

Industrial For Sublease

Available SF: 13,000

Total Building SF: 20,000



Address: 1270 N Blue Gum St., Anaheim, CA 92806
Cross Streets: Blue Gum / Mira Loma
Park Name:

Excellent M-2 Manufacturing Building
800 Amps 277/480
3 GL Doors
Possible Secured Yard
1,500-5,000 of Office Can Be Modified

Lease Rate/Month: \$14,300
Lease Rate/SF: \$1.10
Lease Type: Gross
Terms: 3-5 Years
Price/SF: \$0.000
Sale Price:
Taxes:TBD /Yr. 2020
Available SF: 13,000
Minimum SF: 13,000
Prop Lot Size: POL
Yard: Yes - Fenced/Paved
Zoning: IND

Construction Type: Tilt-up
Const Status/Year Blt: Existing/1974
Sprinklered: Yes
Ground Lvl Drs/Dim: 3 - (2) 12x12
Dock High/Dim: (1) 12x14
Clear Height: 16
Heat/Cool:
Roof Type:
A: 800 V: 277/480 Ø: 3 W: 4
Prkg Ratio: 2 :1/Spaces: 26
Rail Service: No
Specific Use: Ind.

Office SF / #: TBD /
Restrooms:3
Office Air:Yes Office Heat:Yes
Finished Ofc Mezz: No SF:
Include In Available:
Unfinished Mezz: No SF:
Include In Available:
Possession:
To Show: Call Broker
Region: OC North
Thomas Guide: 000-A0
APN#: 344-301-70

Listing Company: Lee & Associates® - Industry, Inc.

Agents: John Espinosa 562.568.2034

Property/Listing/Ste #: AIR Use Only

Notes: Tenant to Verify all Information.

Listing Date: AIR Use Only

FTCF: CB000N000S000/AOAA

This information has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy.

Proceed to the 2nd page of this form and complete all fields.

