

SOUTH WARNER BUSINESS CENTER

5075 WARNER AVENUE, HUNTINGTON BEACH, CA 92123

FOR LEASE



MATT PETERS

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Voit

REAL ESTATE SERVICES

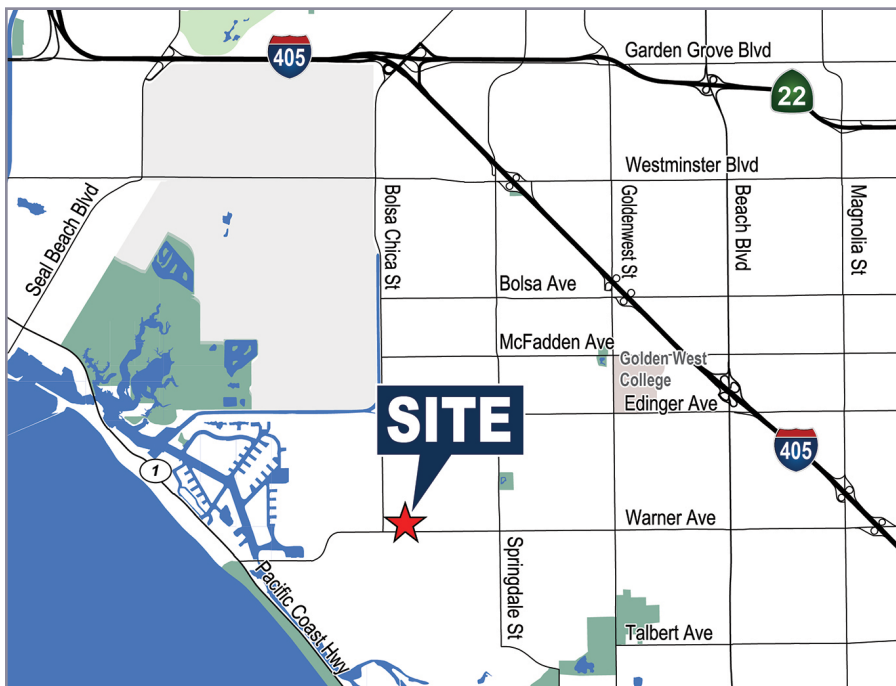
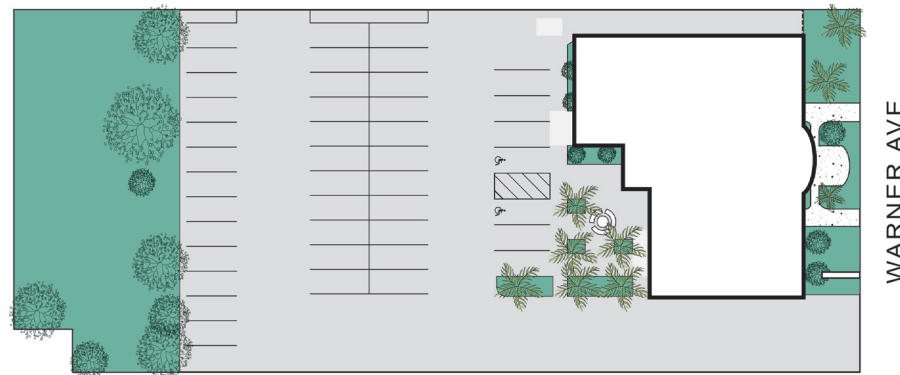
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PROPERTY HIGHLIGHTS

- Frontage on Warner Ave provides excellent visibility and access
- Building signage available
- Free Parking
- Numerous amenities within walking distance



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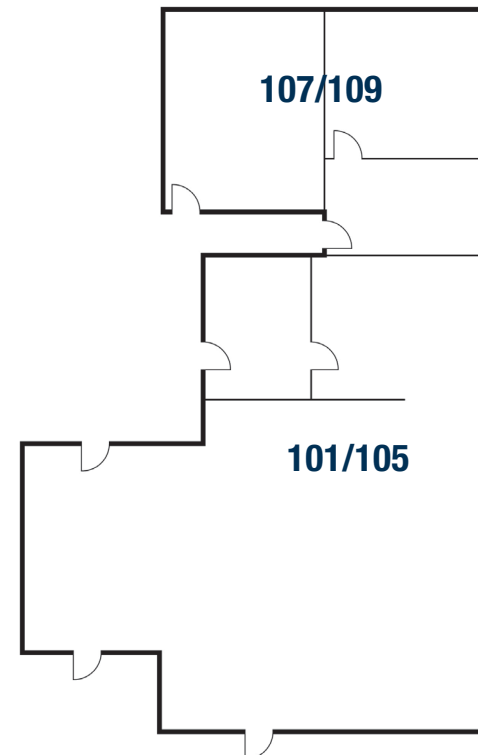
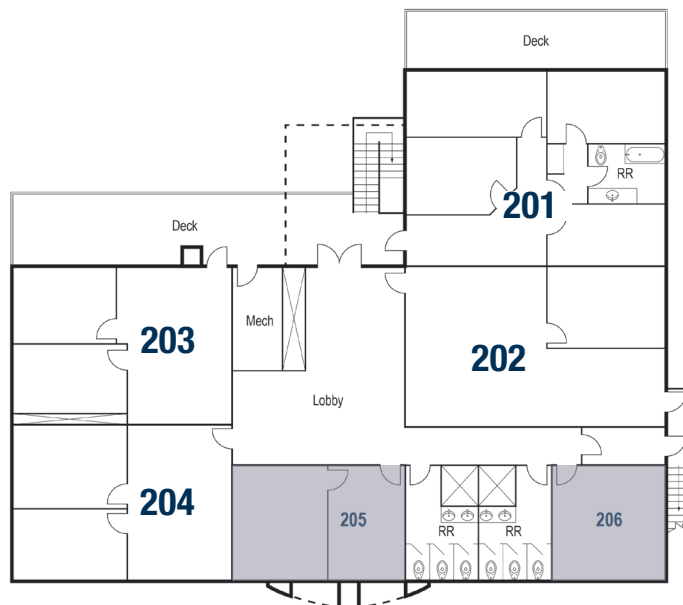
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AVAILABILITIES

UNIT	SIZE	RENT	COMMENTS
Suite 101/105	2,414 SF	\$2.50 NNN	Fronts Warner, former hair salon
Suite 107/109	989 SF	\$2.50 NNN	Available 30 day notice
Suite 201	1,082 SF	\$1.90 NNN	Private outdoor patio, lot of light
Suite 202	880 SF	\$1.65 NNN	Available now
Suite 203	736 SF	\$1.65 NNN	Available now
Suite 204	736 SF	\$1.65 NNN	Faces Warner, lots of light

* NNN's are estimated at \$0.57/sf, includes electrical



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AMENITIES MAP



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