



## OFFERING SUMMARY

<b>Building SqFt</b>	8,571 SqFt
<b>Year Built</b>	1997
<b>Lot Size (SF)</b>	21,763.00 SqFt
<b>Parcel ID</b>	612-042-07
<b>Zoning Type</b>	INDUSTRIAL
<b>County</b>	Orange
<b>Frontage</b>	0.00 Ft
<b>Coordinates</b>	33.678381,-117.658187

## PROPERTY OVERVIEW

Industrial building for Lease. 8,571 sq. ft. property situated on a 0.50 AC lot located in Foothill Ranch. 25 Parking spots for visitors, employees, and fleet vehicles. 1 quick-access loading bay. Zoned. for distribution, storage, or light manufacturing workloads. Perfect for Investors looking for a low-maintenance investment.

## PROPERTY HIGHLIGHTS

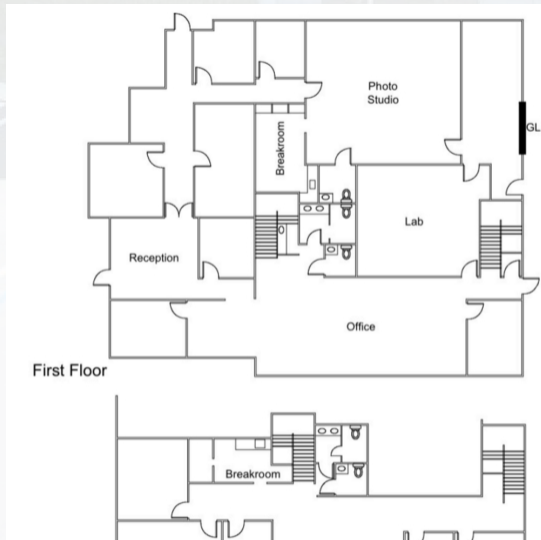
- The property has been improved with freestanding warehouses for a combined total of 8,571 square feet of rentable building area. Each building has its own paved and fenced yard area, its own entrance and is separately metered for electricity.
- Interior features include office space with kitchenette, restrooms and shower. White walls and polished concrete floors throughout for low maintenance.



# INDUSTRIAL PROPERTY FOR LEASE

27092 BURBANK  
FOOTHILL RANCH, CA 92610

SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE(SF)	TERM
#1	FLEX	Negotiable	NNN	8,571 SF	Negotiable

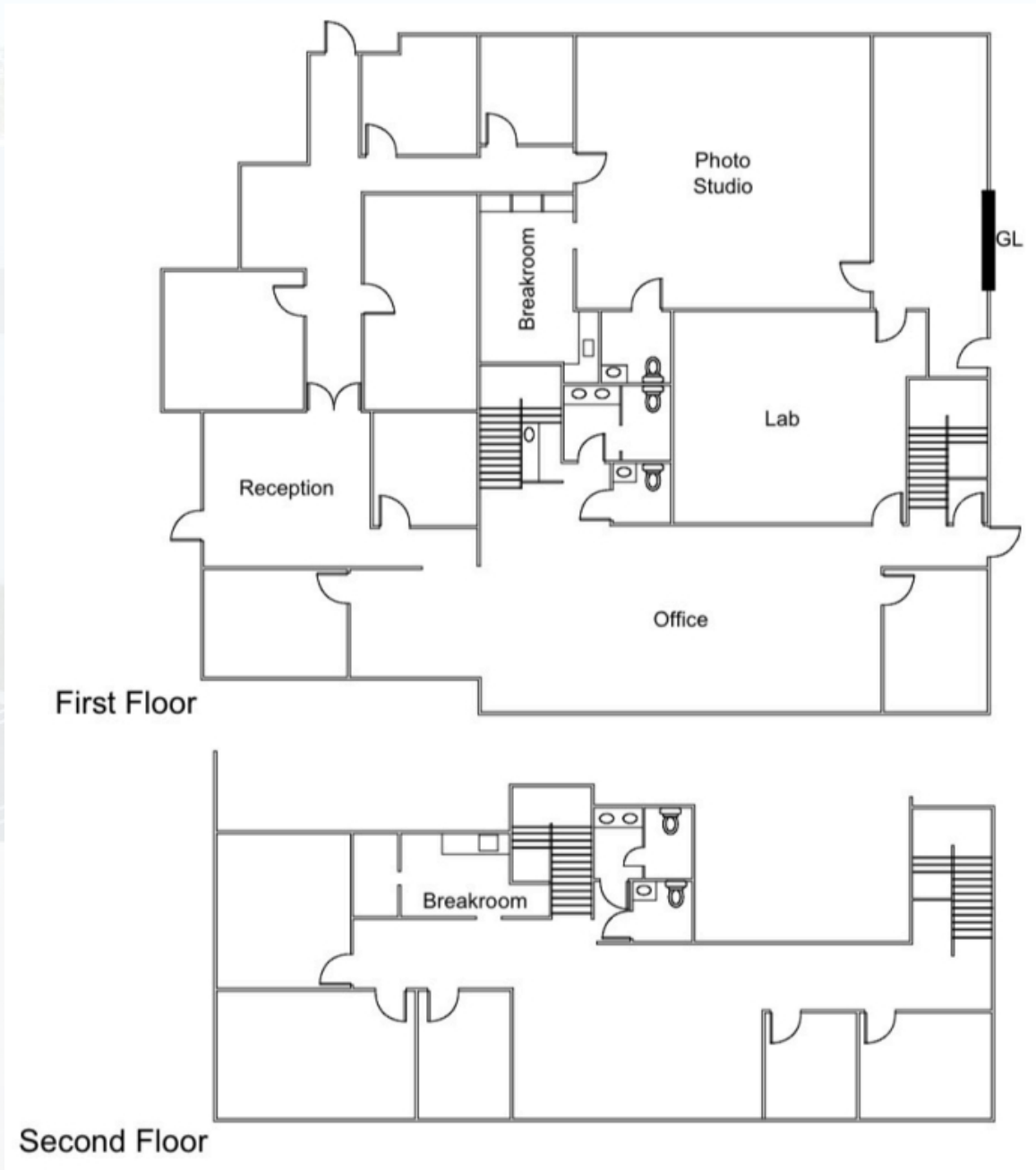


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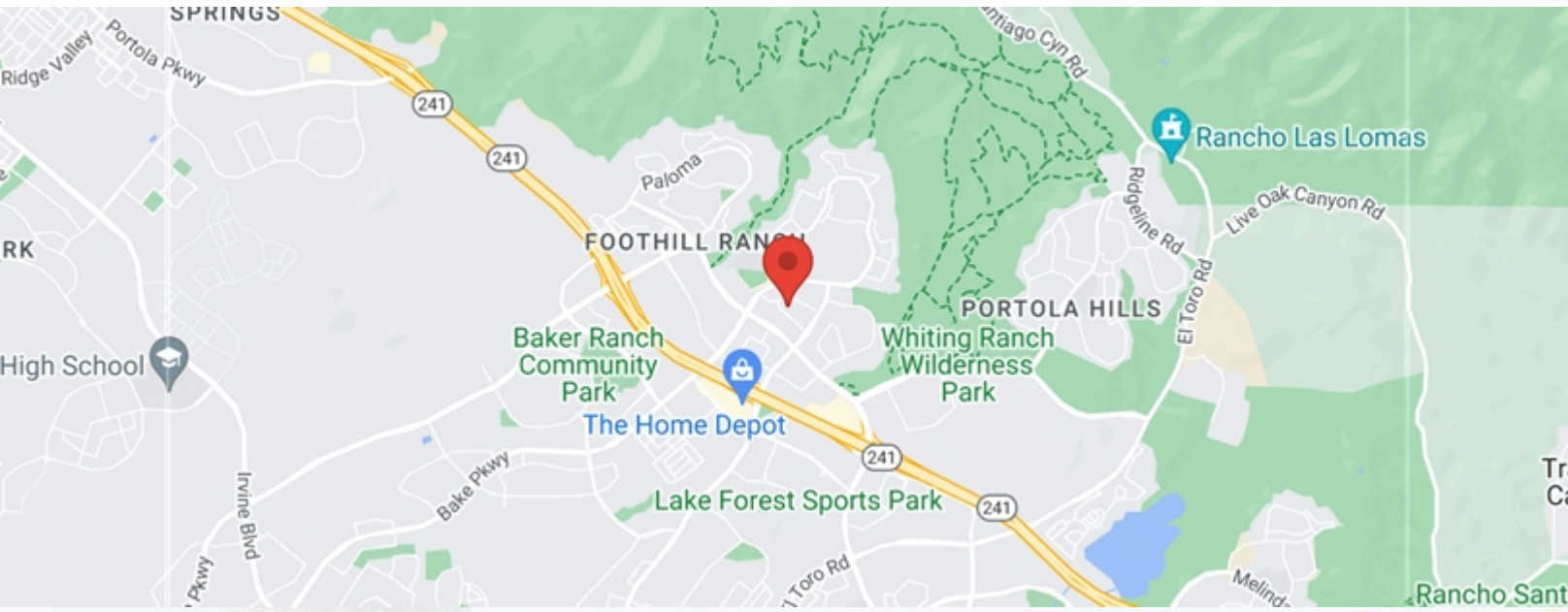
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# INDUSTRIAL PROPERTY FOR LEASE



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2000 Population	9,742	66,489	167,471
2010 Population	10,054	68,158	171,925
2024 Population	12,332	87,238	220,842
2029 Population	12,315	88,037	220,796
2024-2029 Growth Rate	-0.03 %	0.18 %	0 %
2024 Daytime Population	20,541	80,894	222,692

less than \$15000	78	1,548	3,872
\$15000-24999	51	613	1,854
\$25000-34999	39	588	2,280
\$35000-49999	125	1,549	3,939
\$50000-74999	263	2,595	7,135
\$75000-99999	267	2,990	6,901
\$100000-149999	775	6,300	14,964
\$150000-199999	709	4,848	11,940
\$200000 or greater	1,984	10,612	26,337
Median HH Income	\$ 185,793	\$ 145,943	\$ 143,817
Average HH Income	\$ 237,176	\$ 189,299	\$ 186,402

2000 Total Households	3,304	23,713	58,919
2010 Total Households	3,277	24,342	60,934
2024 Total Households	4,291	31,644	79,222
2029 Total Households	4,424	32,817	81,387
2024 Average Household Size	2.87	2.75	2.78
2024 Owner Occupied Housing	3,073	22,196	55,864
2029 Owner Occupied Housing	3,181	23,256	57,918
2024 Renter Occupied Housing	1,218	9,448	23,358
2029 Renter Occupied Housing	1,243	9,561	23,469
2024 Vacant Housing	118	1,578	4,183
2024 Total Housing	4,409	33,222	83,405





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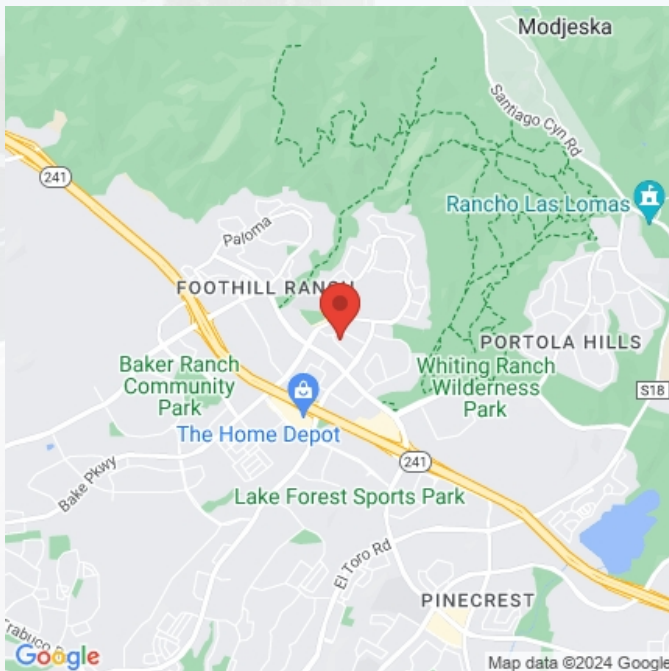


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## ABOUT FOOTHILL RANCH

Foothill Ranch is a master-planned community located in the southeastern portion of Lake Forest, in Orange County, California.



### CITY OF FOOTHILL RANCH

County                      Orange

### AREA

### POPULATION

