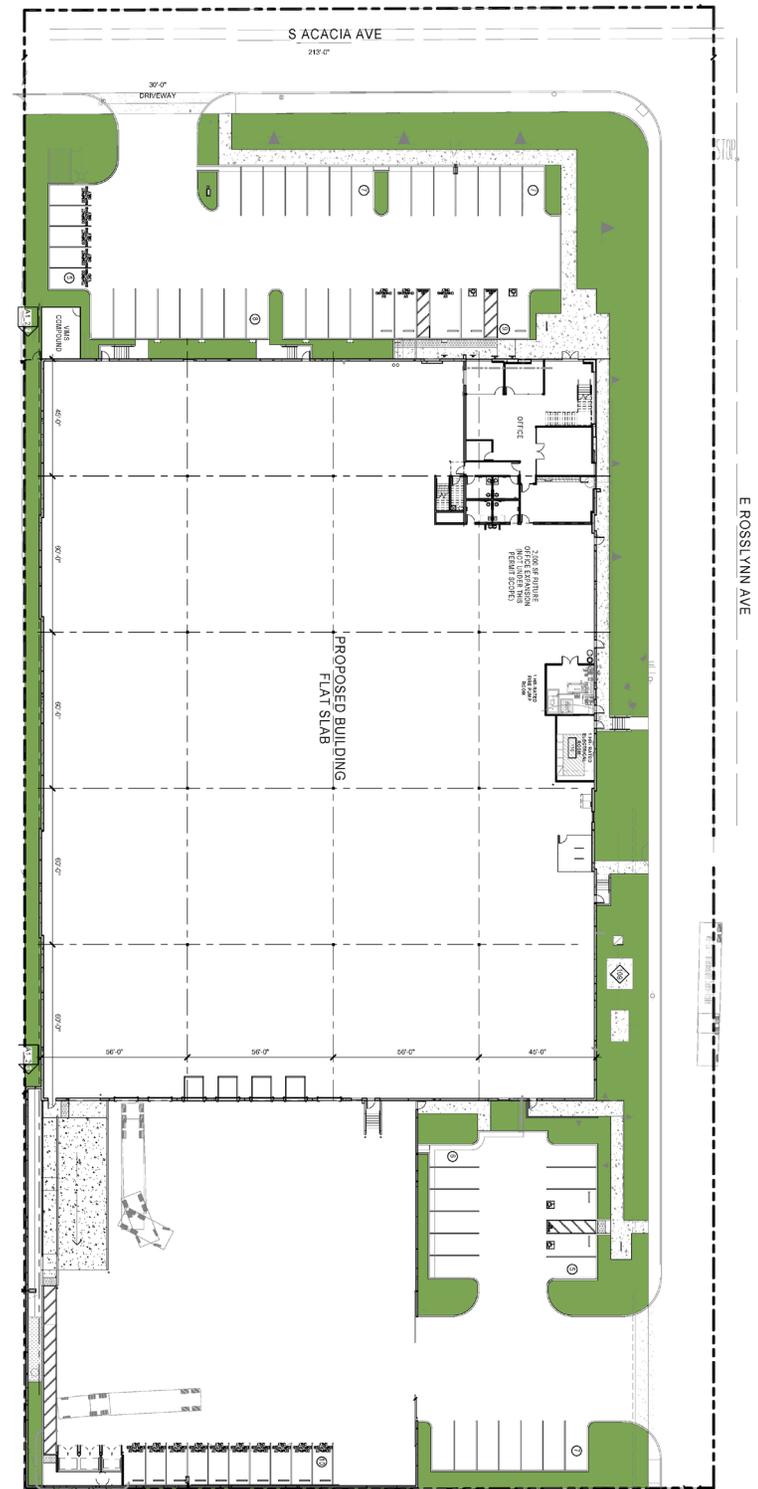
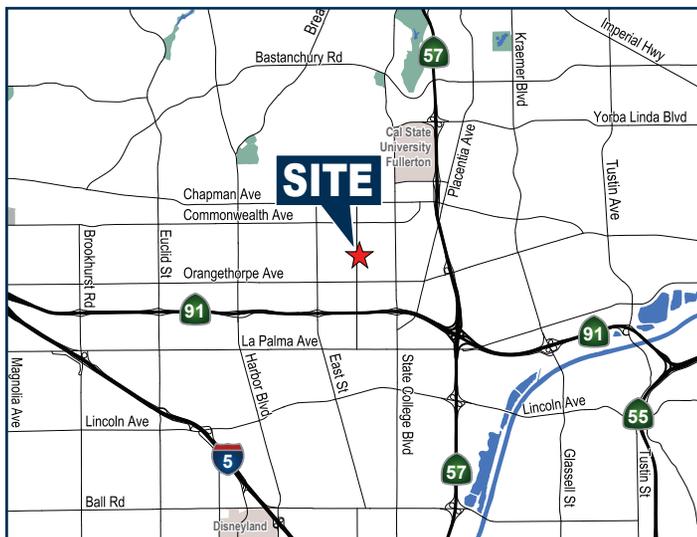
FOR SALE / LEASE | 63,705 SF

Voit
REAL ESTATE SERVICES

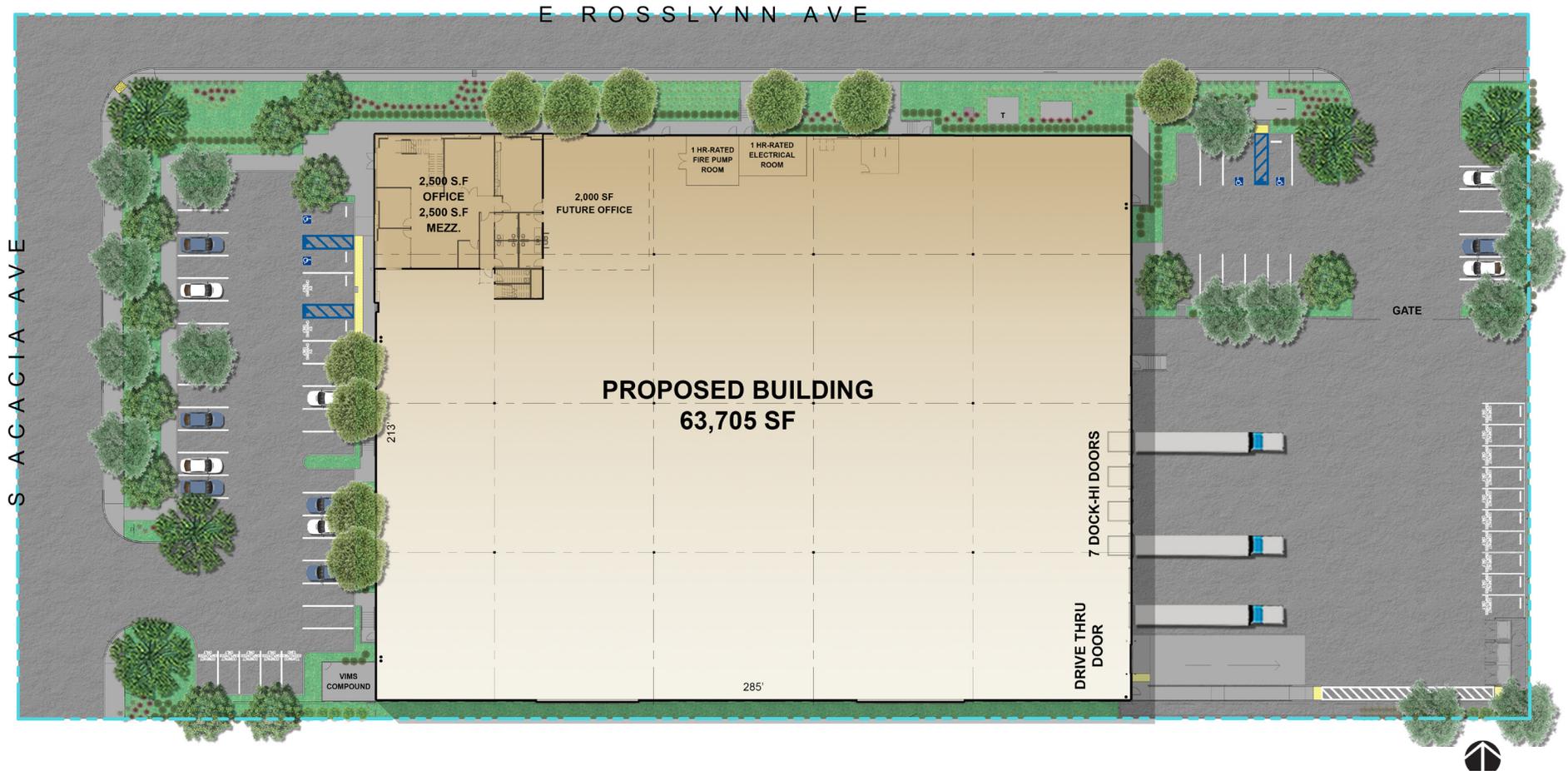
ZEHNER HILL
INDUSTRIAL GROUP

PROPERTY DETAILS

- Brand New State of the Art Building
- ±5,000 SF of Office Space
- Potential of Additional 2,000 SF of Office Space (Not under this permit scope)
- ±58,705 SF of Warehouse Space
- 1 Ground Level Loading Door
- 7 Dock High Loading Doors
- Column Spacing: 60' x 56'
- 36' Warehouse Clear Height
- 64 Parking Spaces
- 2,000 Amp: 277/480 Volt Electrical
- Large Fenced Yard
- ESFR Sprinkler System
- Excellent Freeway Access to Orange (57) & Riverside (91)
- Situated on a 2.9 Acre Parcel



SITE PLAN



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