

3301

SEGERSTROM

SANTA ANA, CA

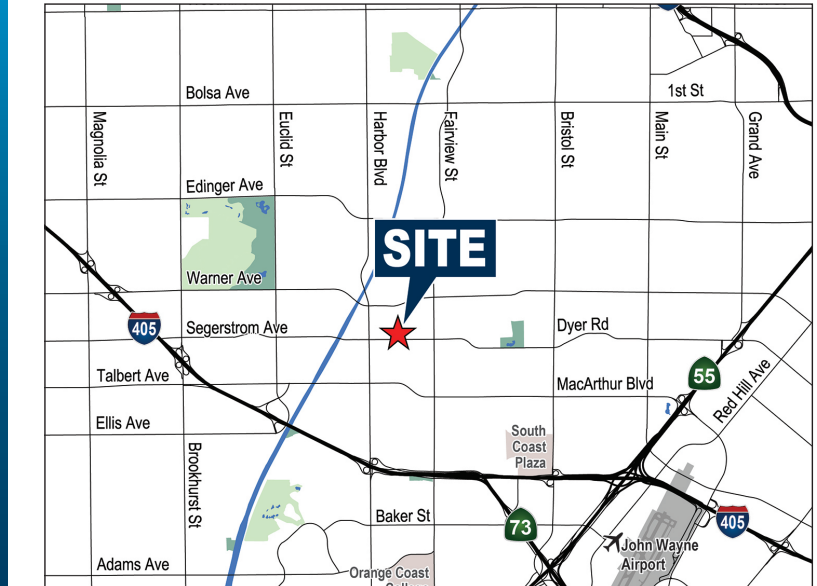
FOR SALE OR LEASE

±36,287 SF INDUSTRIAL BUILDING



PROPERTY FEATURES

- ±36,287 SF Freestanding Building
- ±4,000 SF of Office Area
- ±74,052 SF (1.7 Acres) Lot
- ±20' Warehouse Clearance
- 1,200 Amps (Verify)
- 57 Spaces / 1.6:1,000 Parking Ratio
- Six (6) Dock High with Concrete Loading Pad
- Two (2) Ground Level Doors
- Secured Fenced Yard
- Fire Sprinklered - .25 GPM/4,000 SF (Verify)
- APN: 414-131-23



GREG VELASTEGUI

Partner
949.263.5336
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Voit

REAL ESTATE SERVICES

2020 Main Street, Suite 100
Irvine, CA 92614

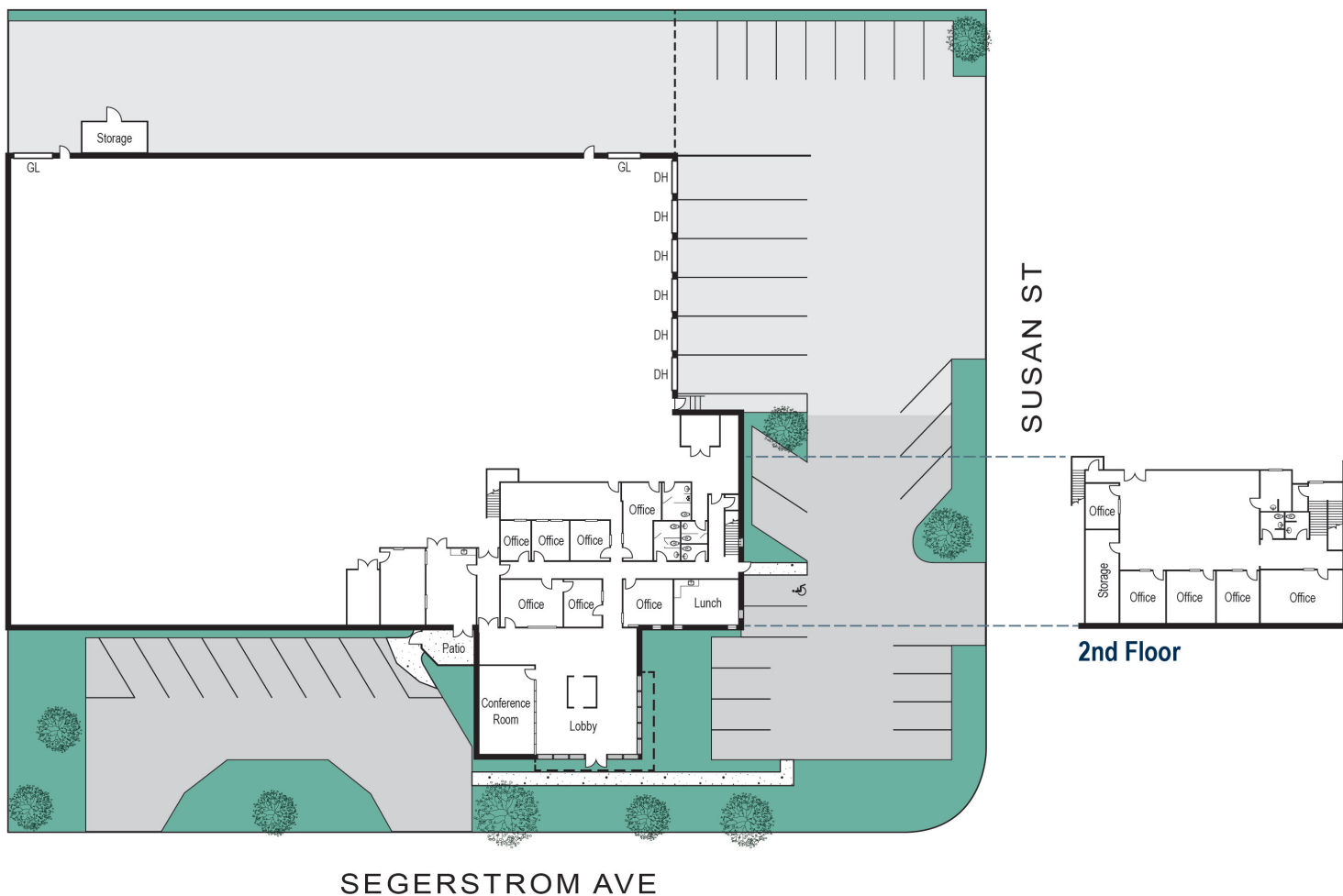
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