

FOR SUBLEASE | ± 5,000 SF (DIRECT LEASE POSSIBLE)

12241 Industry Street, Garden Grove, CA



PROPERTY FEATURES

- Shared Fenced Yard
- Desirable Location
- High-Image Building
- ± 800 SF Office Space
- One (1) Ground Level Door
- ± 18' Warehouse Clearance Under Beam (Verify)
- 2:1,000 SF Parking Ratio
- 200 Amps, 120/280 Volt Power
- Excellent Access to 22 and 405 Freeway
- Lease Expires September 31, 2026, Direct Lease Possible
- Can be Combined with 12251 Industry St. for ±10,000 SF



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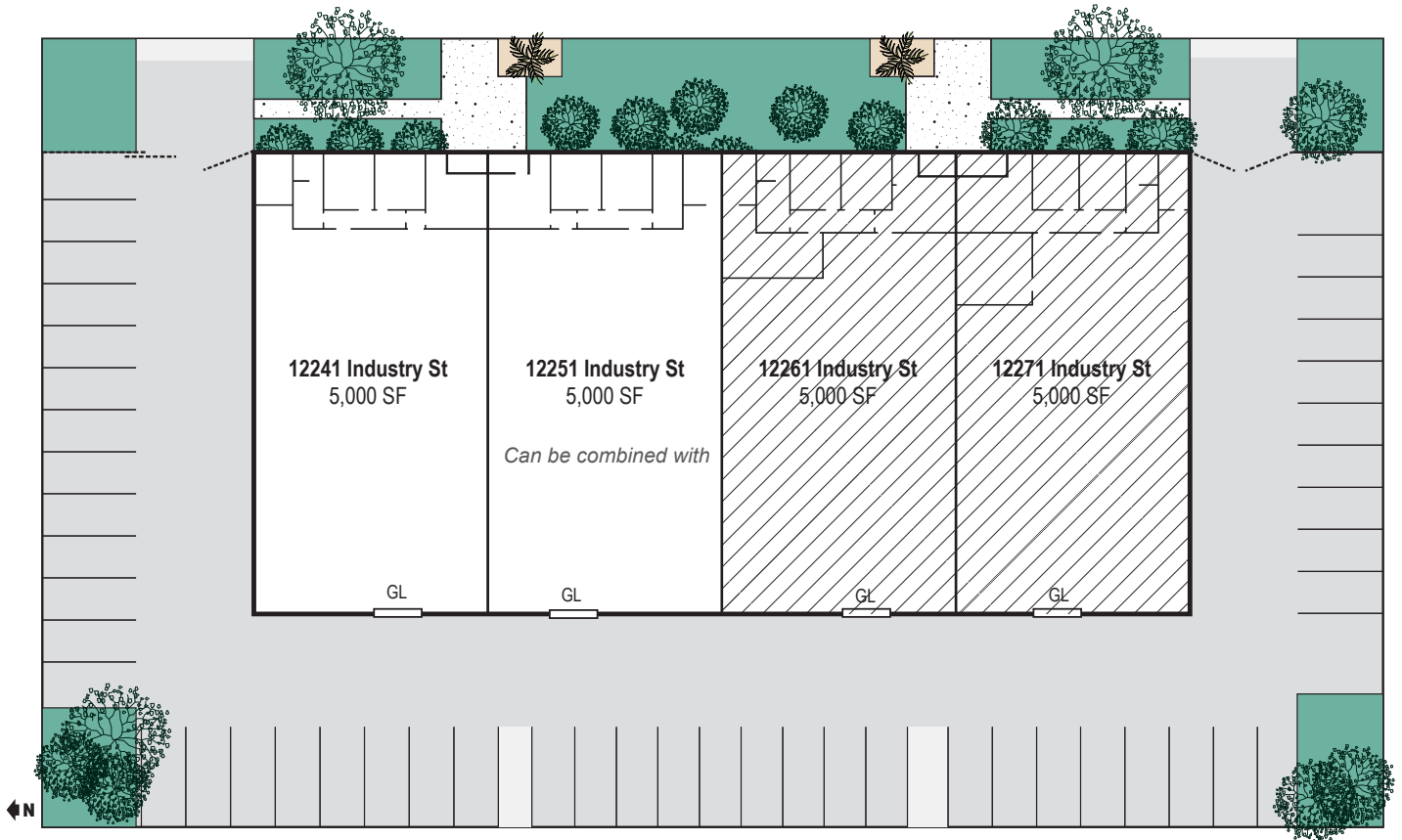
Voit
REAL ESTATE SERVICES

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SITE PLAN

INDUSTRY ST



*Plan not to scale

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