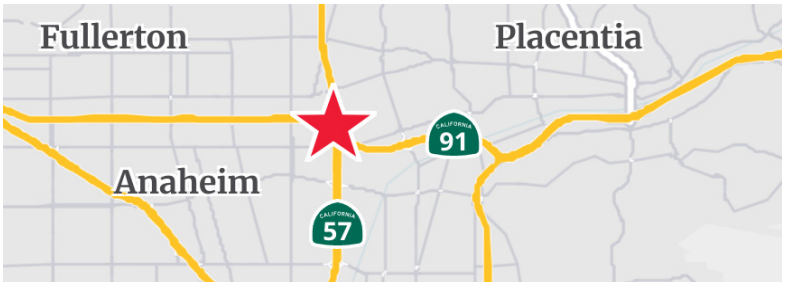


For Lease

±9,124 SF Freestanding building with freeway frontage located in the heart of a desirable business park

1270 N. Sunshine Way, Anaheim CA 92806



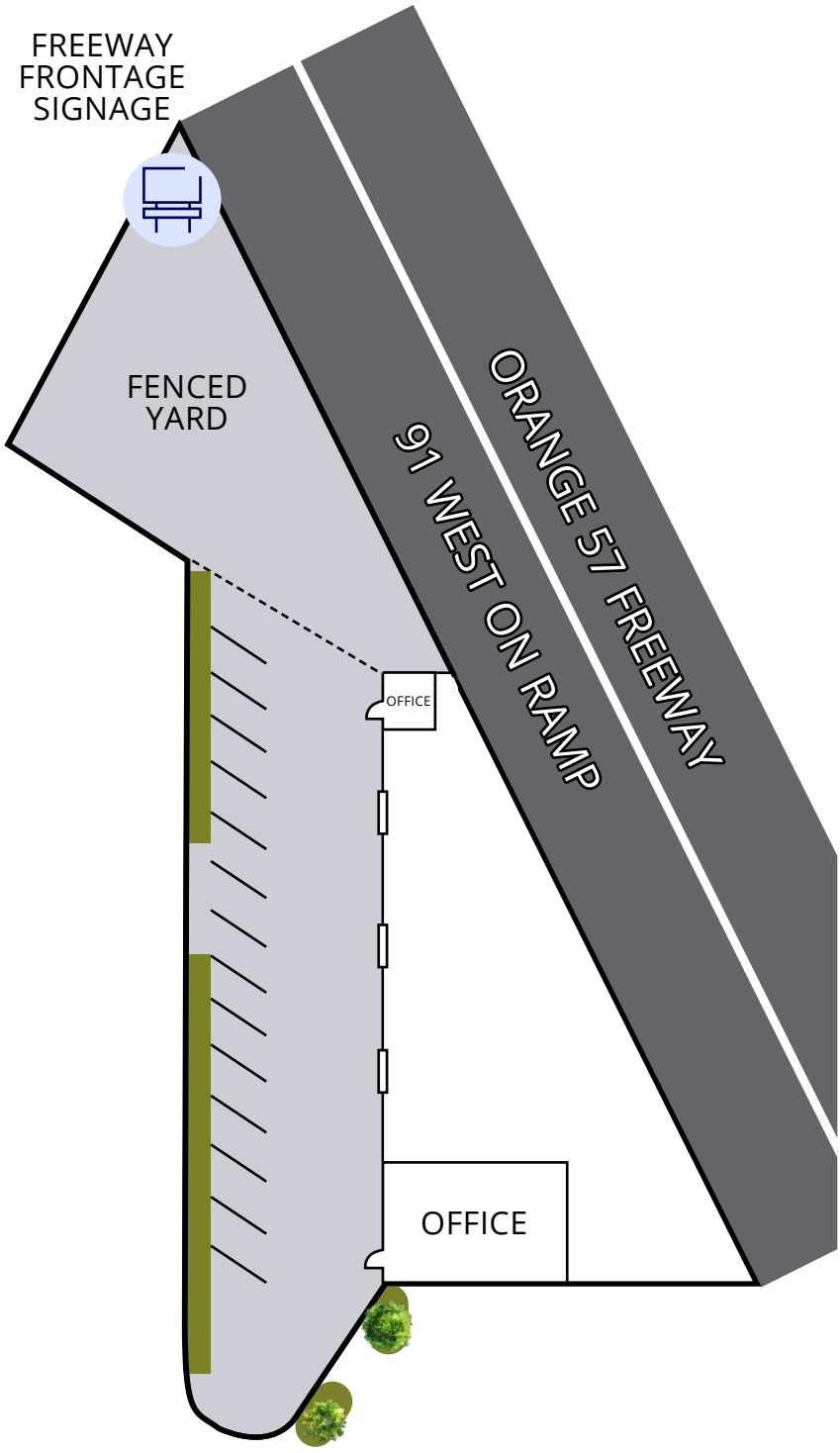
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Building Features

- Quick access to Orange (57) and Riverside (91) Fwy
- ±16' Clearance Ht.
- 200 Amps 120/208 Volt
- ±1,600 SF Office Space
- ±10,000 SF Fenced Yard
- Great Freeway Visibility

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Floor Plan



Features

- Freestanding Building
- Approximately 19 Parking Stalls
- Low City of Anaheim Utility Cost
- Great Advertising Potential (297,000 cars/day)
- Three (3) Ground Level Loading Doors
- Fully Fire Sprinklered; Calculated .33 gpm/3,000 SF
- Direct Freeway Exposure Along Orange (57) Freeway at the Riverside (91) Freeway

9,124
square feet available

Location

Anaheim is Orange County's largest industrial hub and remains one of the market's strongest submarkets. 1270 N. Sunshine Way benefits from excellent freeway visibility and a central Orange County location.

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Aerial



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