

FOR LEASE | ± 17,313 SF

Warehouse / Manufacturing Facility

14235 Commerce Drive, Garden Grove, CA



FENCED YARD / 2 DOCKS

PROPERTY FEATURES

- ± 1,300 SF of Office Area
- ± 1,200 SF of Production Office Area
- ± 1,200 SF of Bonus Permitted and Load Bearing Mezzanine Storage
- 22' - 24' Warehouse Clearance
- ± 2,180 SF of Bonus Covered Outside Storage
- 400 Amps; 277/480 Volt (Verify)
- 1 Ground Level Door
- 2 Dock High Positions
- 35 Parking Spaces (Verify)
- Fire Sprinklered
- Fenced Yard
- T-5 Energy Efficient Lighting
- Excellent Access to the 22 Freeway
- Available February 1, 2020



ERIC SMITH

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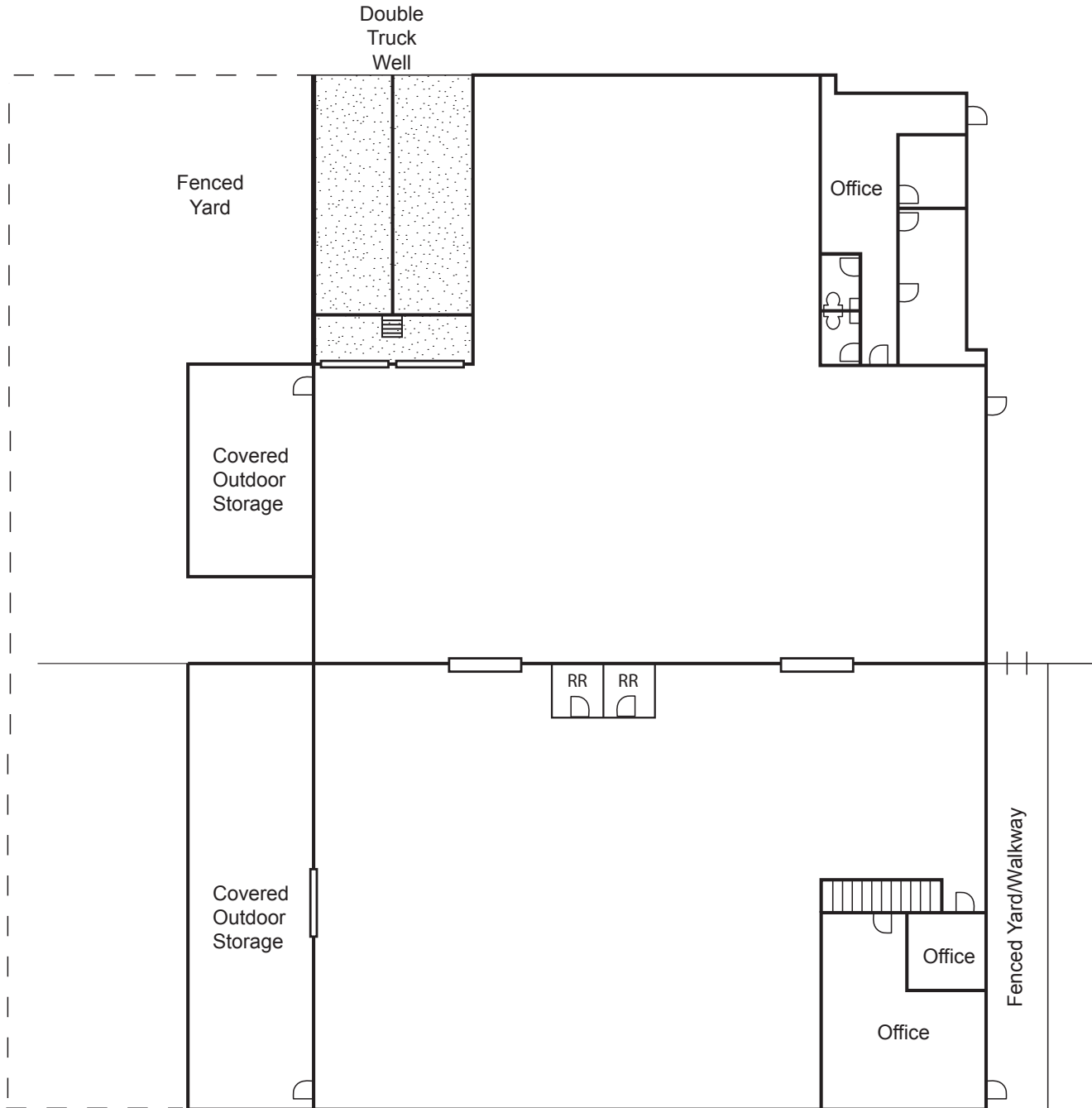
REAL ESTATE SERVICES

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FLOOR PLAN



*Not to Scale

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REAL ESTATE SERVICES

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