



.44 ACRE CONTRACTORS YARD FOR SALE

LARGE YARD
FOR SALE 6402 MAPLE AVE.
WESTMINSTER | CA

CONTACT EXCLUSIVE LISTING AGENTS:



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19,281 SF
.44 AC
CONTRACTORS YARD



1,654 SF
FREESTANDING
STRUCTURE



IMMEDIATE
FREEWAY ACCESS
(405 & 22)



M1
(LIGHT INDUSTRIAL)
ZONE DISTRICT

19,281 SF
CONTRACTORS
YARD



MAPLE AVE.

PACIFIC WY



PROPERTY HIGHLIGHTS

- 19,281 SF Contractors Yard (.44 AC)
- 1,651 SF Freestanding Structure
- Two (2) Private Offices
- Two (2) Restrooms
- Large Covered Parking Shed
- Immediate Fwy Access (405 & 22)
- Zoning M1 (Light Industrial) District
- Potential to Expand to 39,759 SF (0.91 AC)
- Income in Place

FOR SALE

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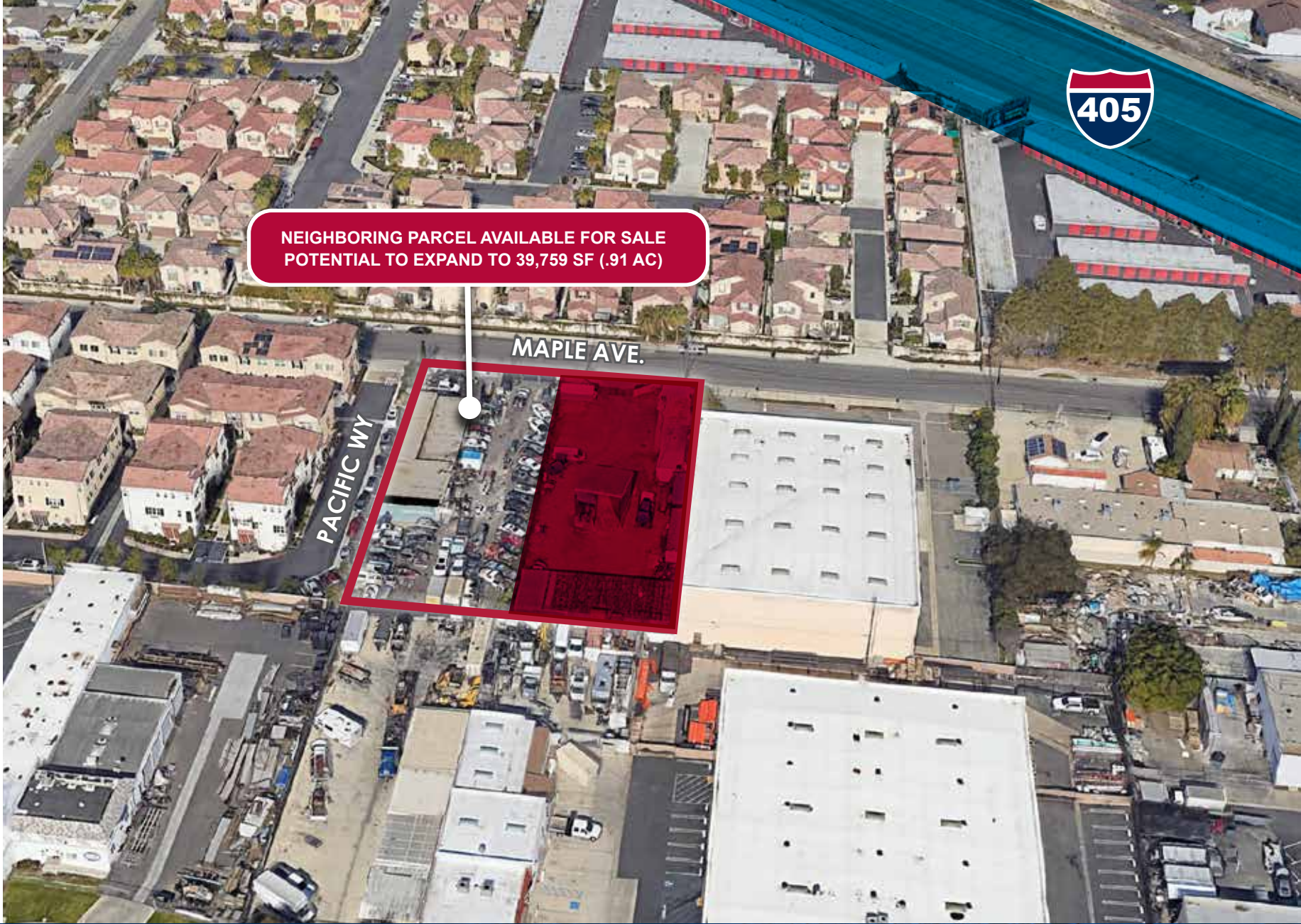
ABOUT
THE
PROPERTY

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NEIGHBORING PARCEL AVAILABLE FOR SALE
POTENTIAL TO EXPAND TO 39,759 SF (.91 AC)

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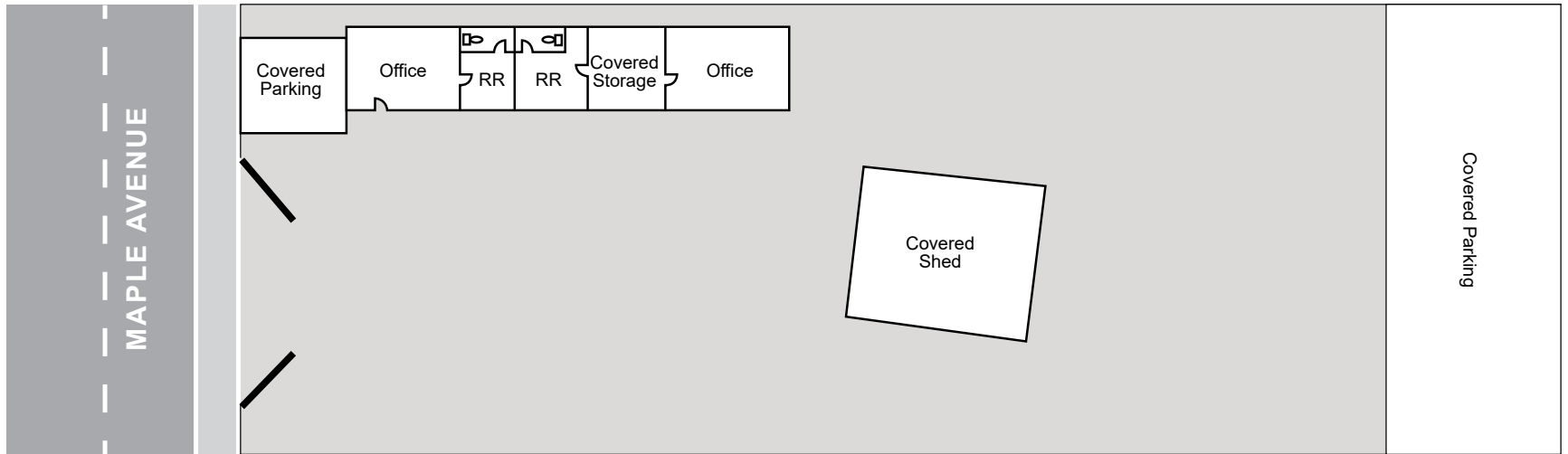


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6402 MAPLE: SITE PLAN



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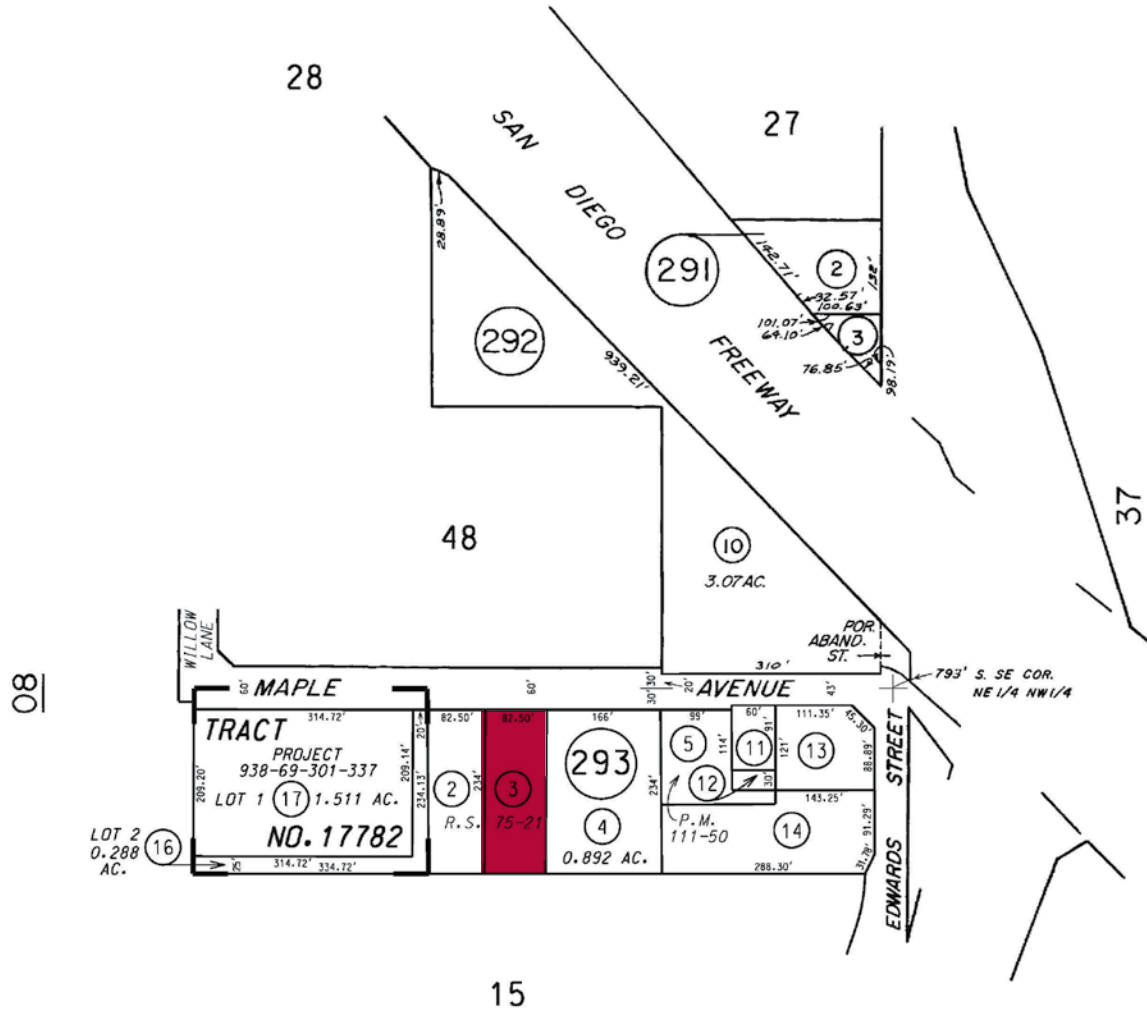


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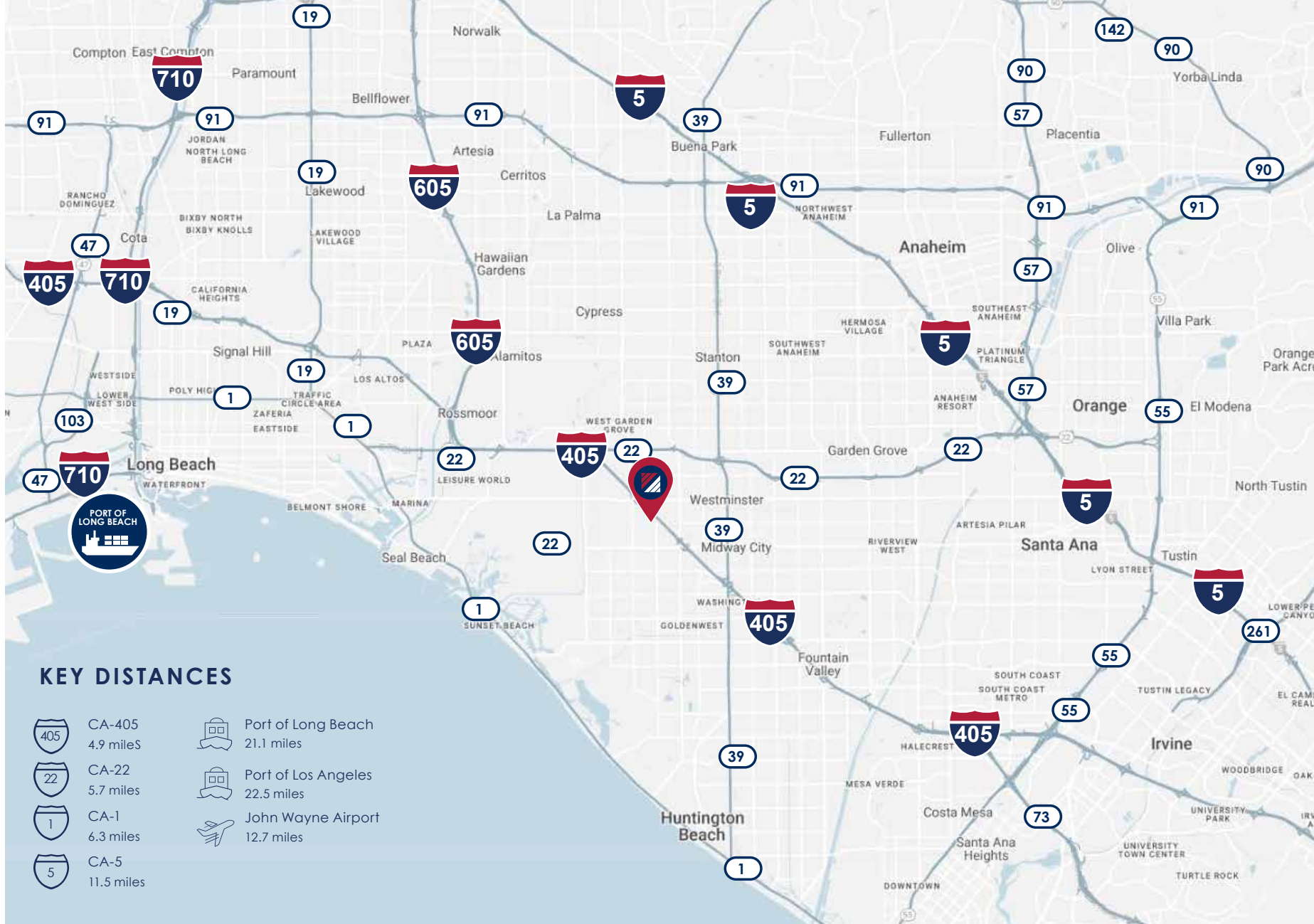
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KEY DISTANCES

	CA-405 4.9 mileS		Port of Long Beach 21.1 miles
	CA-22 5.7 miles		Port of Los Angeles 22.5 miles
	CA-1 6.3 miles		John Wayne Airport 12.7 miles
	CA-5 11.5 miles		

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