



# FOR SALE

TWO FREESTANDING INDUSTRIAL BUILDINGS  
TOTALING  $\pm$ 34,039 SQ. FT.

1040

N. OLIVE  
ANAHEIM, CA

**Voit**

REAL ESTATE SERVICES



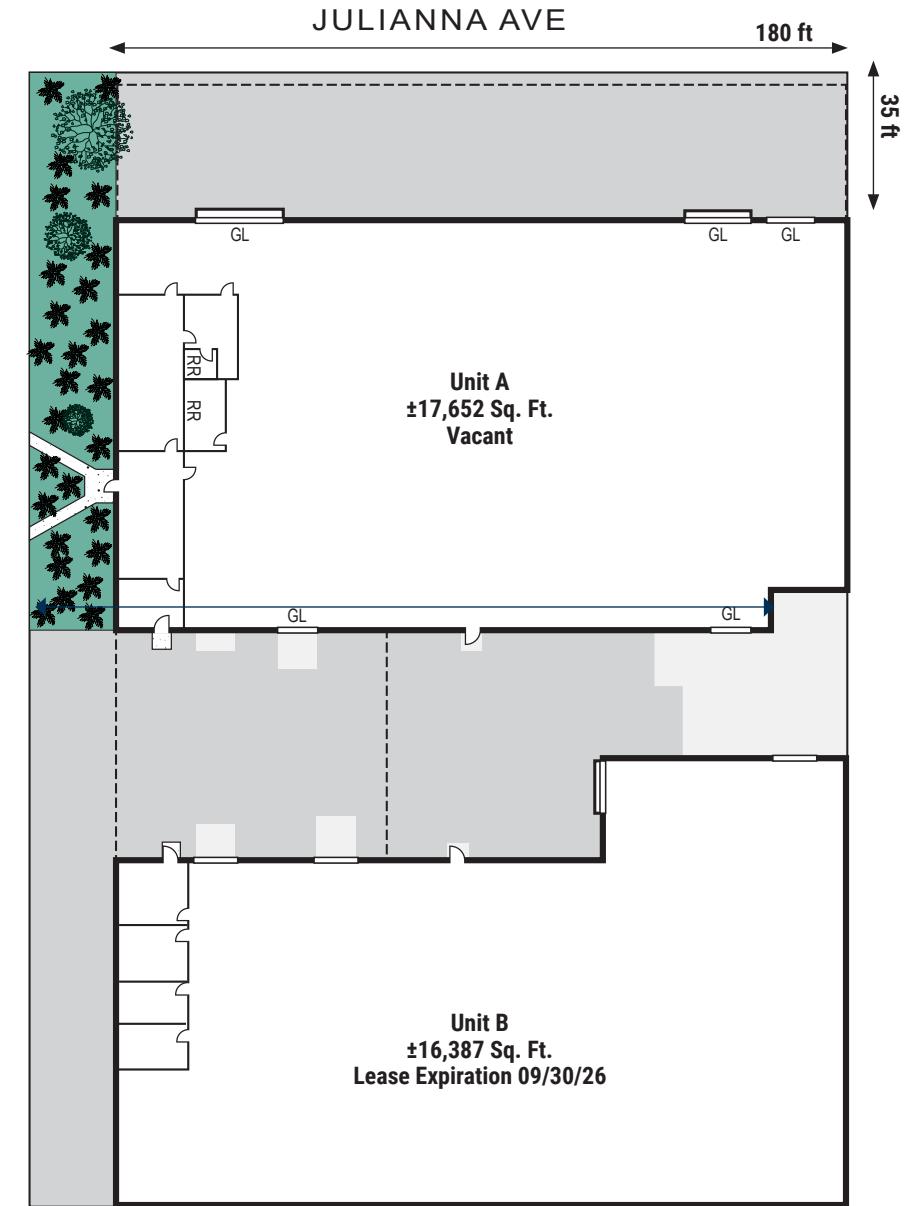
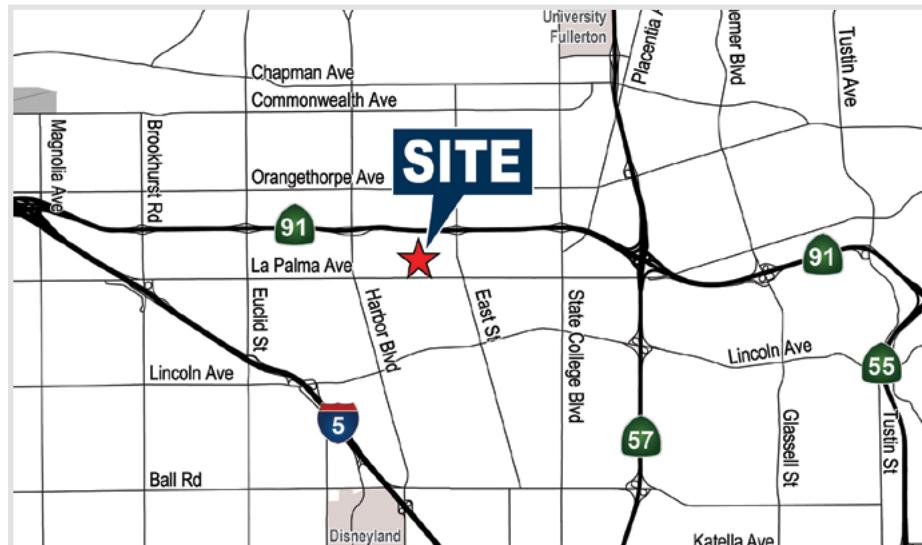
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1040 N. OLIVE ST.  
ANAHEIM, CALIFORNIA

## BUILDING FEATURES

- Two Industrial Buildings Totaling  $\pm 34,039$  Sq. Ft.
- Unit A:  $\pm 17,652$  Sq. Ft.
- Unit B (Occupied):
  - $\pm 16,387$  Sq. Ft.
  - Lease Expiration: 09/30/2026
- $\pm 55,996$  Sq. Ft. of Land Area
- $\pm 12'$  -  $13'$  Clear Height
- 3-Phase, 240 Volt, 400 Amps of Power (Verify)
- Sprinklered
- Fenced Yard
- Close Proximity to the Riverside (91), Pomona (57) and Santa Ana (5) Freeways



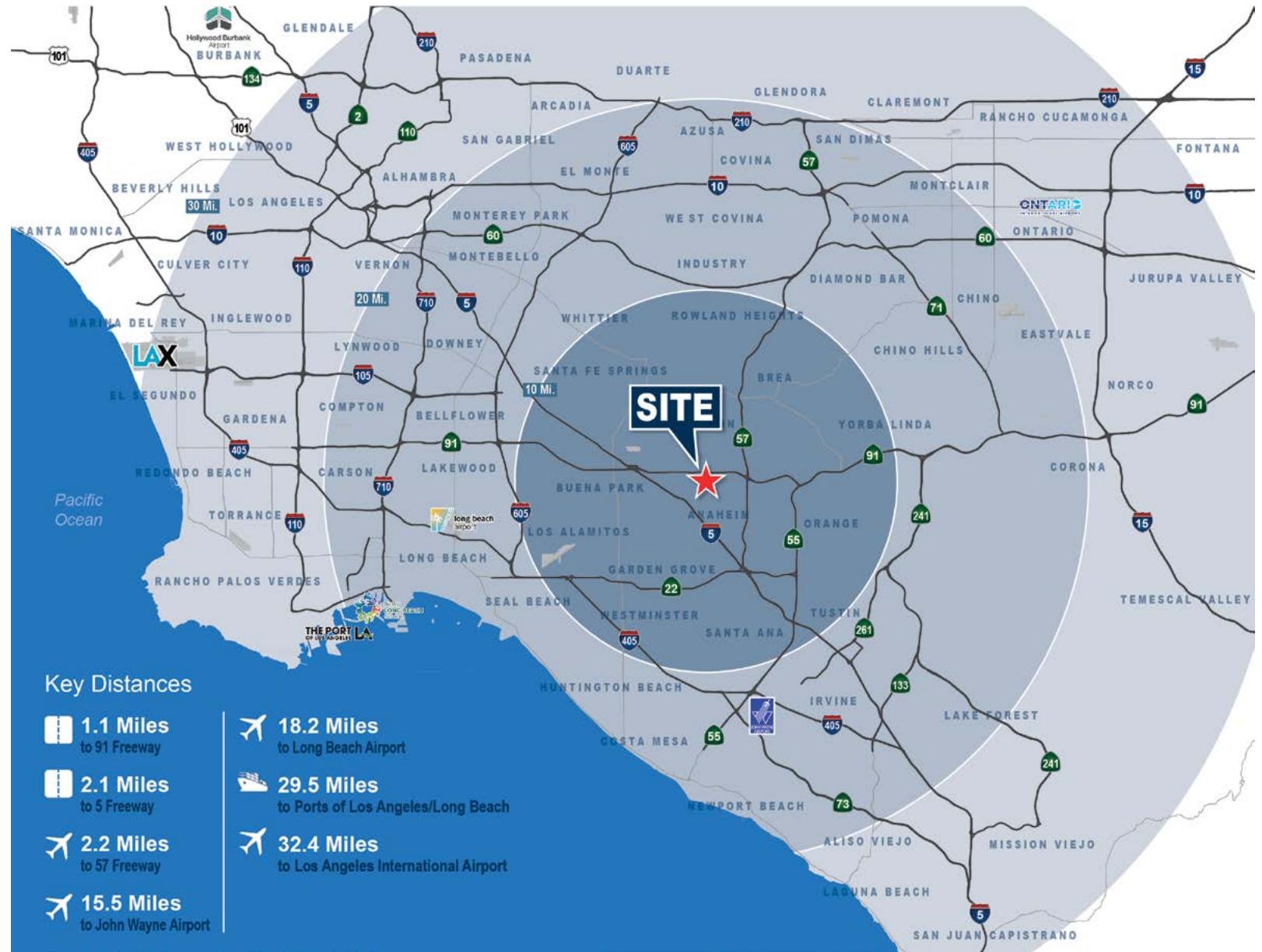
# FOR SALE

1040 N. OLIVE ST.  
ANAHEIM, CALIFORNIA



# FOR SALE

1040 N. OLIVE ST.  
ANAHEIM, CALIFORNIA



# 1040 N. OLIVE STREET

ANAHEIM, CALIFORNIA

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