

# 4214 E LA PALMA AVE, ANAHEIM

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±3,400 SF Flex Space - For Lease



## Ryan Magarian

Principal | Lee & Associates - Orange

C: 714.851.0928

[rmagarian@lee-associates.com](mailto:rmagarian@lee-associates.com)

DRE# 02063515

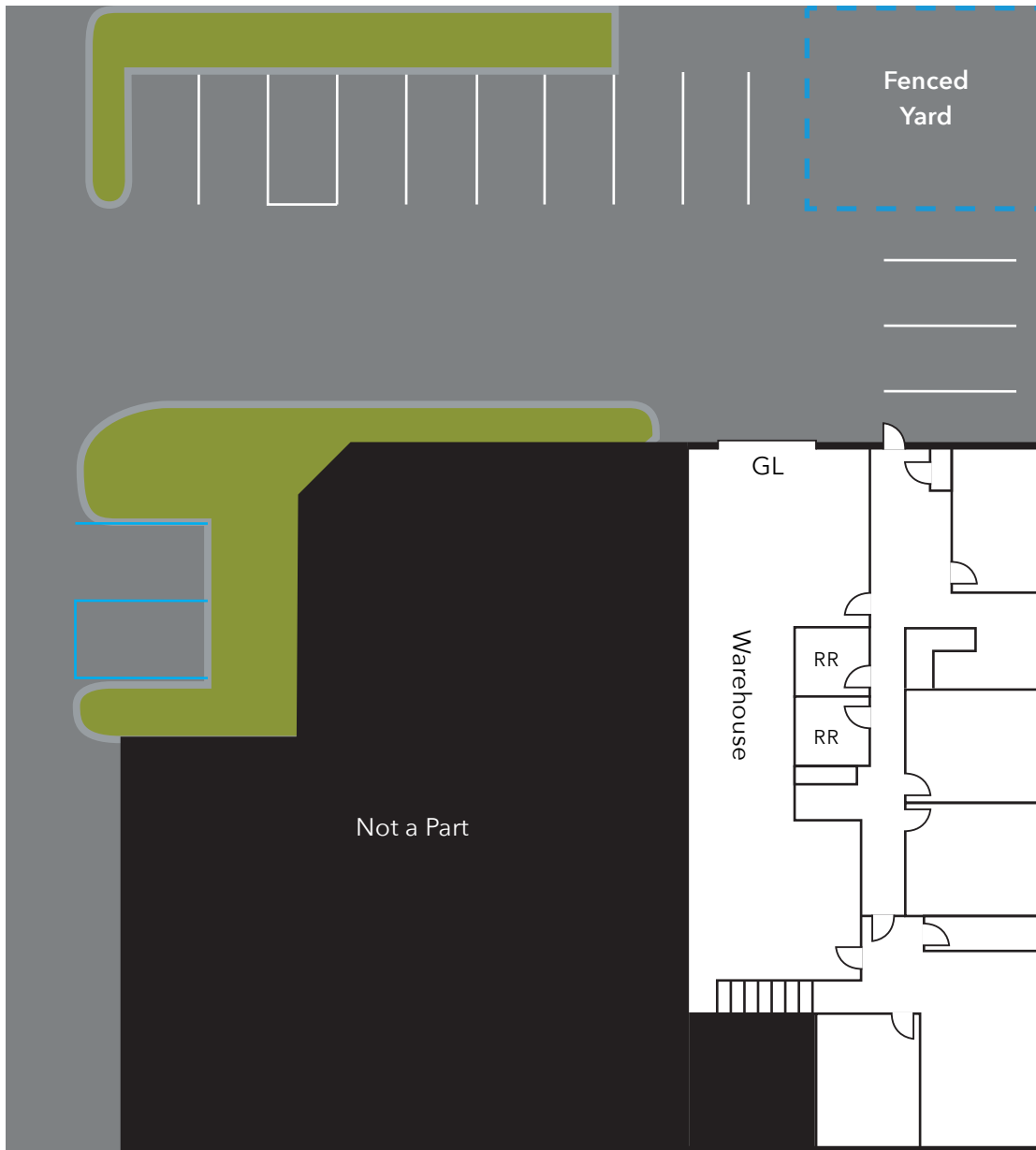
## Nick Magarian

Associate | Lee & Associates - Orange

C: 714.906.5916

[nmagarian@lee-associates.com](mailto:nmagarian@lee-associates.com)

DRE# 02236068



All information contained herein has been provided by Seller/ Lessor and/or third parties, but has not been independently verified by Lee & Associates or its agent(s). Buyer/Lessee and interested parties should independently verify all information communicated by these sources.

## HIGHLIGHTS

- ±3,400 SF Available
- Fenced Yard
- 4 Private Offices, Reception, 2 Restrooms, IT Room, Warehouse Space
- 1 Ground Level Roll Up Door
- Fully Renovated Interior with Modern, High-End Finishes
- 8 Parking Stalls
- Separate Entrance
- Clean Industrial Neighborhood + Professional Business Park
- No CAM or Association Fee
- Centrally Located in City of Orange with Immediate Access to 91, 55, 57 Freeways

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