



**136,218 SF** AVAILABLE FOR LEASE

36' CLEAR HEIGHT | ESFR K-25 SPRINKLERS | 3,000 AMPS, 277/480 | 40 TRAILER PARKING STALLS

**1500 S. RAYMOND AVENUE**

Fullerton, CA | North Orange County





## FEATURES

- 7.22 acre site
- 101,560 SF concrete yard
- 40 trailer stalls
- 113 parking stalls, expandable to 241
- 16 DH, 1 GL positions — 3 installed pit levelers
- 36' clear height
- ESFR K-25 sprinklers
- 3,000 amps capacity, 277/480V
- Expansive SR-91 freeway frontage



## ESG FEATURES

- HVLS fan and air exchange system reduce effective temperature (up to 11°) and improve air quality
- 60% energy & 75% water savings from efficient building systems and landscaping
- 20 EV charging stalls
- 100% concrete site paving
- Solar-ready roof





SITE PLAN

128,838 SF  
WAREHOUSE

7,380 SF  
OFFICE

PLAN LAYOUT IS SUBJECT TO FIELD CONDITIONS AND MAY DIFFER FROM THE PLAN AS SHOWN. ALL INFORMATION PRESENTED IN THIS DRAWING IS PRESUMED TO BE ACCURATE; HOWEVER, TENANT SHOULD VERIFY PERTINENT INFORMATION PRIOR TO COMMITTING TO A LEASE. ANY FURNITURE OR APPLIANCES SHOWN ON THE PLAN ARE FOR CONCEPT ONLY AND WILL BE PROVIDED BY TENANT.

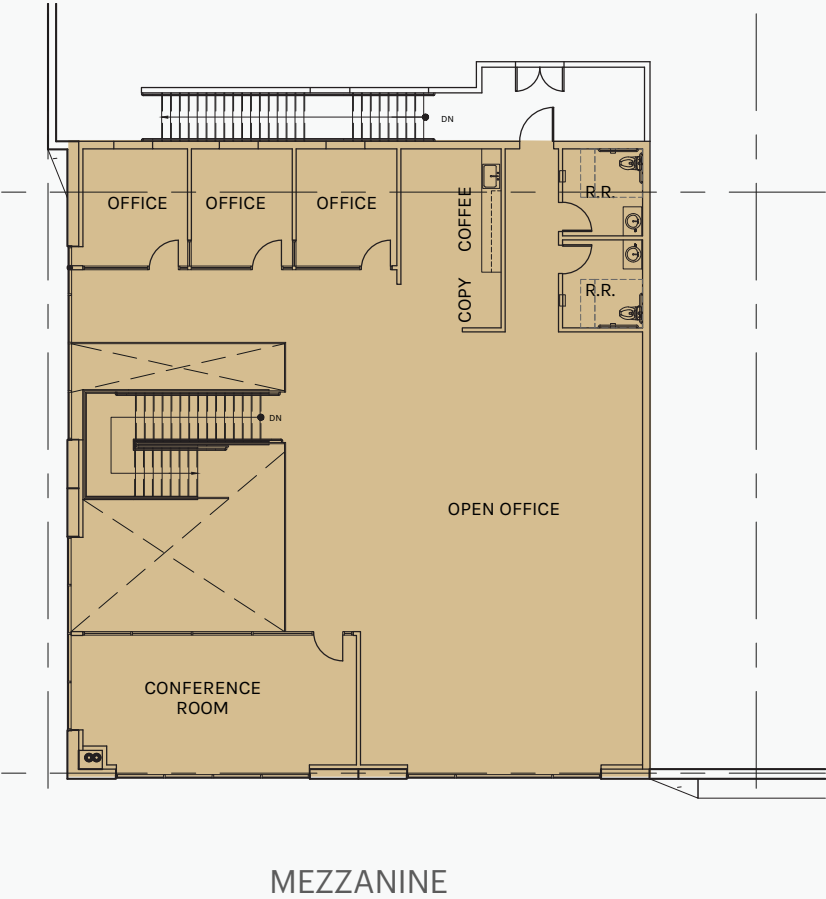
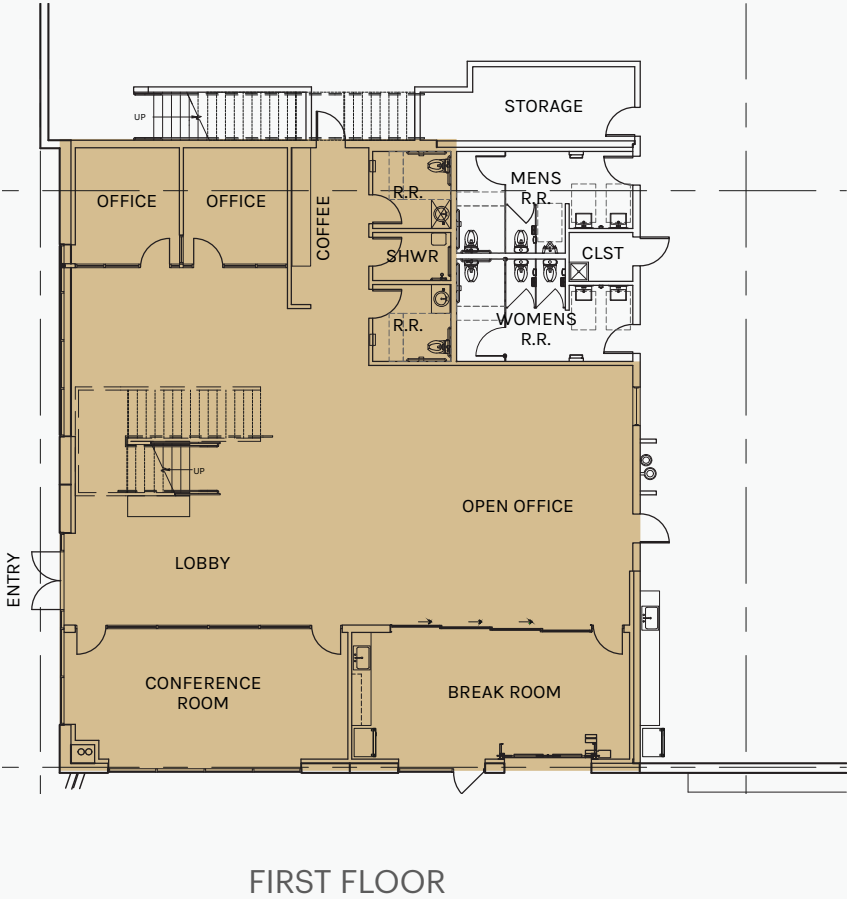


OFFICE FLOOR PLAN

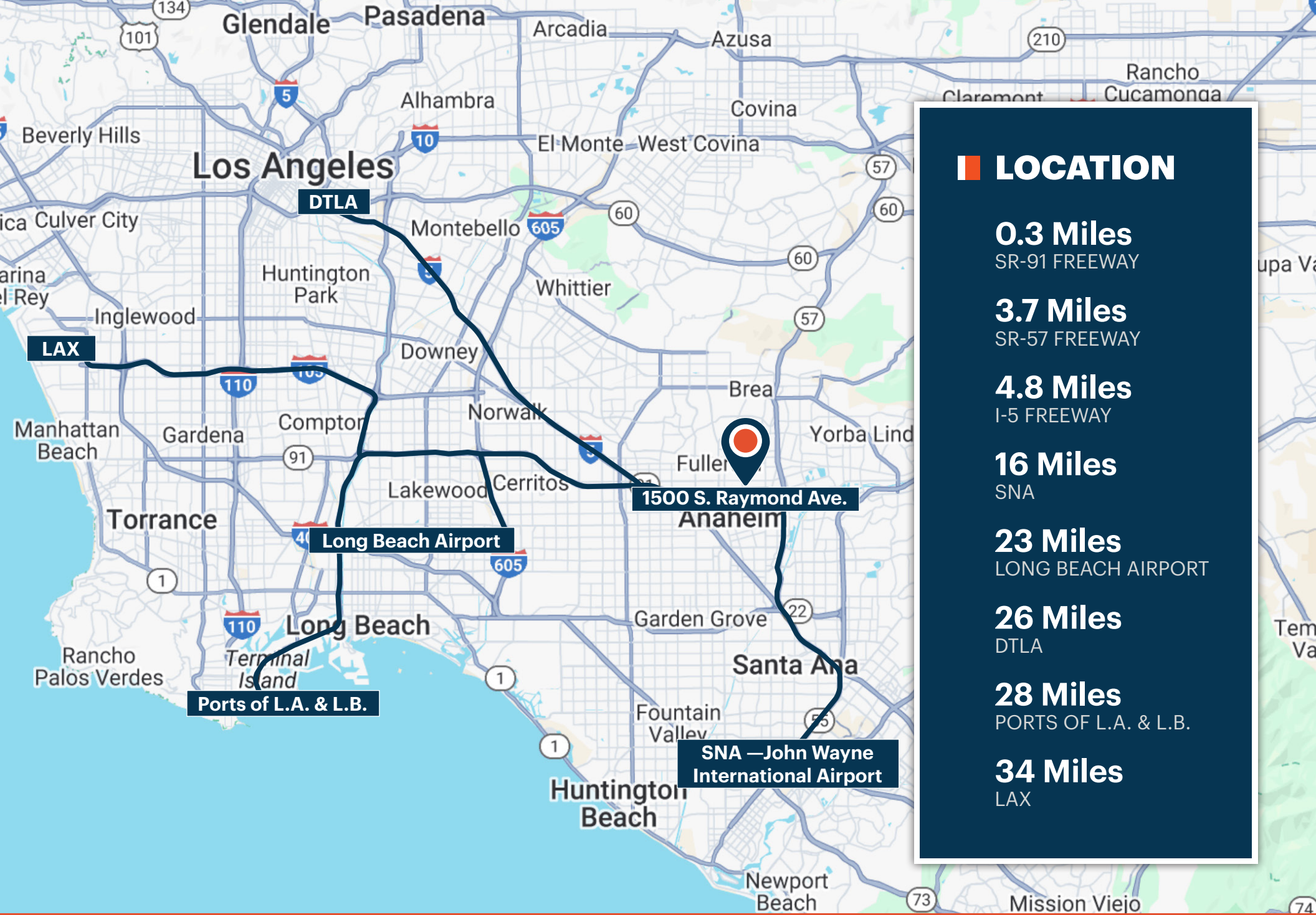
3,896 SF  
FIRST FLOOR

3,484 SF  
MEZZANINE

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1500 S. Raymond Avenue







**Rexford  
Industrial**

## Leasing Contacts

**RANDY ELLISON**

Executive Director  
949.930.4371  
randy.ellison@cushwake.com  
CA License # 01469586

**BRETT LOCKWOOD**

Director  
949.930.2481  
brett.lockwood@cushwake.com  
CA License # 01495872

**KYLE MCGILLEN**

Senior Director  
949.930.9229  
kyle.mcgillen@cushwake.com  
CA License # 01959388

**ANDREW RYAN**

Associate  
949.336.3484  
andrew.ryan@cushwake.com  
CA License # 02218585



**CUSHMAN & WAKEFIELD**

18111 Von Karman Avenue, Suite 1000  
Irvine, CA 92612  
949.474.4004  
cushmanwakefield.com

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