

FOR SALE

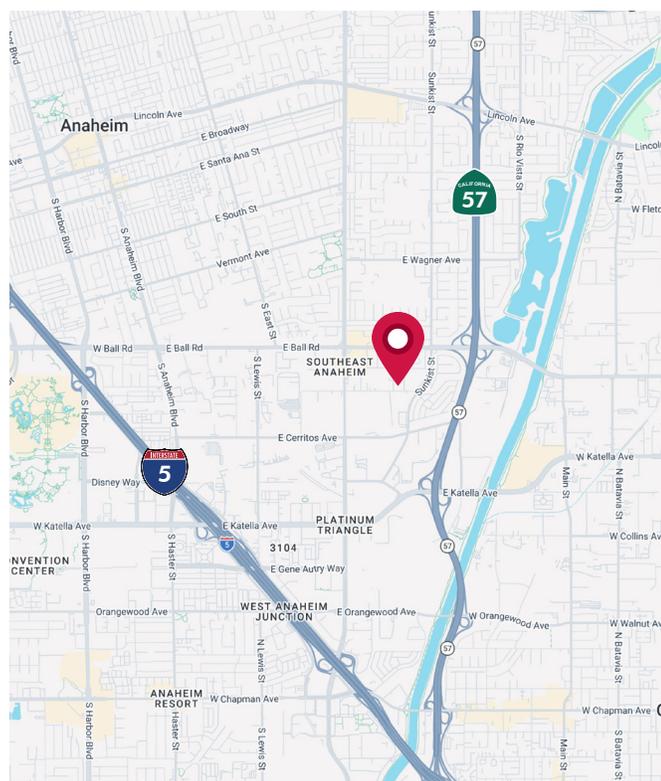
2301 WINSTON RD, ANAHEIM

23,119 SF INDUSTRIAL BUILDING



PROPERTY FEATURES

- ±23,119 SF Freestanding Industrial Building
- ±10,217 SF of Office Space
- ±12,902 SF of Warehouse Space
- ±37,061 SF Parcel (±0.85 AC)
- 19' Warehouse Ceilings
- Three (3) Ground Level Doors
- 800 Amps, 120-208v
- Private Fenced Yard
- Sprinklered
- 1.9:1 Parking Ratio (44 Stalls)
- Built 1974 | Renovated 2019
- **Asking: \$8,438,435 (\$365 PSF)**



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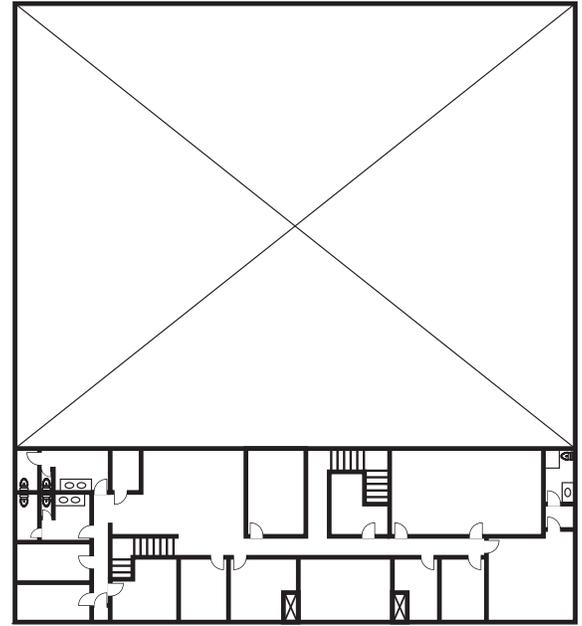
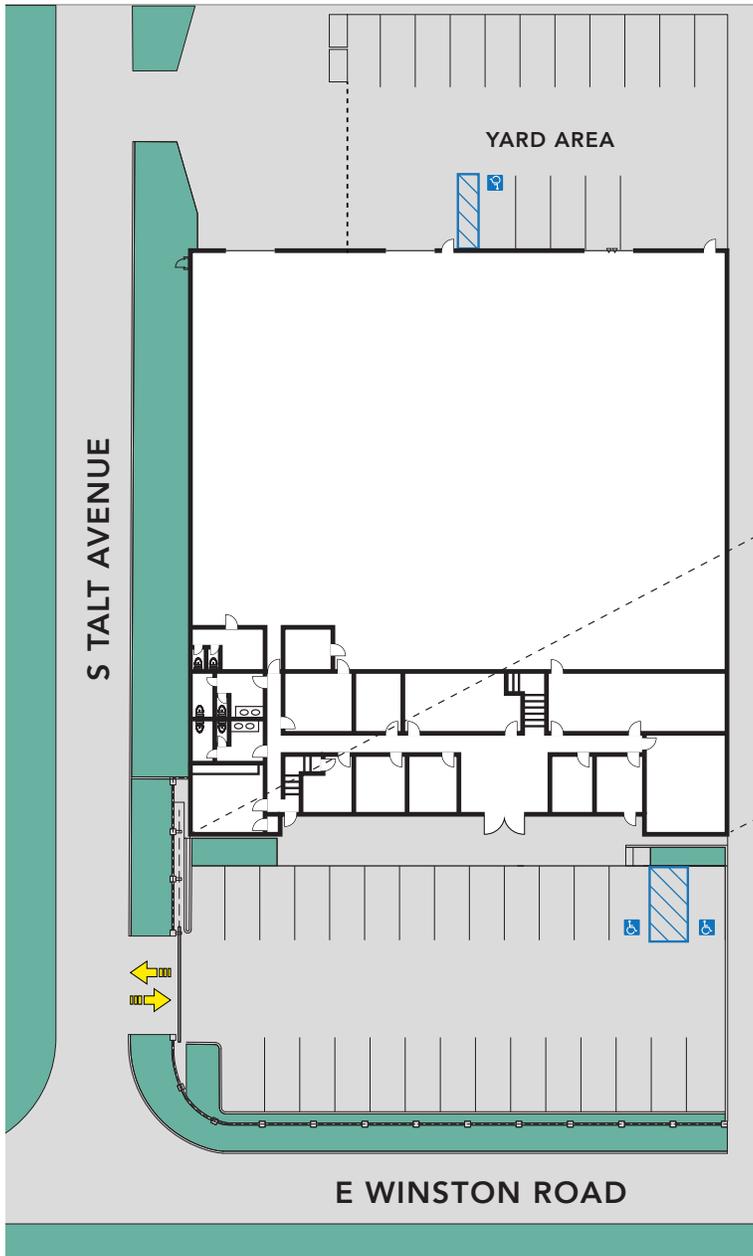


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SITE PLAN



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