CENTRAL OC DISTRIBUTION CENTER FOR LEASE ±239,120 SF 500 **LBA**Logistics CUSHMAN & WAKEFIELD

BUILDING FEATURES

- ±239,120 SF Part of Larger Building (Expandable or Divisible)
- Office to Suit
- ±20,299 SF of Mezzanine Warehouse/ Storage
- 28' Warehouse Clearance

- POL ±374,339 SF Building on 16.3 Acres
- Fifty (50) Dock High Positions with Load Levelers
- One (1) Ground Level Loading Ramp
- Secure Fenced Yard Area
- 2,500 Amps of Power

- Shop Restrooms
- 380 Parking Spaces (1.23:1,000)
- Trailer Parking Possible
- ESFR Sprinklers Planned
- Excellent Access to San Diego (405),
 (5), and (55) Freeways

PRIME INFILL DRANGE COUNTY LOCATION

E-COMMERCE PERFORMANCE

10-Mile Radius

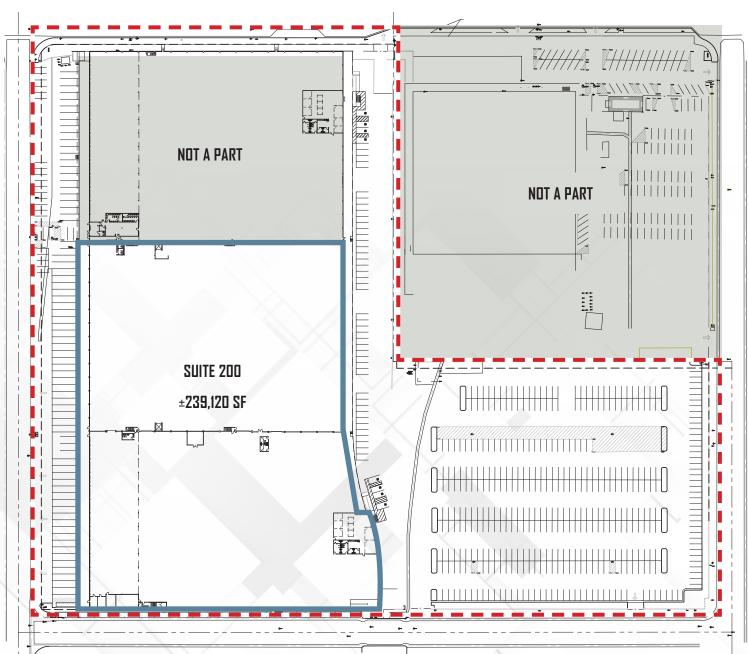
1,085,146 EMPLOYEES **86,616**BUSINESSES

1,922,500 POPULATION

\$111,245
AVERAGE
HOUSEHOLD
INCOME

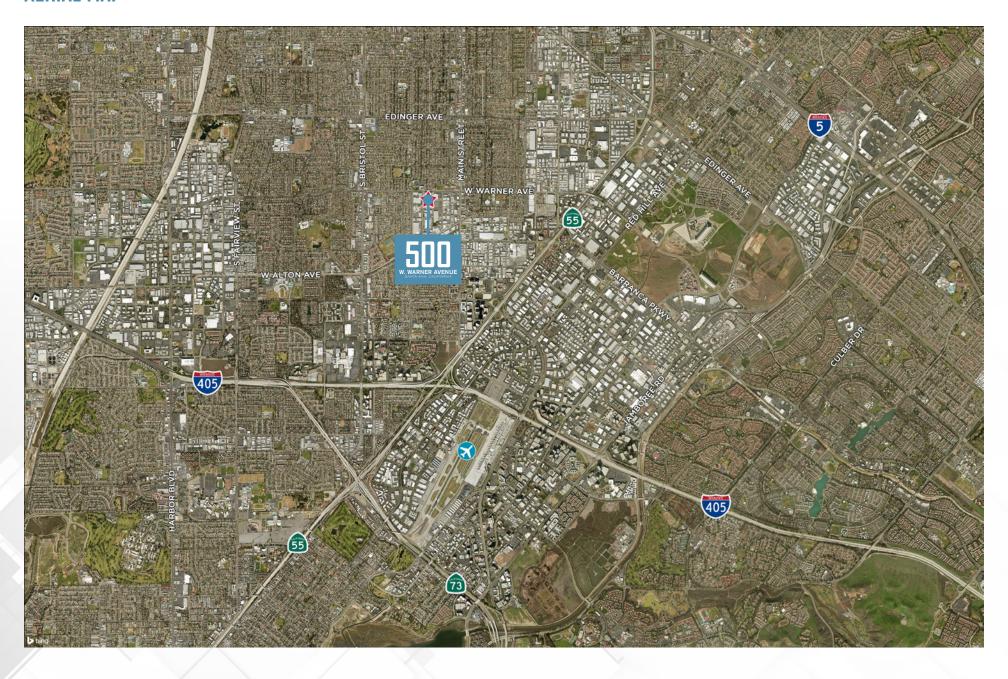


WARNER AVENUE



BIRCH STREET

AERIAL MAP



W. WARNER AVENUE SUITE 200

SANTA ANA, CALIFORNIA

For more information, please contact:

RICK ELLISON

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

RANDY ELLISON

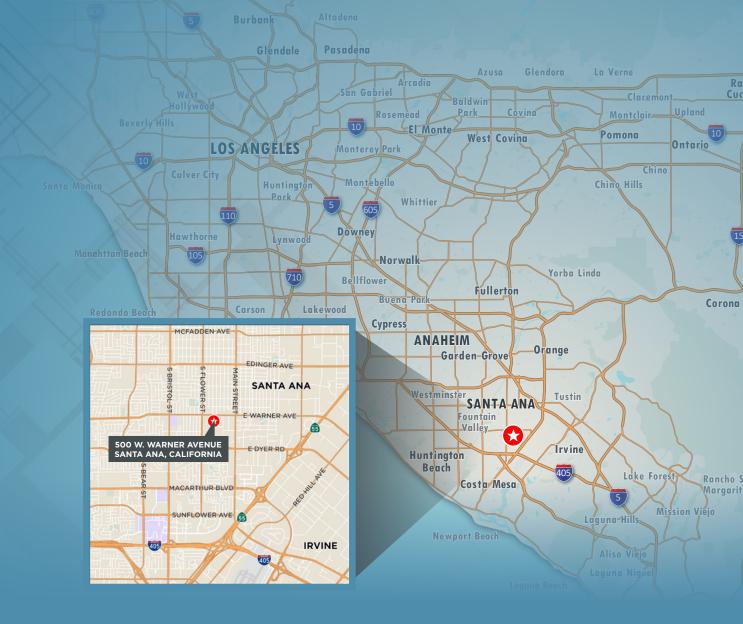
+1 949 930 4371 randy.ellison@cushwake.com Lic. 01469586

JOHN GRIFFIN

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

MAX WANG

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







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