

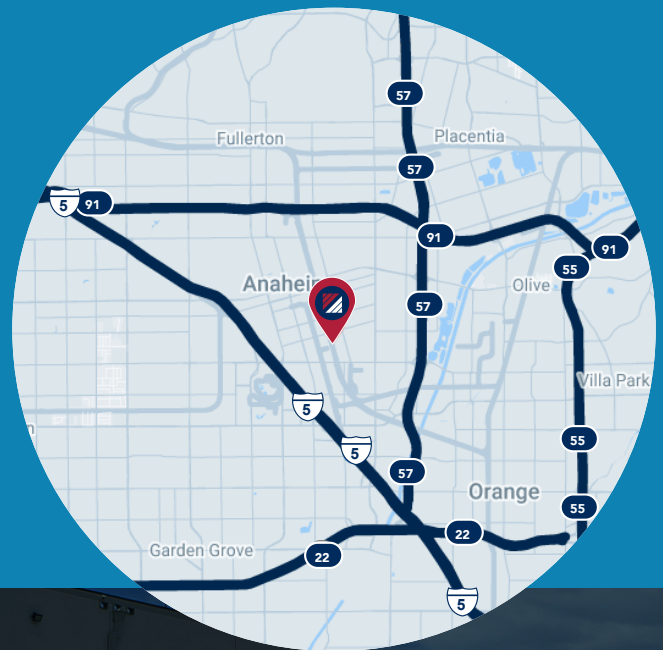


61,541 SF FOR LEASE

9 1 2 E . A R L E E P L | A N A H E I M | C A

PROPERTY HIGHLIGHTS

- 61,541 SF Industrial Unit
- 1,656 SF of Office
- POL 91,620 SF Industrial Building
- Twelve (12) Dock High Loading Positions
- Five (5) Grade Level Doors, Two (2) Oversized
- 800 Amps, 277/480V (verify)
- Fully Fire Sprinklered (.33/3,000 - verify)
- 44'x56' Column Spacing
- Fenced Yard
- 1.88:1 Parking Ratio
- 52' Concrete Apron
- Available to Occupy February 1, 2023
- 117' Truck Court
- 26'-30' Warehouse Clearance
- CTU Construction
- Roof Replaced 2008
- Separate Utility Meters
- Zoned Industrial, Anaheim
- Built in 1985
- Convenient Access to the 5, 91, 55, 57 & 22 Freeways
- Anaheim's Platinum Triangle & "Tile Mile"
- Close Proximity to Ports & Airports
- Low Estimated Net Charges: \$0.18 PSF



INVESTMENT ADVISORS

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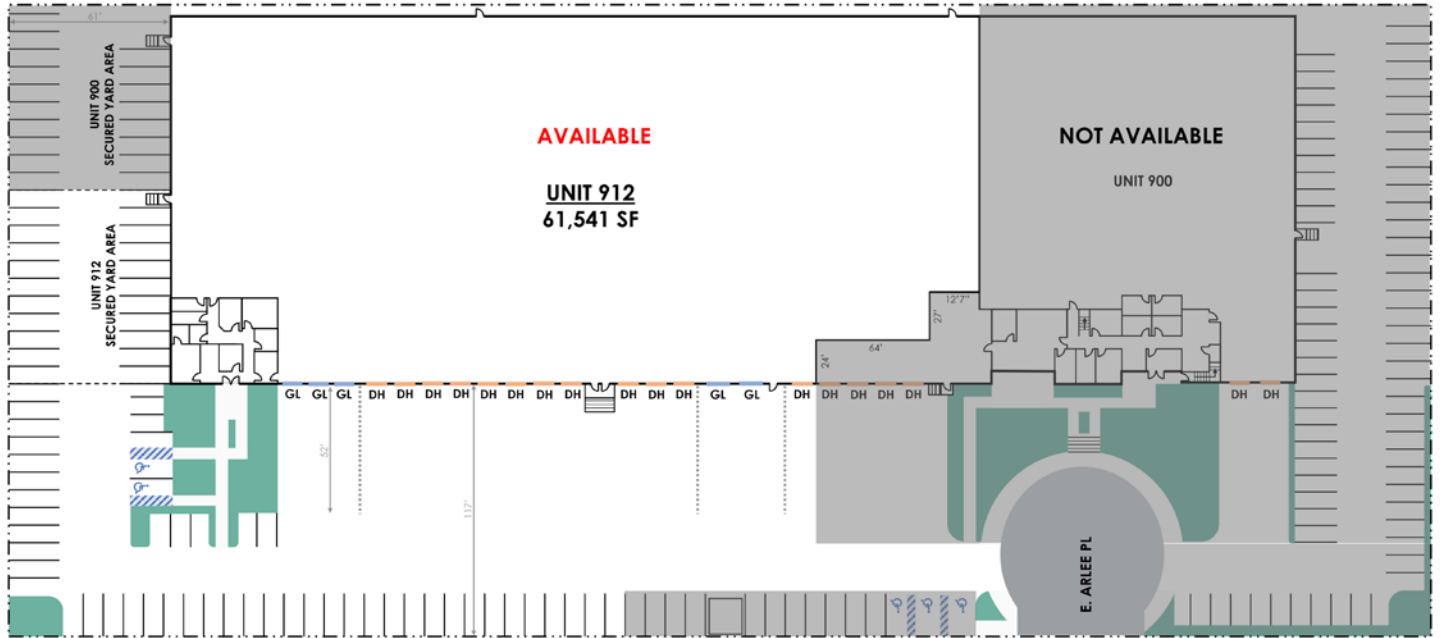
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DAUM COMMERCIAL REAL ESTATE SERVICES | 4400 MACARTHUR BLVD, #950 | NEWPORT BEACH, CA | 92660

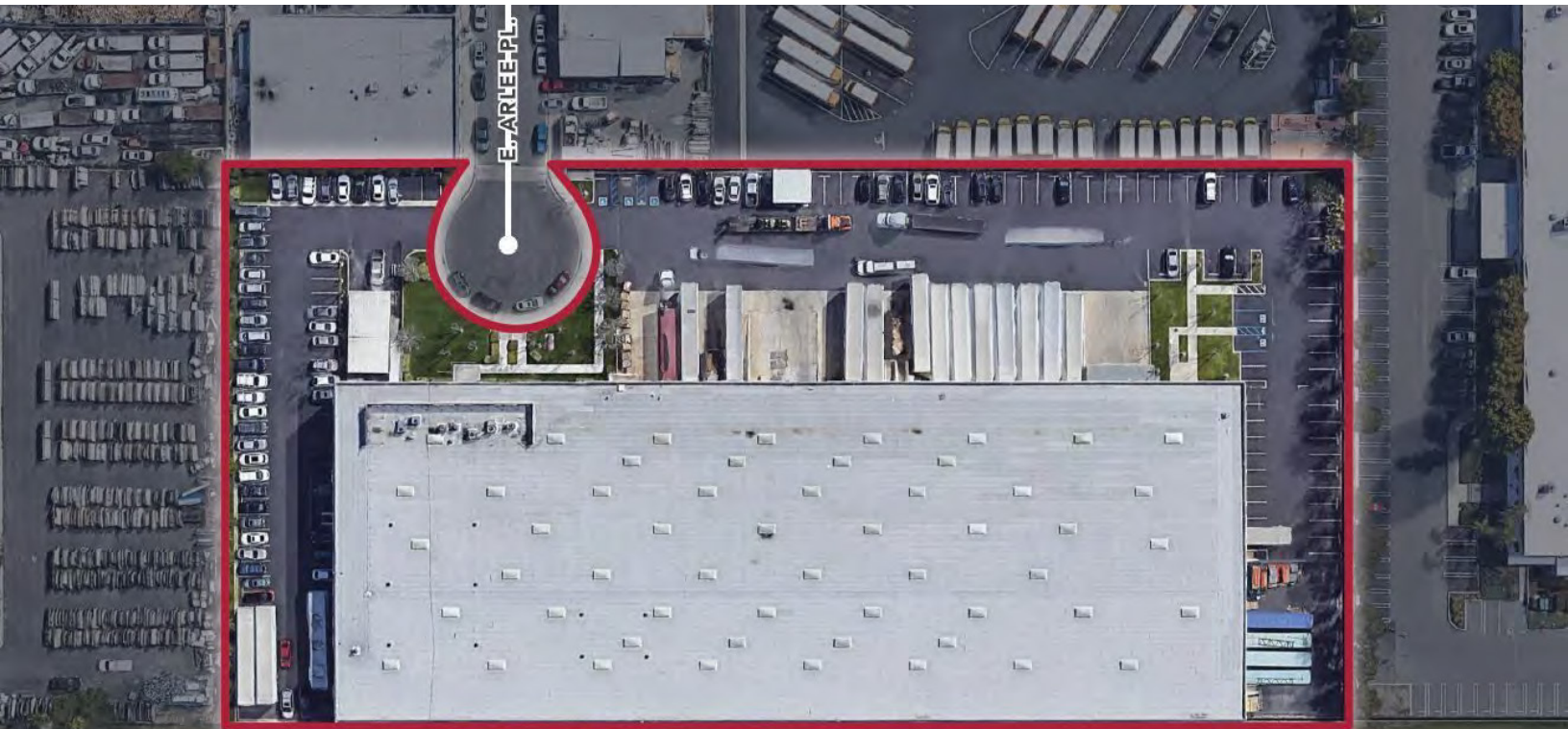


61,541 SF FOR LEASE

912 E. ARLEE PL | ANAHEIM | CA



*NOT TO SCALE



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CORPORATE NEIGHBORS

- 
- | | | |
|--|---|--|
| <ul style="list-style-type: none"> • L-3 Interstate Electronics • International Paper • Ferguson Plumbing Supply • UPS • Altium Packaging Company • Extron Electronics | <ul style="list-style-type: none"> • Regal Logistics • Arizona Tile, Anaheim Tile Showroom • Rosendin Electric Inc • Crenshaw Lumber Co. Inc. • AmSafe Bridport • Chefs' Toys Distribution Center | <ul style="list-style-type: none"> • Bedrosians Tile & Stone - Wholesale • Marble Express • Cosentino Group • The Walt Disney Co. • Honda Center • ARTIC |
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