



# FOR LEASE

1725 Monrovia Ave., Unit C3  
Costa Mesa, CA

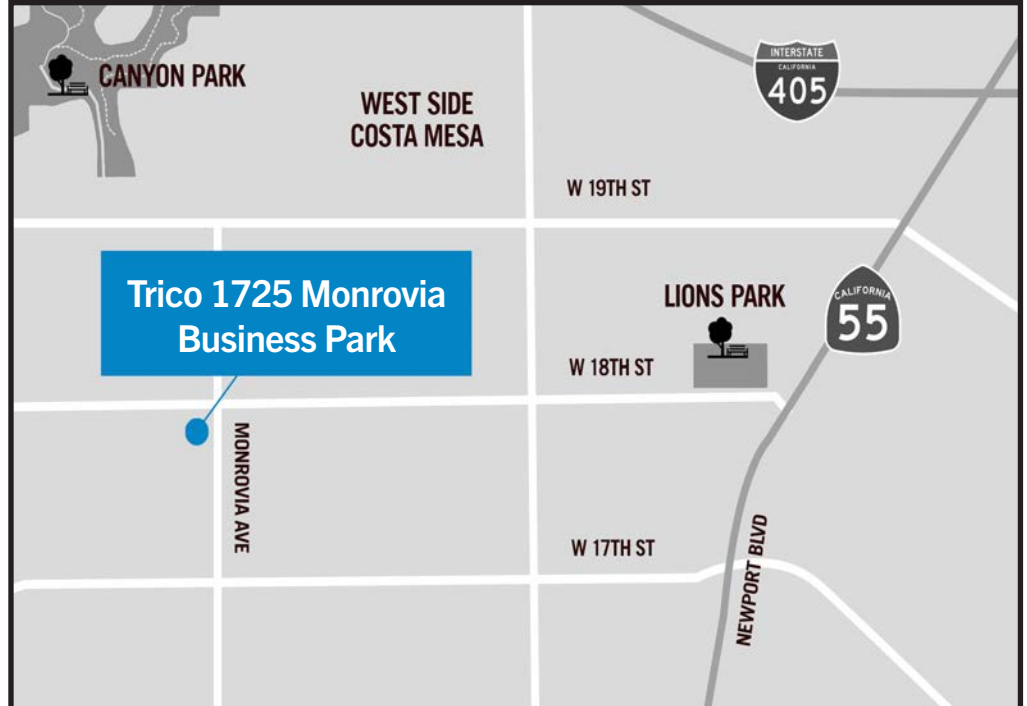
**1,400 SF Industrial Unit**

## SITE HIGHLIGHTS:

- Business Park Environment
- Premier Westside Costa Mesa Location
- Excellent Access to 55 Freeway
- Retail and Restaurant Amenities Nearby
- Professional Property Management
- Zoning: MG - General Industrial

## UNIT FEATURES:

- Window Lined Storefront
- Reception
- Two Private Offices
- One Restroom
- 100 Amps, 3 Phase Power
- 10'x10' Warehouse Roll Up Door



## FOR FURTHER DETAILS:

**PARKER ROBERTS**

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License #01994597

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**Trico Realty, Inc.**  
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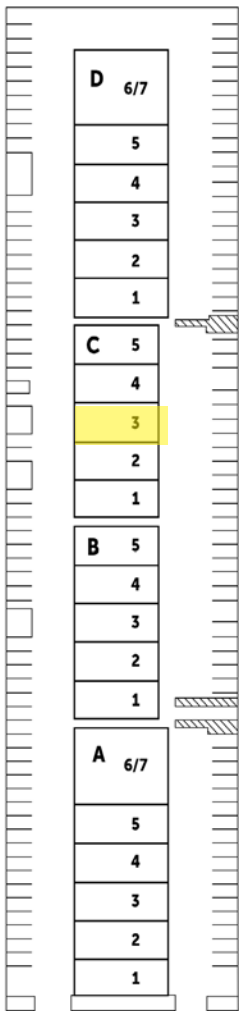
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## Unit Features

 Power: 100A | 120/208

 Clearance Height: 12'

 Ground Level Doors: One 10'x10'



MONROVIA STREET



\*Floorplans Not to Scale

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