

# FOR LEASE

## SIERRA VISTA BUSINESS PARK

100-140 Chaparral Court, Anaheim, CA



### PROPERTY FEATURES

- Suites range in size from 900 – 4,000 SF
- Ground Floor and 2nd Story Space Available
- Abundant free and in-common parking at a ratio of  $\pm 4:1$
- Fully Fire Sprinklered
- Adjacent to Anaheim Hills Festival Center Regional Mall / 8 Plex Theatre
- Excellent Freeway Access to the Riverside (91) and Eastern Transportation Corridor (SR241)



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REAL ESTATE SERVICES

**SIERRA VISTA BUSINESS PARK**

100-140 Chaparral Court, Anaheim, CA

## Availability

Building	Suite(s)	Rentable SF	Lease Rate	Comments
130 Chaparral Court	235-246	3,816	\$1.90 FSG	5 offices, large open area
140 Chaparral Court	250-260	3,695	\$1.75 MG	5 offices, large open area, kitchen, conference room
140 Chaparral Court	230	2,068	\$1.75 MG	2 offices, large open area, restroom
140 Chaparral Court	240	2,064	\$1.75 MG	2 offices, large open area, restroom
130 Chaparral Court	235	1,304	\$1.90 FSG	3 offices, storage, open area
140 Chaparral Court	220	1,292	\$1.90 FSG	Large open area, 2 offices
130 Chaparral Court	250	2,346	\$1.90 FSG	Reception, kitchen, 6 offices, conference room, storage room

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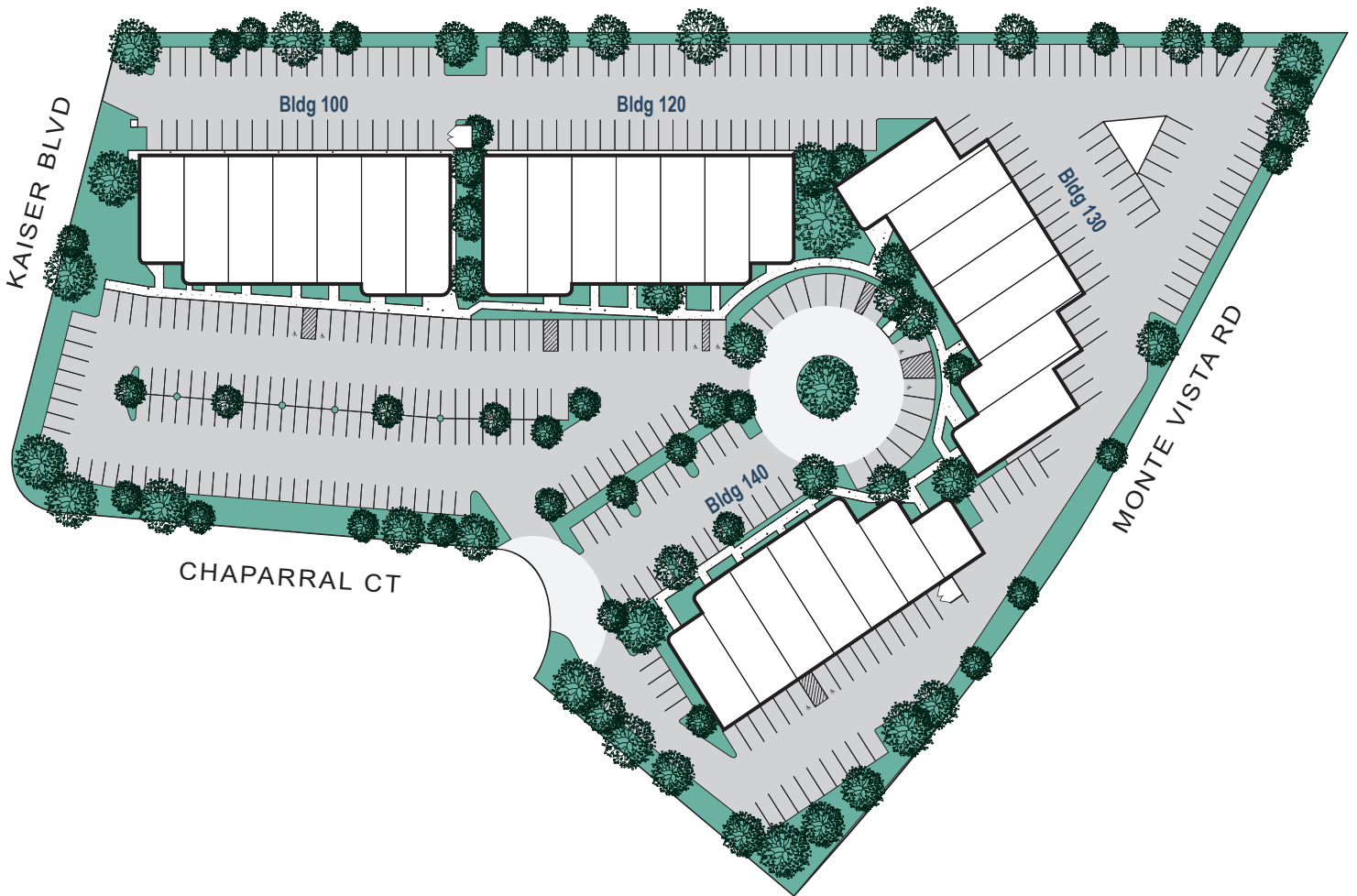
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## SIERRA VISTA BUSINESS PARK

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### SITE PLAN



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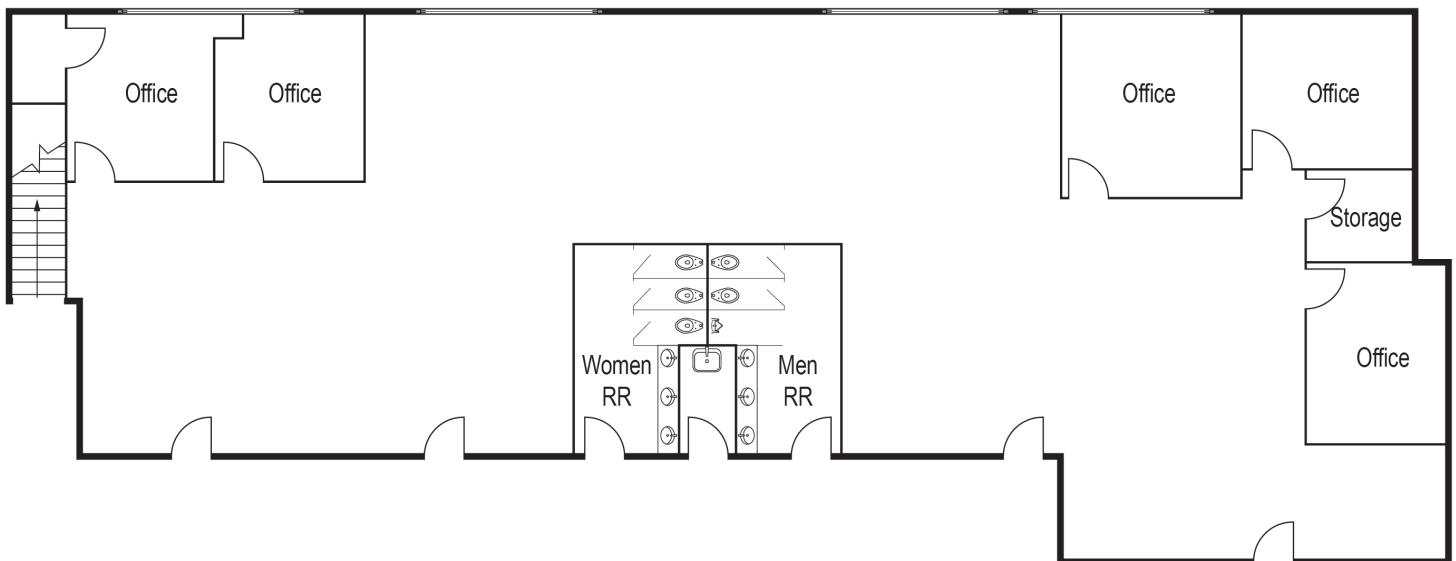
## SIERRA VISTA BUSINESS PARK

100-140 Chaparral Court, Anaheim, CA

±3,816 Square Feet

130 Chaparral Court, Suite 235-246

Anaheim, CA



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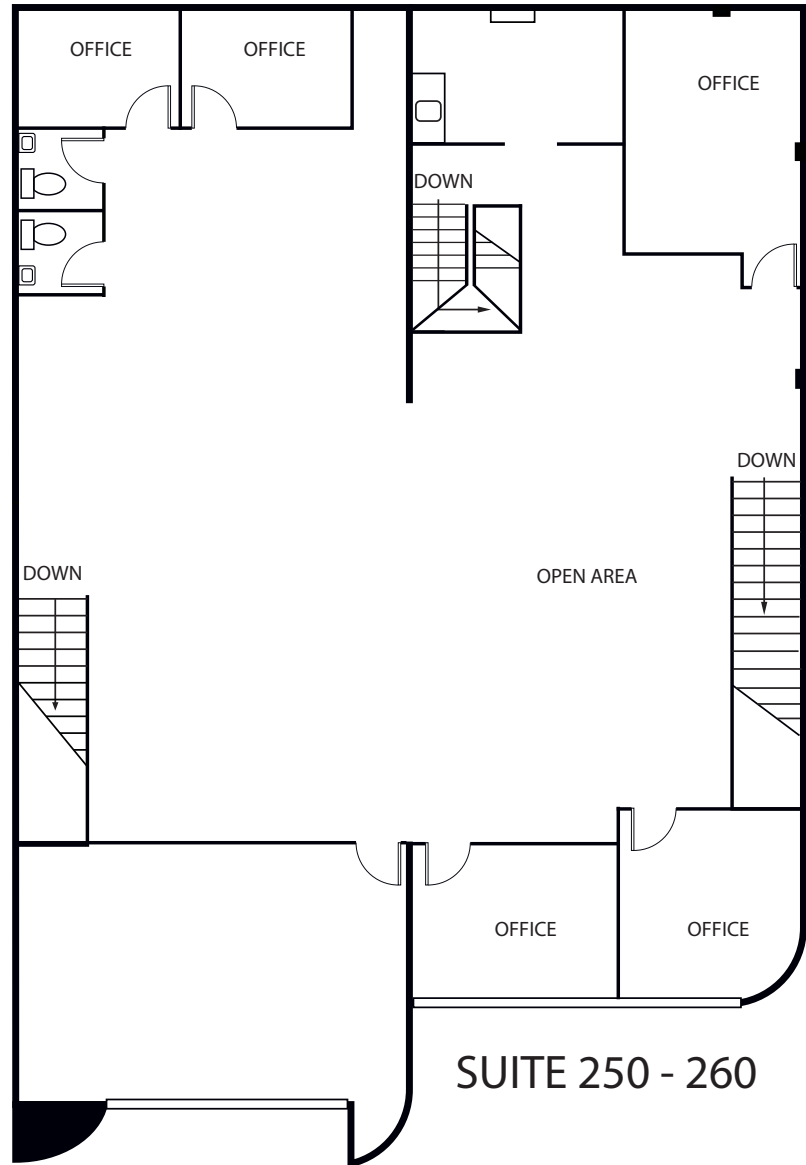
## SIERRA VISTA BUSINESS PARK

100-140 Chaparral Court, Anaheim, CA

±3,695 Square Feet

140 Chaparral Court, Suite 250-260

Anaheim, CA



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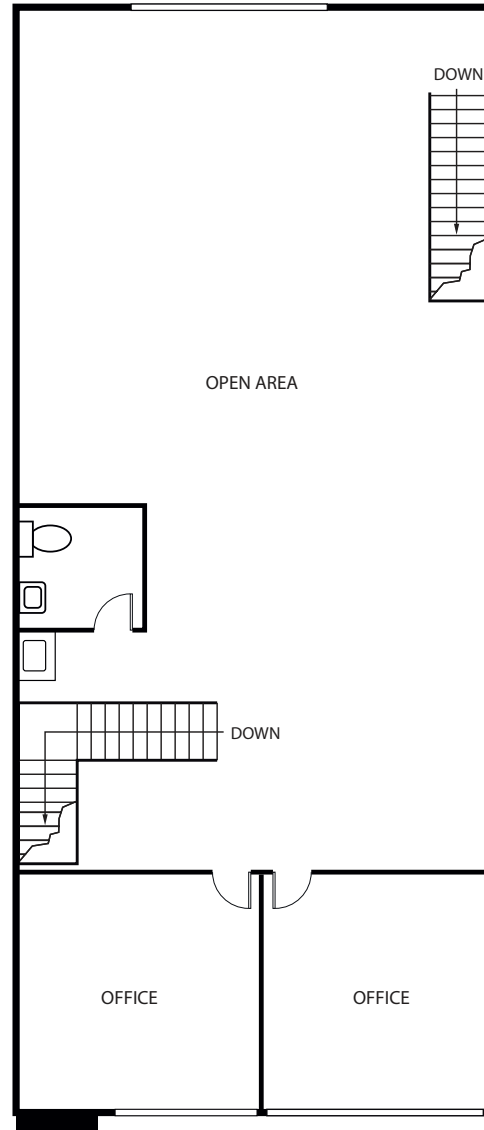
## SIERRA VISTA BUSINESS PARK

100-140 Chaparral Court, Anaheim, CA

±2,068 Square Feet

140 Chaparral Court, Suite 230

Anaheim, CA



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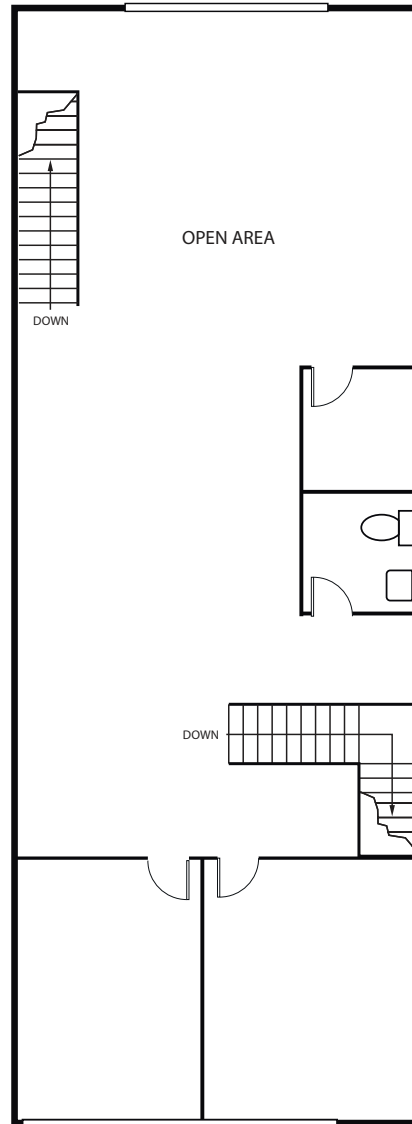
## SIERRA VISTA BUSINESS PARK

100-140 Chaparral Court, Anaheim, CA

±2,064 Square Feet

140 Chaparral Court, Suite 240

Anaheim, CA



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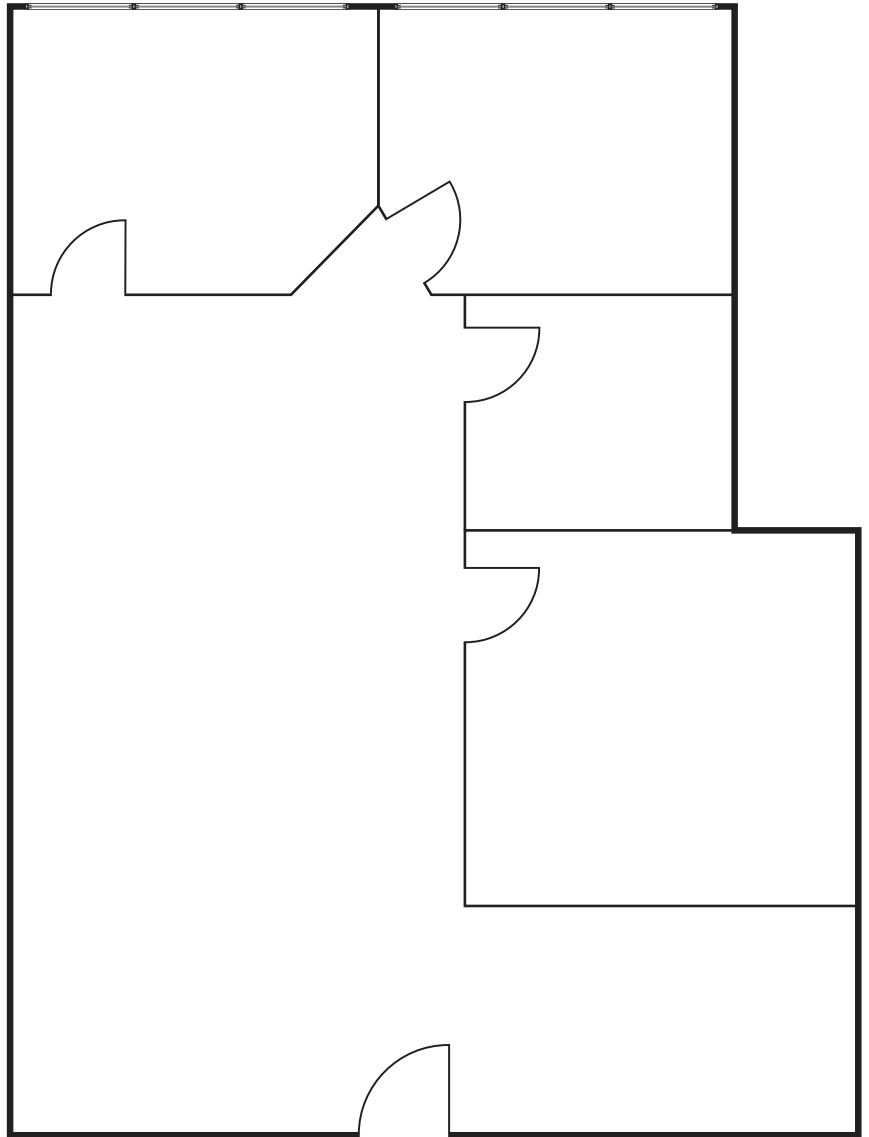
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## SIERRA VISTA BUSINESS PARK

100-140 Chaparral Court, Anaheim, CA

±1,304 Square Feet

130 Chaparral Court, Suite 235  
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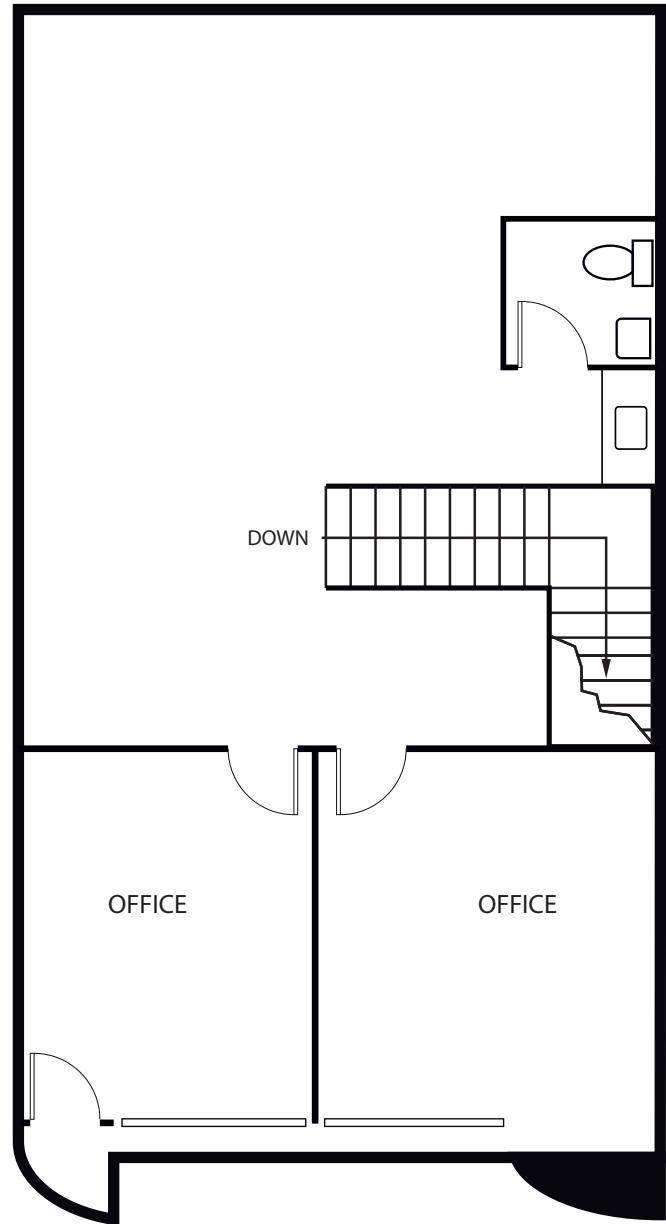
## SIERRA VISTA BUSINESS PARK

100-140 Chaparral Court, Anaheim, CA

±1,292 Square Feet

140 Chaparral Court, Suite 220

Anaheim, CA



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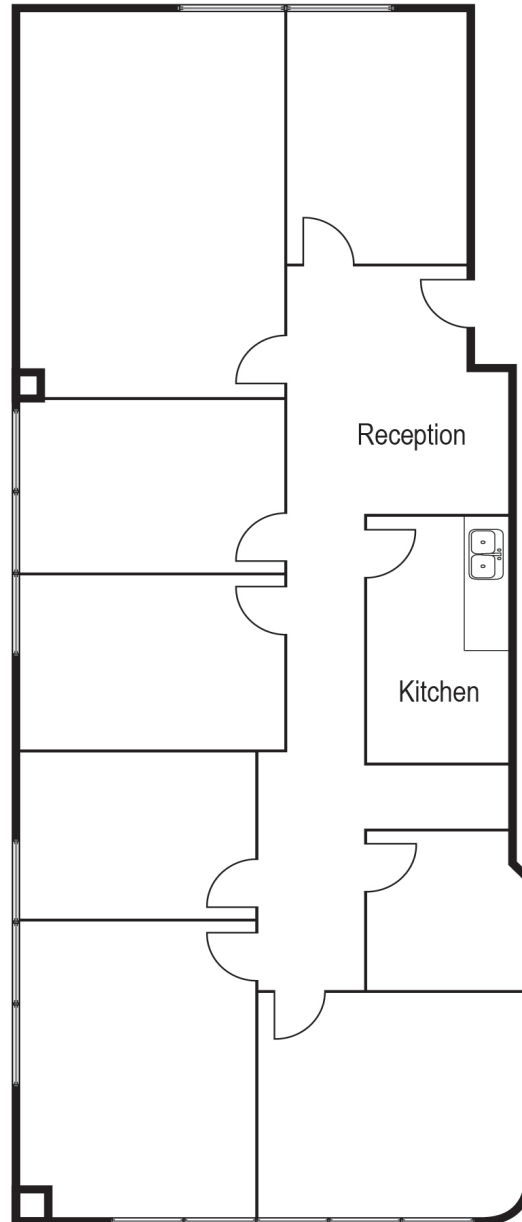
## SIERRA VISTA BUSINESS PARK

100-140 Chaparral Court, Anaheim, CA

±2,346 Square Feet

130 Chaparral Court, Suite 250

Anaheim, CA



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