



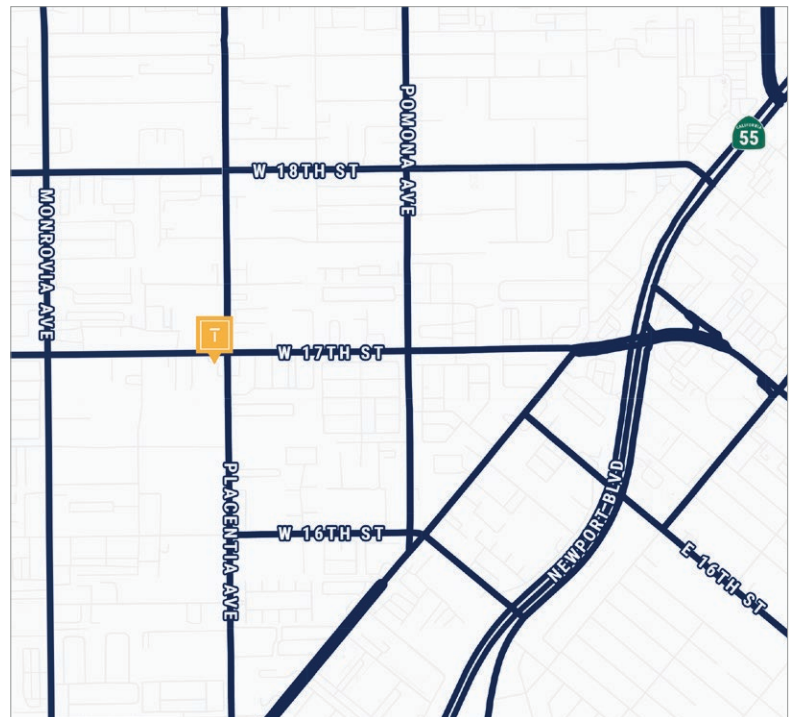
# FOR SALE - ±1,311 SF INDUSTRIAL/FLEX BUILDING

1697 PLACENTIA AVENUE | COSTA MESA, CA



## PROPERTY FEATURES:

- » ±300 to 1,311 SF of Office
- » ±12,831 SF Parcel of Land
- » 10:1,000 Parking Ratio
- » 200 Amps pf Power (verify)
- » Two (2) 10'x10' Ground Level Loading Doors
- » 12' Warehouse Clear Height
- » Two (2) Restrooms
- » Signalized Corner Location
- » Placentia Avenue and 17th Street Frontage
- » Property is Zoned CL (Commercial Limited) (<https://ecode360.com/42616829>)
- » Near Newport Harbor and Good Access to Pacific Coast Highway (1) and the Costa Mesa (55) Freeway



## CONTACT US:

**TIDEMARK**

Real Estate Services

**BROKERAGE | INVESTMENTS  
PROPERTY MANAGEMENT**

**PAT LACEY**  
Executive Director  
(714) 875-4134  
pat@tidemarkrealestate.com  
DRE Lic. 00988663

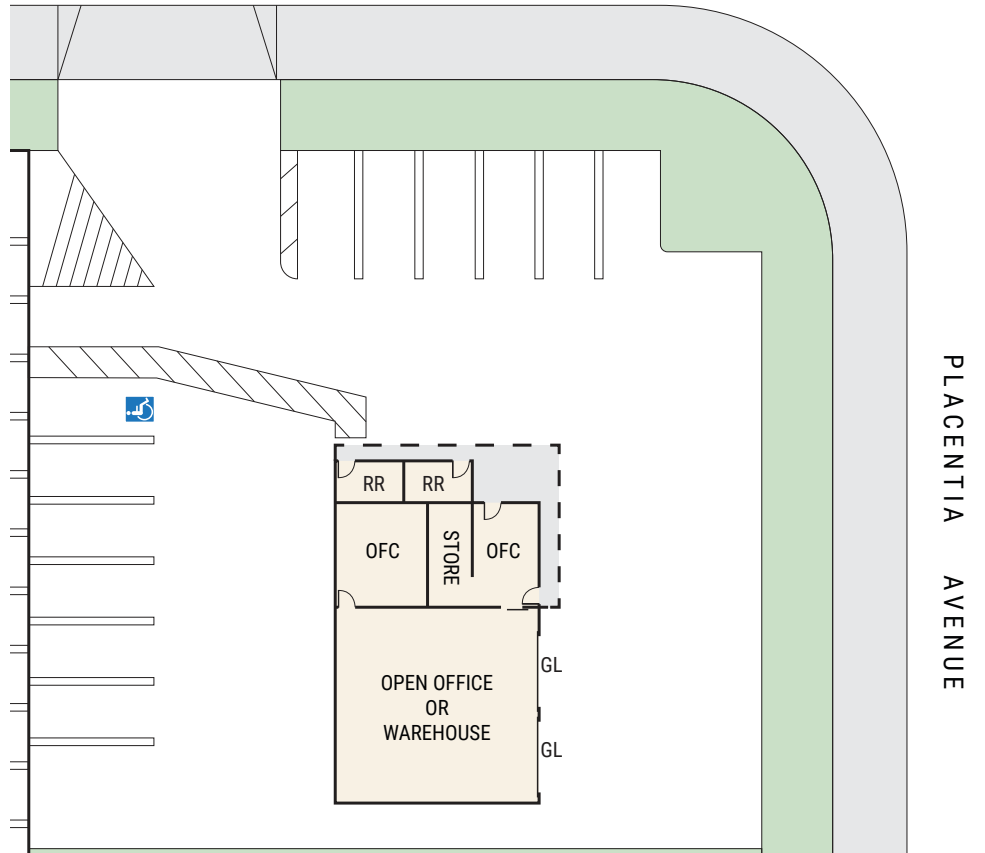
**TAYLOR SNYDER, MBA**  
Senior Vice President  
(949) 533-1321  
taylor@tidemarkrealestate.com  
DRE Lic. 02092420

**WILL GREUBEL**  
Senior Vice President  
(714) 614-7623  
will@tidemarkrealestate.com  
DRE Lic. 02039807

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W 17TH STREET



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