

# STADIUM PLAZA BUSINESS PARK

ANAHEIM, CALIFORNIA



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REAL ESTATE SERVICES

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ANAHEIM, CALIFORNIA



## TENANT ADVANTAGE

- Ownership makes moving easy!
- Vacant units are delivered in refurbished condition.
- Professional property management on-site.
- Business Park environment with sizes ranging from 1,200 SF to 42,323 SF to allow growth over time.

## PROPERTY HIGHLIGHTS

- Premier North Orange County Location
- A Distinctive Industrial/Office/Flex Business Park
- Excellent Access to 57, 5, 91 & 22 Freeways
- Walking distance to OC Vibe, Honda Center, Angel Stadium, restaurants, banks, train station and many other retail amenities.
- Can accommodate office finishes from 10%-100%

## BUILDING PARK FEATURES

Parking Ratio	2.1 Stalls:1,000 SF
Clear Height	±14' - 16'
Ground Level Loading	Yes
Signage	Yes
On-Site Property Management	Yes
Water	Yes
Anaheim City Power	Yes
Trash Removal	Yes
After Hours Security Patrol	Yes
Landscaping	Yes

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## SITE PLAN



- Multi-Tenant Buildings
- On-Site Management

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## AVAILABILITIES

Building Address	Unit SF	Office SF	Warehouse SF	GL Doors	Asking Base Rent	Comments
<b>1550 SOUTH SUNKIST</b>						
Suite D	±2,025	±495	±1,530	1	\$1.72 PSF	Reception, 1 Office, 1 Restroom
Suite G	±2,025	±740	±1,285	1	\$1.75 PSF	Reception, 2 Offices, Kitchenette, 1 Restroom
Suite I	±2,025	±477	±1,548	1	\$1.75 PSF	Reception, 1 Office, 1 Restroom
<b>1571 SOUTH SUNKIST</b>						
Suite D	±1,440	±1,120	±320	1	\$1.75 PSF	Reception, 2 Offices, Open Area, Kitchenette, 2 Restrooms
<b>1630 SOUTH SUNKIST</b>						
Suite A	±5,944	±5,944	0	0	\$1.77 PSF	*All Office*, Reception, 10 Offices, 2 Conference Rooms, 1 Break Room, Restrooms
Suite D	±1,994	±450	±1,544	1	\$1.75 PSF	Reception, 1 Office, 2 Restrooms
Suite K	±1,994	±969	±975	1	\$1.75 PSF	Reception, 2 Offices, 2 Restrooms
<b>1591 SOUTH SINCLAIR</b>						
Suite F	±2,025	±1,060	±965	1	\$1.75 PSF	Reception, 2 Offices, Open Area, 1 Restroom
<b>1601 SOUTH SINCLAIR</b>						
Suite H	±2,175	±1,346	±829	1	\$1.75 PSF	Reception, 2 Offices, Open Area, Break Room, 2 Restrooms

*\*\$0.18 PSF Cam Fee in Addition to the Asking Base Rent*

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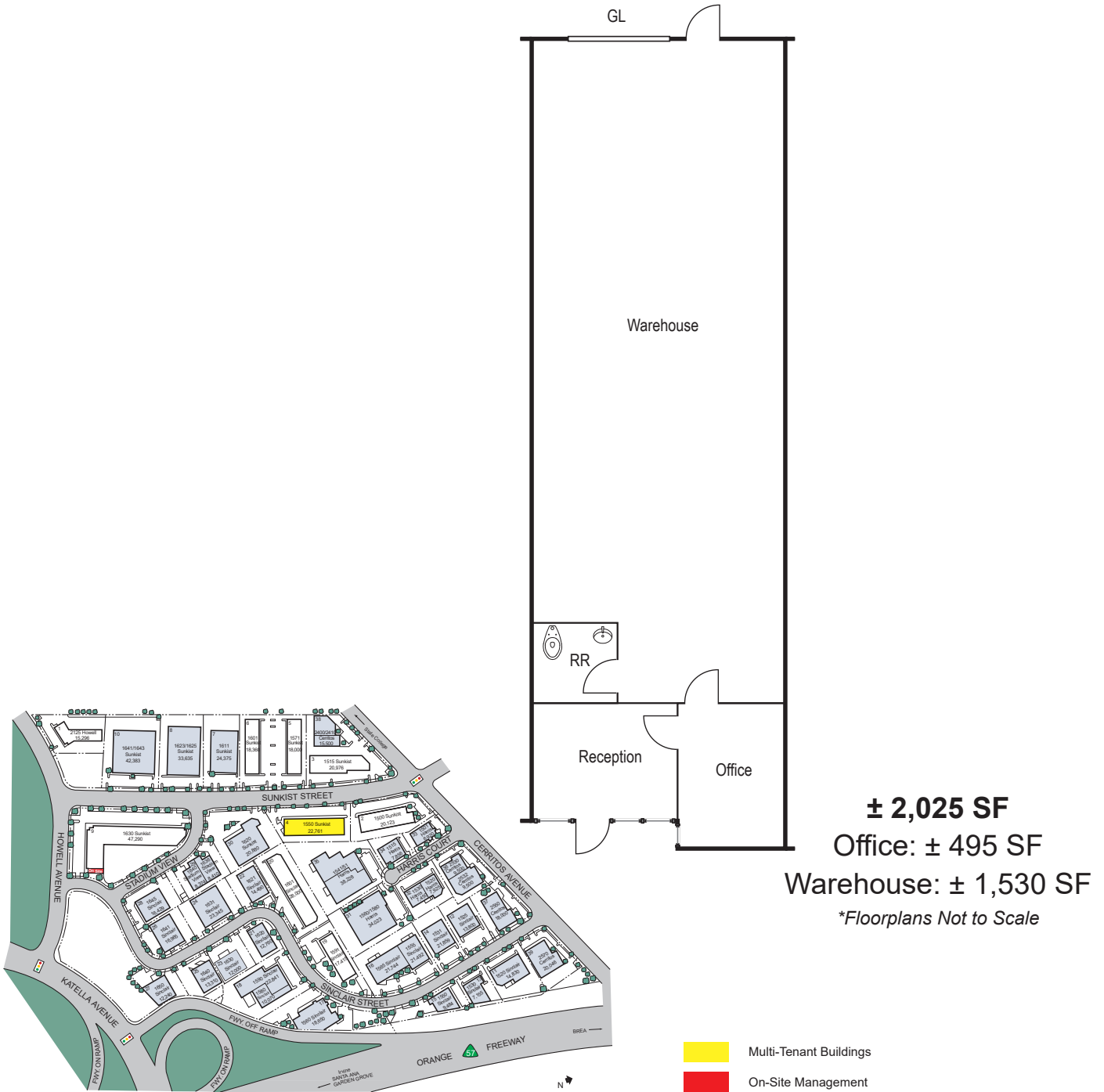
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# STADIUM PLAZA BUSINESS PARK

1550 S. SUNKIST STREET, SUITE D



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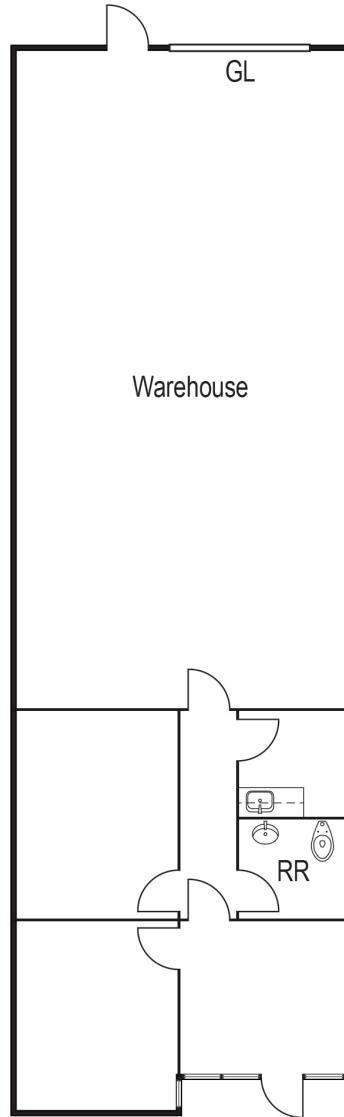
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# STADIUM PLAZA BUSINESS PARK

1550 S. SUNKIST STREET, SUITE G



**± 2,025 SF**  
Office: ± 740 SF  
Warehouse: ± 1,285 SF  
*\*Floorplans Not to Scale*

-  Multi-Tenant Buildings
-  On-Site Management

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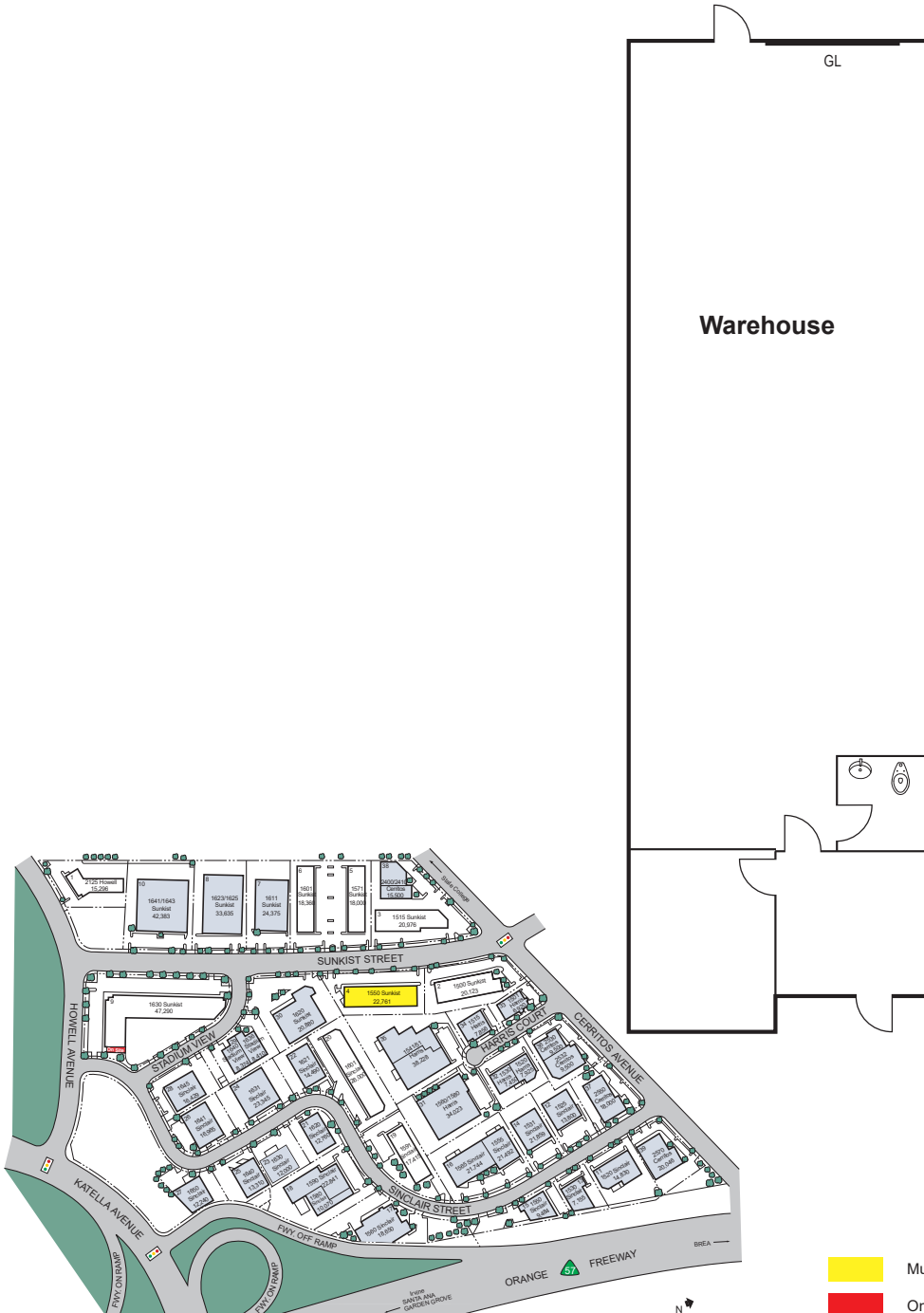
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# STADIUM PLAZA BUSINESS PARK

1550 S. SUNKIST STREET, SUITE I



**± 2,025 SF**  
Office: ± 477 SF  
Warehouse: ± 1,548 SF  
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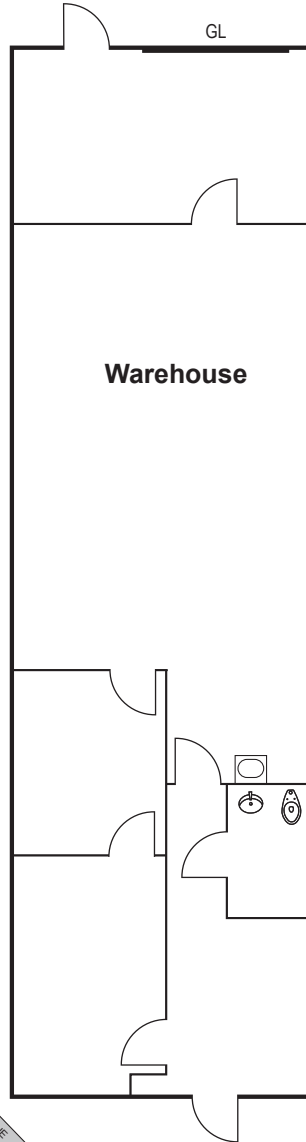
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# STADIUM PLAZA BUSINESS PARK

1571 S. SUNKIST STREET, SUITE D



**± 1,440 SF**  
Office: ± 1,120 SF  
Warehouse: ± 320 SF

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-  On-Site Management

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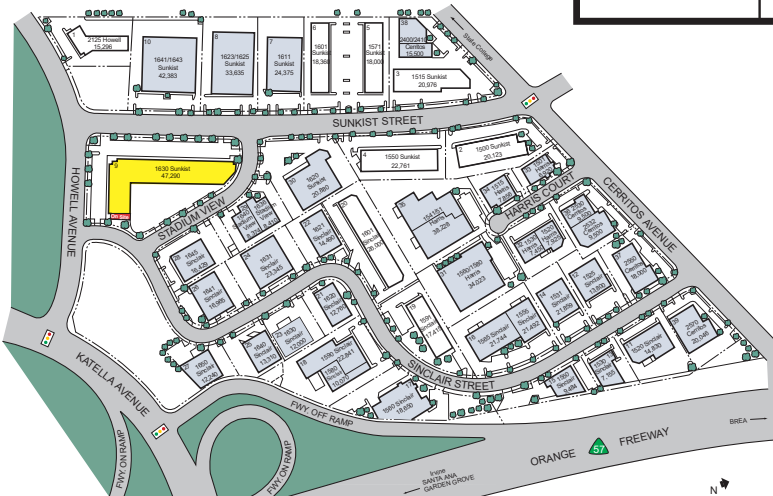
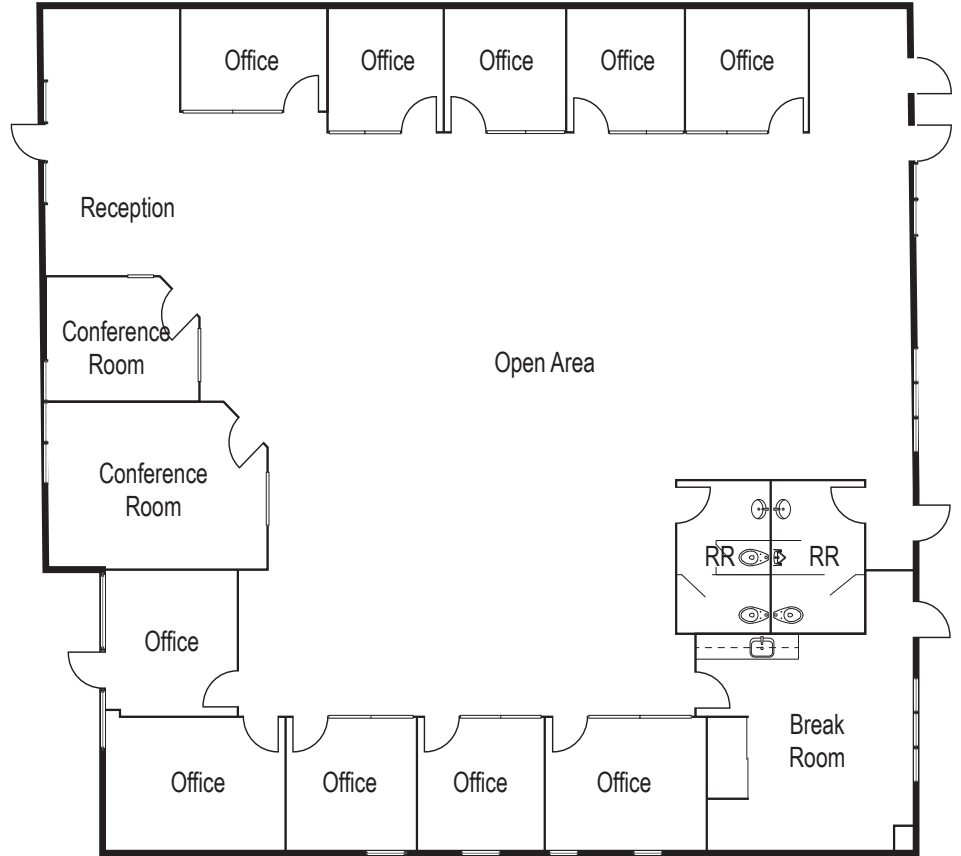
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# STADIUM PLAZA BUSINESS PARK

1630 S. SUNKIST STREET, SUITE A



**± 5,944 SF**  
 Office: ± 5,944 SF  
 Warehouse: ± 0 SF

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- On-Site Management

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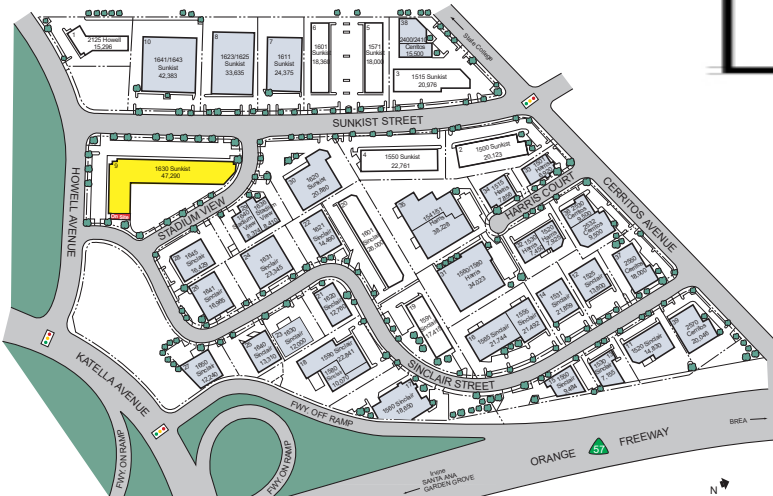
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# STADIUM PLAZA BUSINESS PARK

1630 S. SUNKIST STREET, SUITE D



**± 1,944 SF**

Office: ± 450 SF

Warehouse: ± 1,544 SF

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-  On-Site Management

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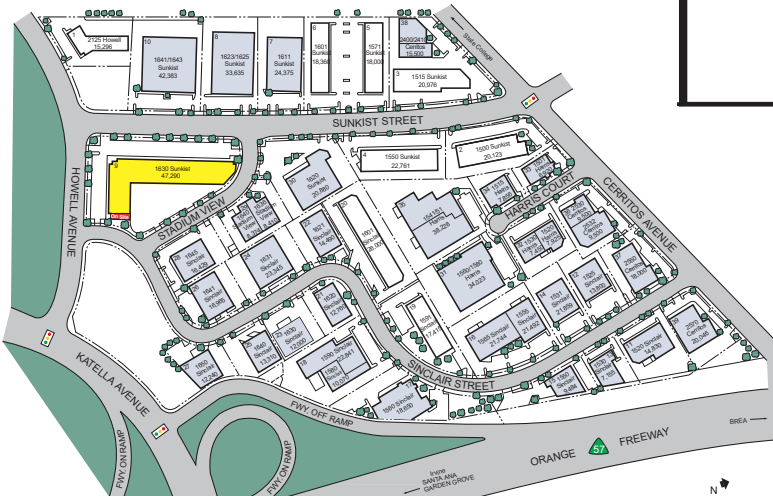
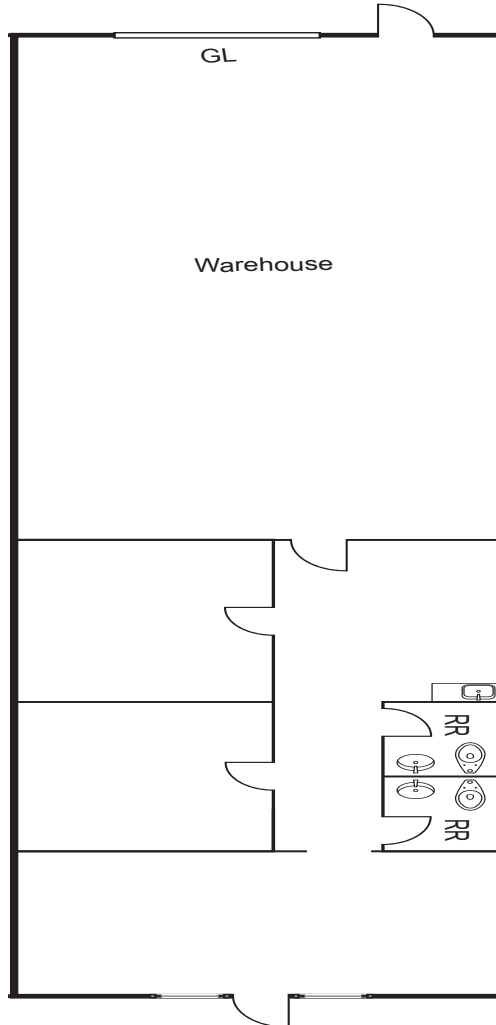
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# STADIUM PLAZA BUSINESS PARK

1630 S. SUNKIST STREET, SUITE K



**± 1,944 SF**

Office: ± 969 SF

Warehouse: ± 975 SF

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-  Multi-Tenant Buildings
-  On-Site Management

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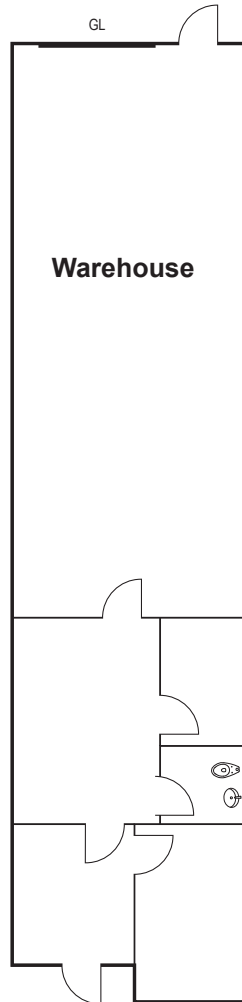
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# STADIUM PLAZA BUSINESS PARK

1591 S. SINCLAIR, SUITE F



**± 2,025 SF**  
Office: ± 1,060 SF  
Warehouse: ± 965 SF

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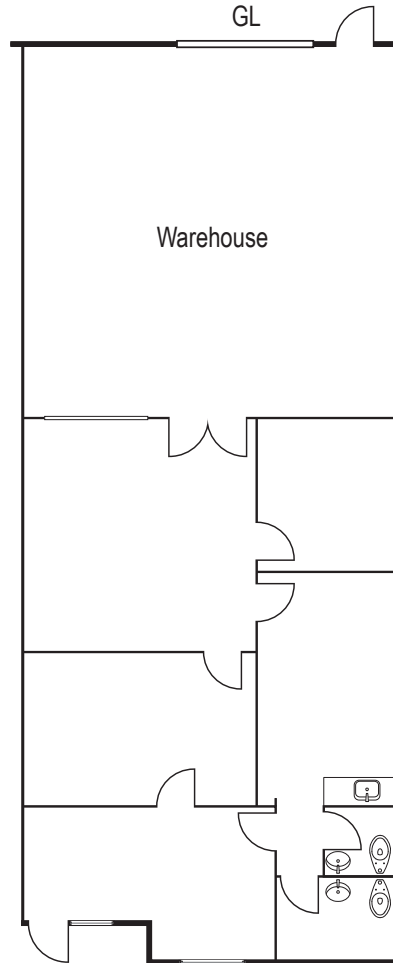
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1601 S. SINCLAIR STREET, SUITE H



**± 2,175 SF**  
Office: ± 1,346 SF  
Warehouse: ± 829 SF

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