

CENTRAL DC DISTRIBUTION CENTER

FOR LEASE

±374,339 SF

500

W. WARNER AVENUE  
SANTA ANA, CALIFORNIA



LBA Logistics 

 CUSHMAN &  
WAKEFIELD

## BUILDING FEATURES

- ±374,339 SF Freestanding Building (Divisible)
- Office to Suit
- ±40,598 SF of Mezzanine Warehouse/Storage
- 28' Warehouse Clearance
- Situated on 16.3 Acres
- Seventy-Three (73) Dock High Positions with Load Levelers
- Two (2) Ground Level Loading Ramps
- Secure Fenced Yard Area
- 2,500 Amps of Power
- Shop Restrooms
- 459 Parking Spaces (1.23:1,000)
- 69 Trailer Parking Spaces
- ESFR Sprinklers Planned
- Excellent Access to San Diego (405), (5), and (55) Freeways

## PRIME INFILL ORANGE COUNTY LOCATION

### E-COMMERCE PERFORMANCE

10-Mile Radius

**1,085,146**  
EMPLOYEES

**86,616**  
BUSINESSES

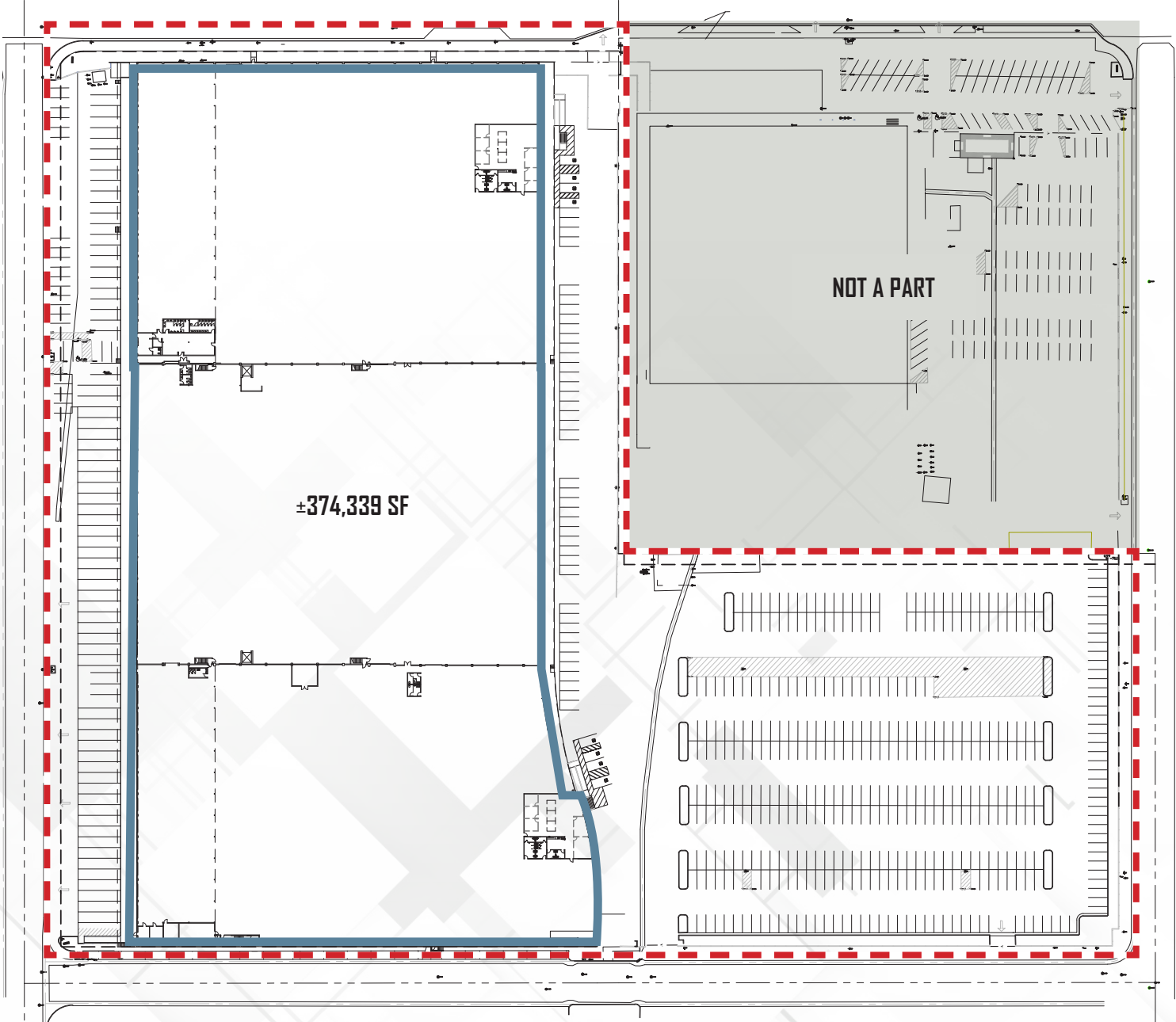
**1,922,500**  
POPULATION

**\$111,245**  
AVERAGE  
HOUSEHOLD  
INCOME



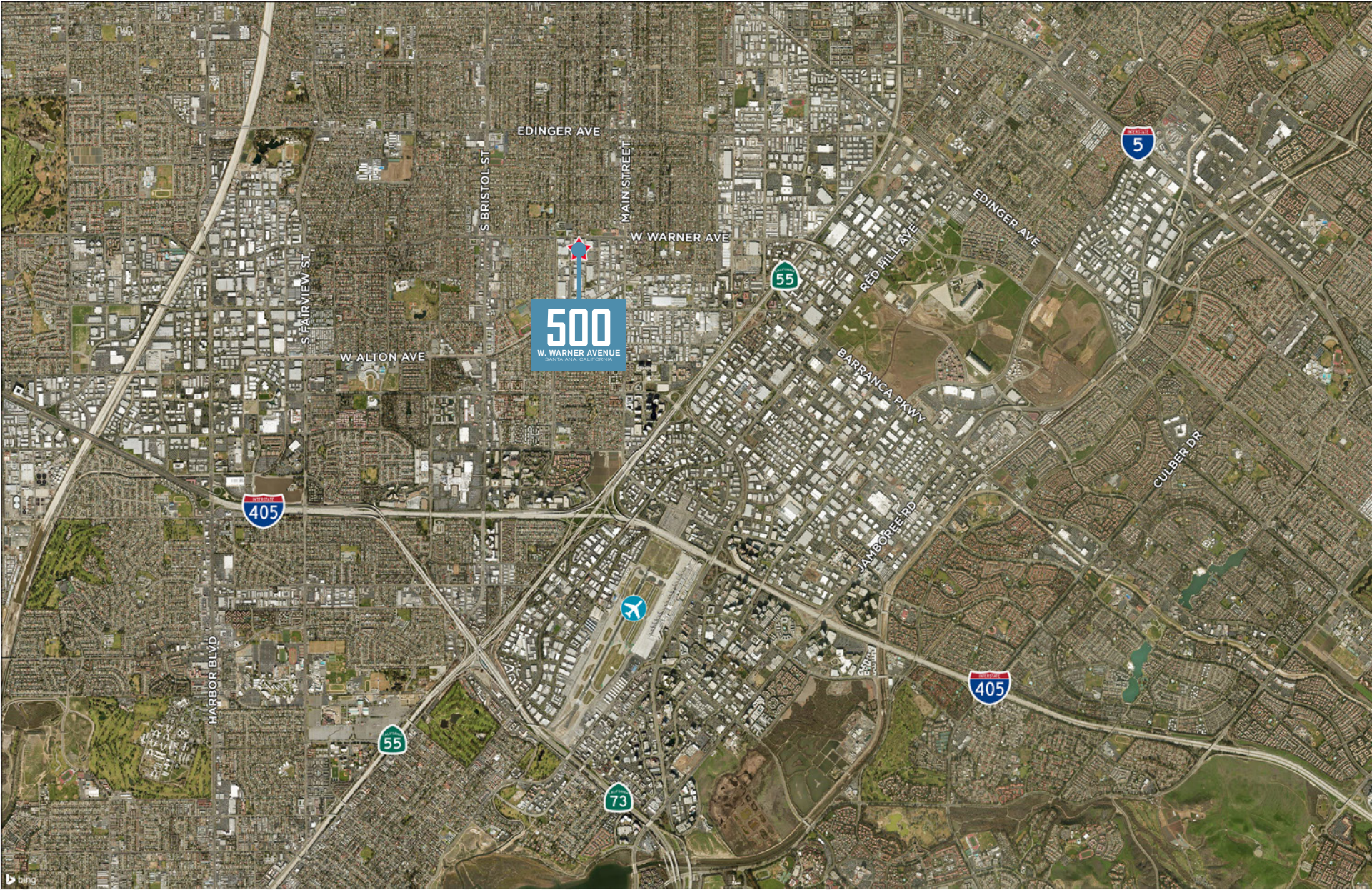
**SITE PLAN**

**WARNER AVENUE**



**BIRCH STREET**

# AERIAL MAP



# 500

**W. WARNER AVENUE**  
SANTA ANA, CALIFORNIA

For more information,  
please contact:

**RICK ELLISON**

+1 949 930 9231  
rick.ellison@cushwake.com  
Lic. 01196428

**RANDY ELLISON**

+1 949 930 4371  
randy.ellison@cushwake.com  
Lic. 01469586

**JOHN GRIFFIN**

+1 949 372 4902  
john.griffin@cushwake.com  
Lic. 01026231

**MAX WANG**

+1 949 372 4903  
max.wang@cushwake.com  
Lic. 01253546



**LBA**Logistics 

 **CUSHMAN & WAKEFIELD**

©2019 Cushman & Wakefield. All Rights Reserved. The Information Contained In This Communication Is Strictly Confidential. This Information Has Been Obtained From Sources Believed To Be Reliable But Has Not Been Verified. No Warranty Or Representation, Express Or Implied, Is Made As To The Condition Of The Property (Or Properties) Referenced Herein Or As To The Accuracy Or Completeness Of The Information Contained Herein, And Same Is Submitted Subject To Errors, Omissions, Change Of Price, Rental Or Other Conditions, Withdrawal Without Notice, And To Any Special Listing Conditions Imposed By The Property Owner(S). Any Projections, Opinions Or Estimates Are Subject To Uncertainty And Do Not Signify Current Or Future Property Performance.