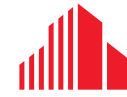


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1161 BRITTAN AVENUE

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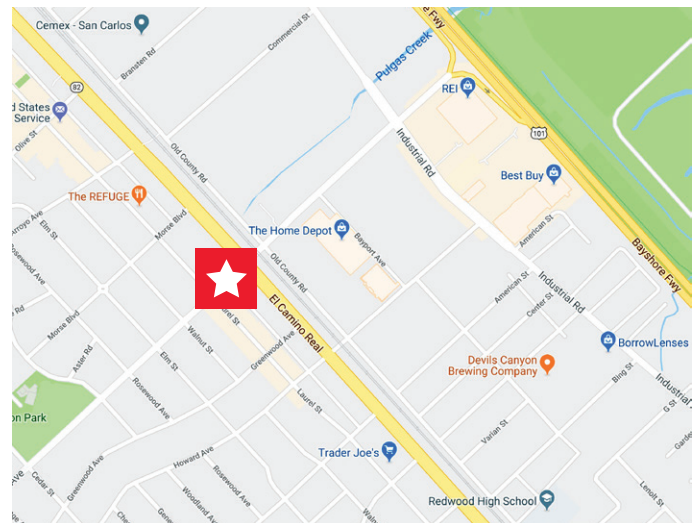
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PROPERTY HIGHLIGHTS

- ±6,000 SF Total
- ±1,500 SF Retail Space For Lease
- ±3,500 SF Ground Floor Warehouse
- ±1,000 SF of Second Floor Office Space
- LED: May 31, 2025
- \$1.65/SF NNN (\$0.28)



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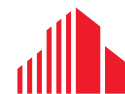
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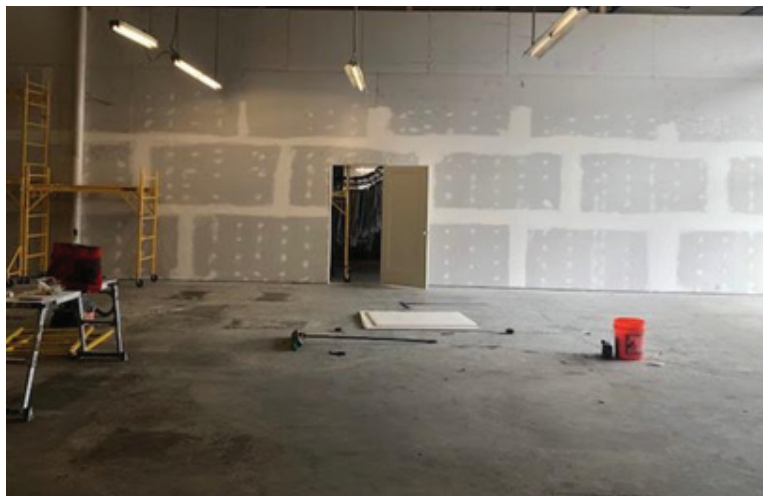
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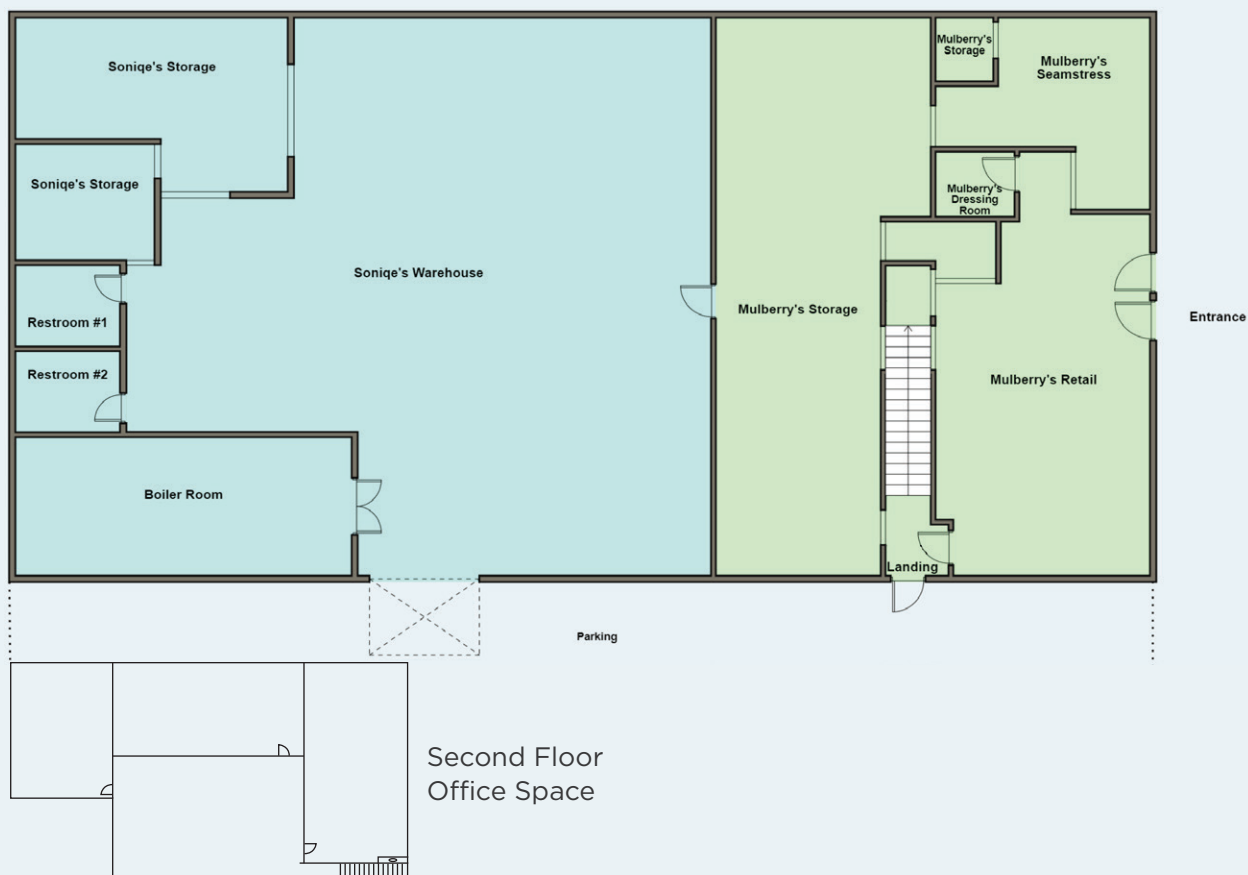
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1161 Brittan Ave First Floor Proposed Floor Plan



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