

For Lease

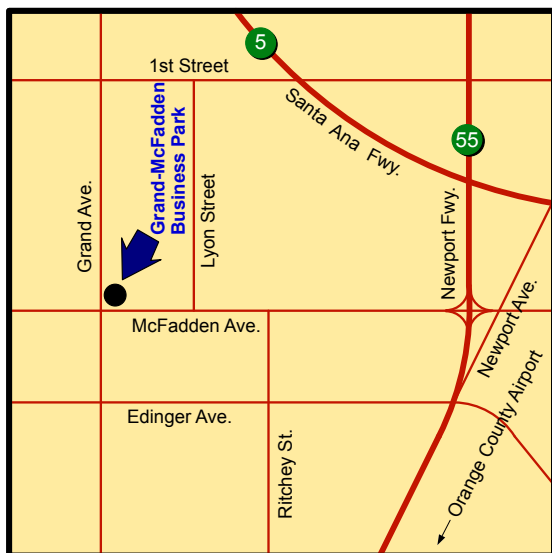
Industrial

6,418 Sq. Ft.
Santa Ana



1101 South Grand Ave., Suite AB – Santa Ana

Manufacturing / Warehousing / Service Commercial



- Good Street Frontage
- High Visibility Location
- 200 Amp 3PH 208V Power
- 2 Ground Level Door
- 13'-0" Clearance
- Good Freeway Access

FULL COMMISSION TO BROKERS

This property is offered subject to leasing or removal from market without prior notice

ISIDORE C.
MYERS
JOSEPH A. **ERICKSON**
PROPERTIES, INC.

949-502-3435

For Lease

Industrial

6,418 Sq. Ft.
Santa Ana

1101 South Grand Ave. Suite AB Santa Ana

Building Size - Sq.Ft.	6,418
Offices - Sq.Ft.	1,153
Warehouse - Sq.Ft.	5,265
Land Area - Sq.Ft.	P.O.L.B.

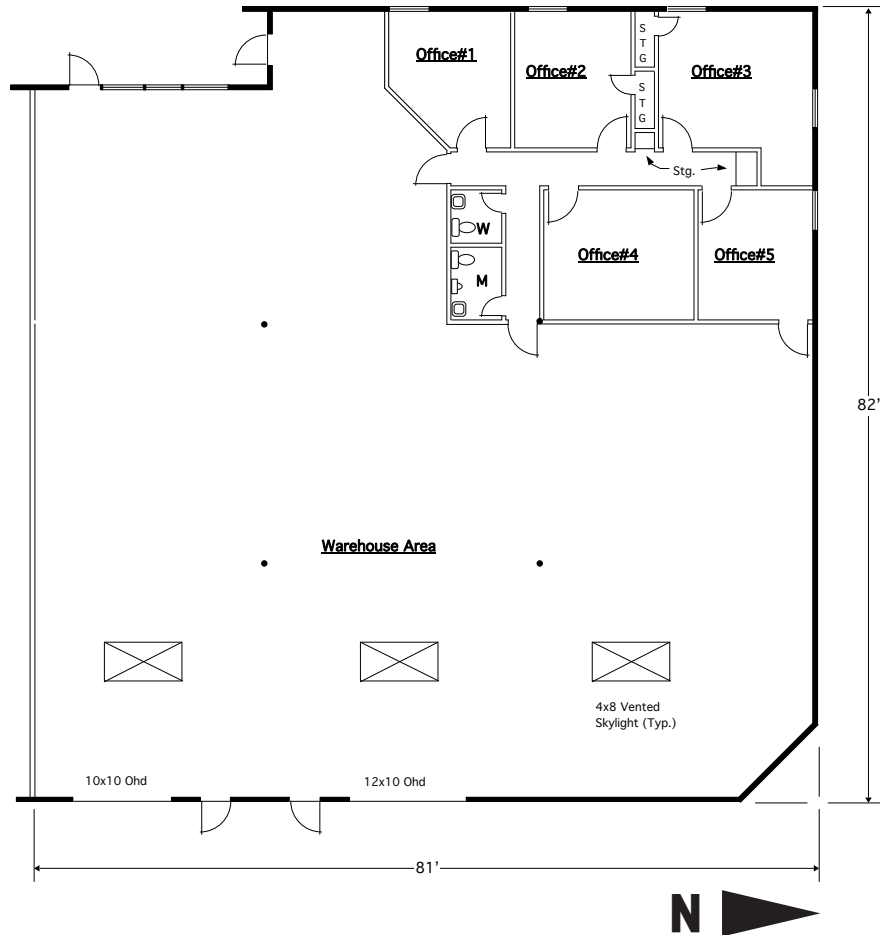
Amenities

Min. Clearance	13'-0"
Coffee Bar/Lunch Area	NO
Fenced Yard	NO
Free Standing	NO
HVAC	Offices
Overhead Doors - G.L.	1 - 10'x10' 1 - 10'x12'
Overhead Doors - D.H	0
Parking Spaces	17*
Power	200A/3PH/208V
Restrooms - Office	2
Restrooms - Warehouse	0
Skylights - Warehouse	YES
Space Heaters	NO
Fire Sprinklers	NO
Trash Enclosure	NO
Warehouse Lighting	Fluorescent
Will Amortize T.I.'s	YES

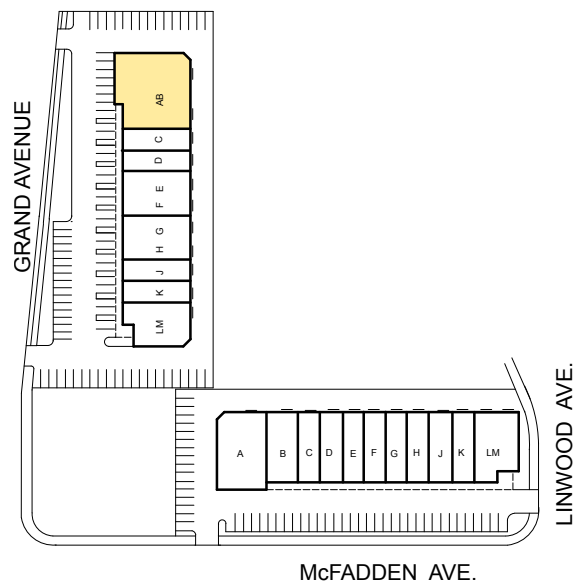
Available Call

To Show Call

*Street parking also available



Grand-McFadden Business Park



Floor Plan

Site Plan