ADVANCE NOTICE FOR SALE **± 3,758 SF** FREESTANDING INDUSTRIAL BUILDING

8411 MONROE AVENUE, STANTON, CA

- ± 3,758 SF Industrial Building
- ± 10,000 SF Parcel
- ± 500 SF Office Space
- Large Fenced Yard
- Two (2) GL Doors (10' x 8') and (20' x 10') Oversize
- ± 400 Amps, 3 Wire 240 Volt (Verify)
- Renovations Recently Completed New Paving, New Flooring, New Restrooms (w/ Shower)
- Recently Installed Gas and Drain Lines, Security System
- May Be Combined with Neighbor 8431 Monroe Ave.



Exclusively Offered By:



ERIC SMITH, SIOR Sr. Vice President | Partner (714) 935-2310 ESmith@voitco.com Lic. #01940591

VIRTUAL TOUR



Orangethorpe Ave

La Palma Ave

Cypress

Valle)

View St

Los Alamitos

Racetrack

Joint Force

Training C

Knott St

Knott's Berry Farm

Beach

Blvd

Lincoln Ave

Ball Rd

Brookhurst St

Katella Ave

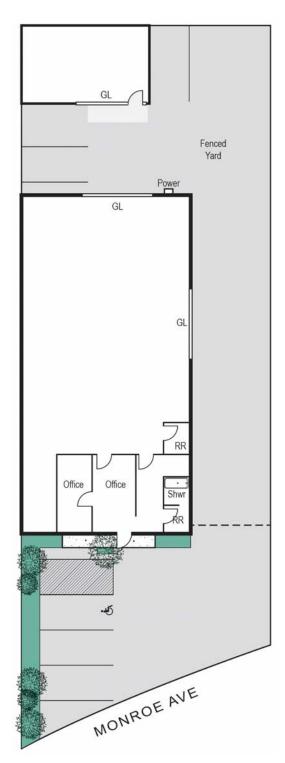
Chapman Ave

Euclid St

DYLANSHERSHENOVICH Associate (714) 935-2312 DShershenovich@voitco.com Lic. #02151453

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Voit REAL ESTATE SERVICES

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FLOOR PLAN