

FOR SALE

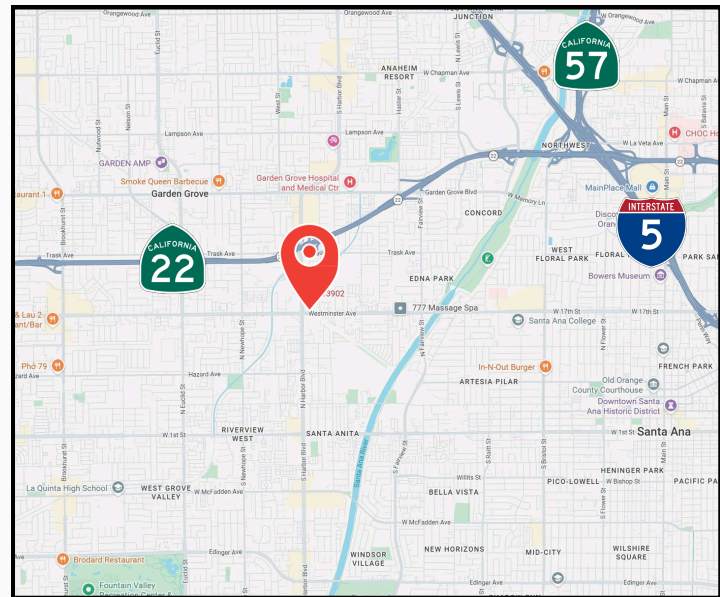
± 3,250 SF INDUSTRIAL CONDO OWNER/USER OPPORTUNITY



13902 HARBOR BLVD., UNIT 2B, GARDEN GROVE, CA 92843

PROPERTY HIGHLIGHTS

- Harbor Commercentre Industrial Business Park
- ± 3,250 Sq. Ft. Industrial/Retail Condo Unit
- Floor Drains in Warehouse
- One (1) Ground Level Door
- ± 15' Warehouse Clearance
- ± 100 Amps Power (verify)
- Two (2) Private Restrooms
- Retail & Industrial Uses Ok (Verify with City)
- ± Eight (8) Parking Spaces in Common
- Approximately 60,000 CPD on Harbor Boulevard
- Association to Manage Common Area
- Excellent Access to 22, 5, 55, 57 & 405 Freeways
- OC Streetcar is expected to Open in Spring 2026 with immediate access from the Harbor Transit Center



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FLOOR PLAN



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