



# FOR LEASE

## SUITE 1B - ±19,233 SF



Located in the Heart of the Arts District



Parking in Secured Private Lot



Recently Refurbished 24' Warehouse



Fiber Optic Network & Heavy Power



100% HVAC Building



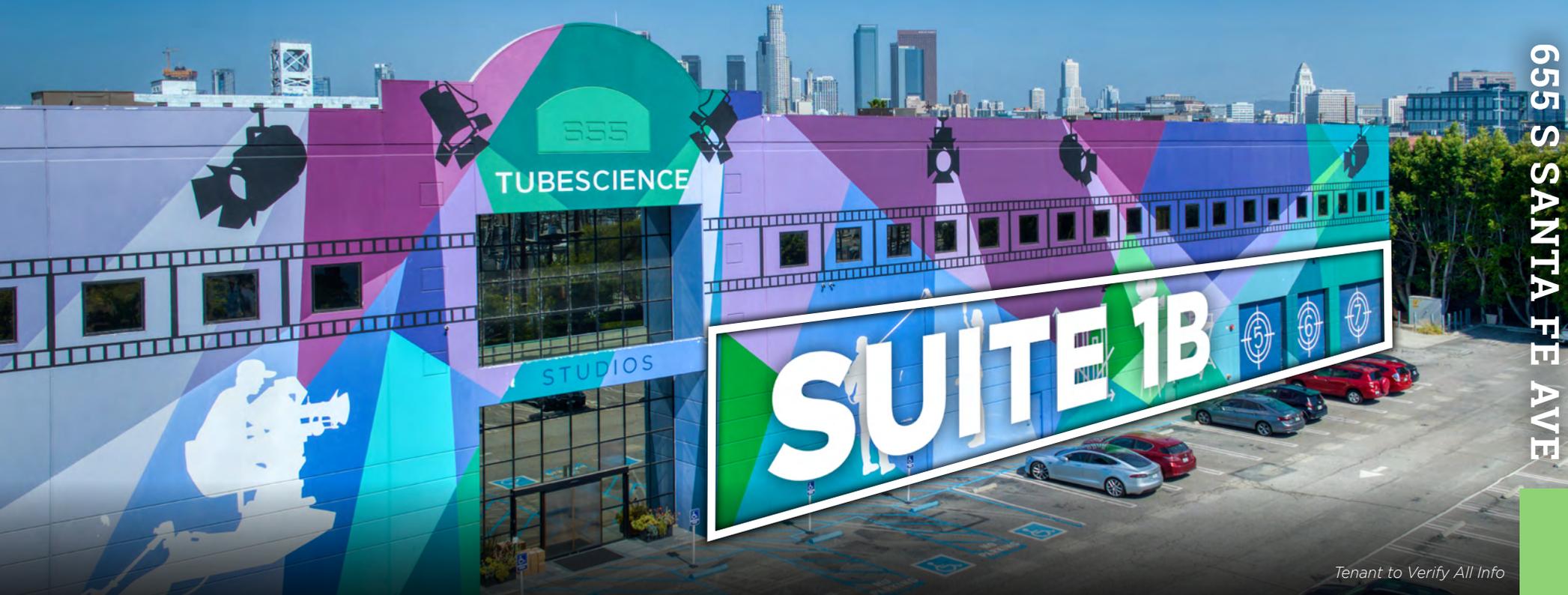
Two (2) Large Ground Level Doors



New Roof & New HVAC Units (2023)



Walking Distance to Amenities



655 S SANTA FE AVE

Tenant to Verify All Info



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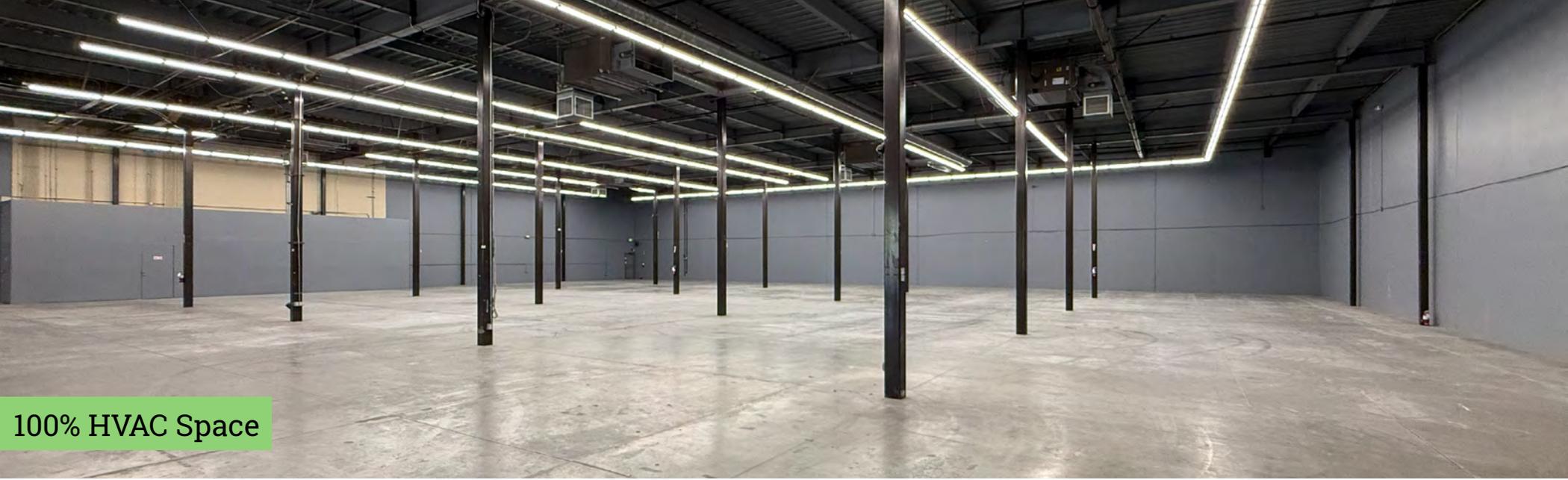
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# 1ST FLOOR: CREATIVE SPACE / WAREHOUSE

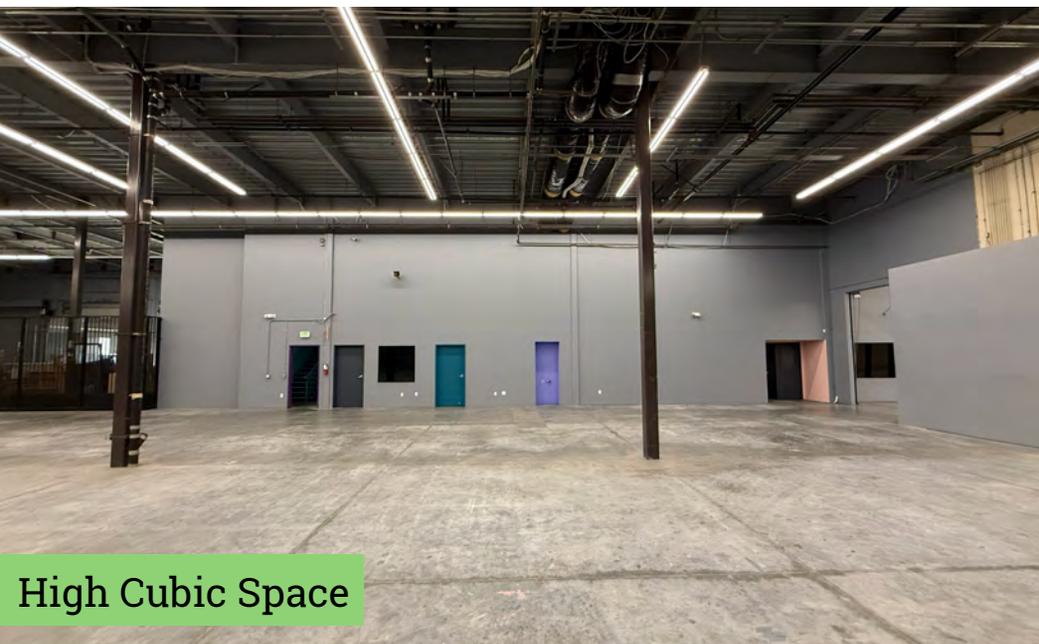


FOR DISCUSSION PURPOSES ONLY - APPROXIMATE AND NOT TO SCALE

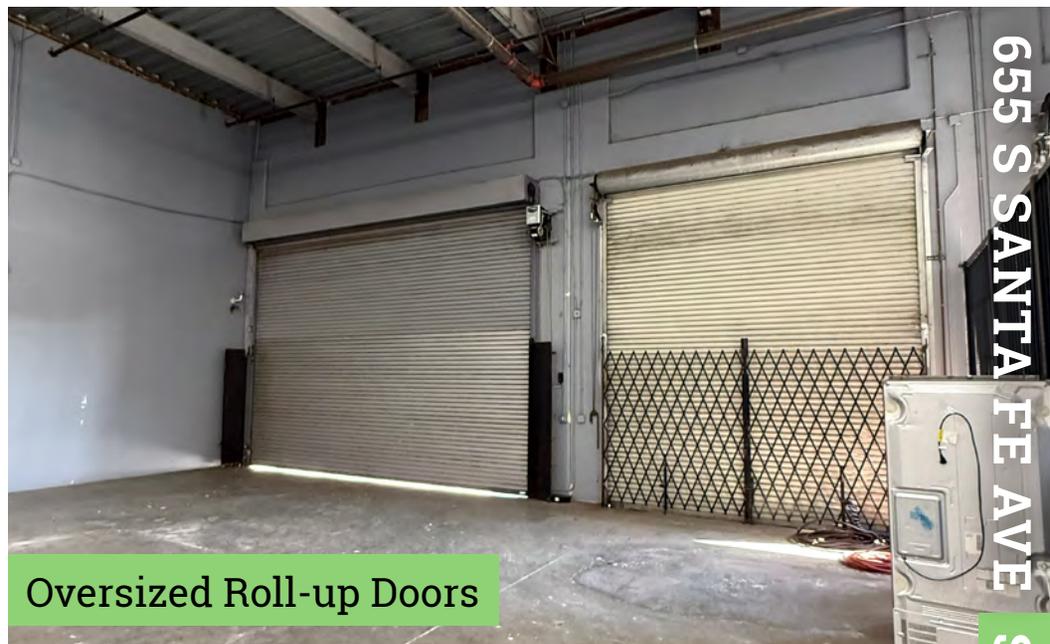




100% HVAC Space



High Cubic Space



Oversized Roll-up Doors

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SUITE 1B



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