

FOR LEASE

± 7,400 SQ. FT.

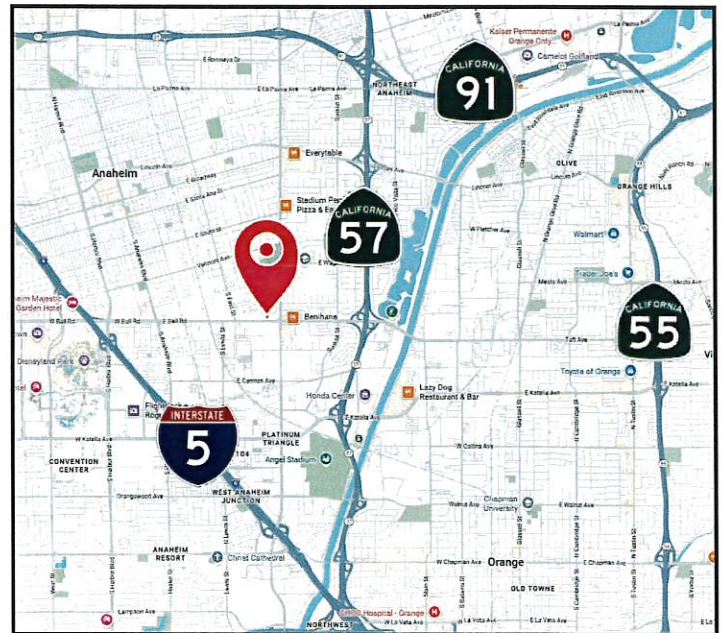
FREESTANDING INDUSTRIAL WITH YARD



1801 E. BALL ROAD, ANAHEIM, CA 92805

PROPERTY HIGHLIGHTS

- ✓ Zoned Industrial
- ✓ ± 7,400 SF free standing building
- ✓ Massive 69,696 SF lot (1.60 acres)
- ✓ Highly Visible Ball Road Frontage
- ✓ Dedicated Showroom with Glass Entry
- ✓ Very Large Secured Yard
- ✓ Large Ground-Level Loading Door
- ✓ Ample On-Site Parking
- ✓ Excellent Access to 5, 57, and 91 Freeways



STEVEN CRANE
EXECUTIVE VICE PRESIDENT
(714) 856-2923
STEVEC@ASHWILLASSOCIATES.COM
CADRE LIC.00844752

GARY MARTINEZ, CCIM, SIOR
SENIOR VICE PRESIDENT
(714) 905-9383
GARY@ASHWILLASSOCIATES.COM
CADRE LIC.01318932

This Information contained herein has not been verified by real estate brokers. Although we have no reason to doubt its accuracy, we do not guarantee it. Buyers and tenants should verify information independently.

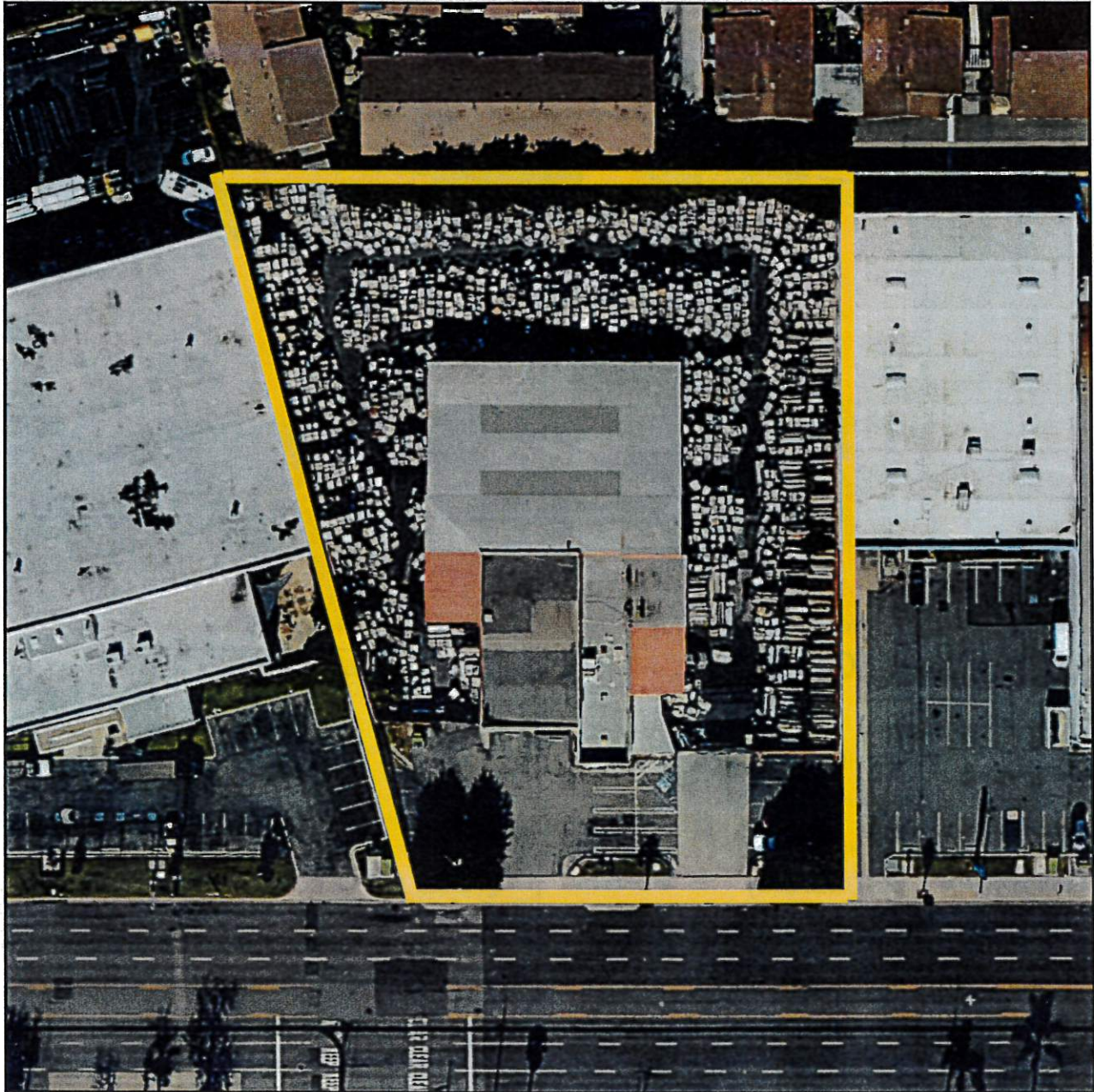
**Ashwill
Associates**
COMMERCIAL REAL ESTATE

CORP. DRE LIC.01291393

FOR LEASE

± 7,400 SQ. FT.

FREESTANDING INDUSTRIAL WITH YARD



STEVEN CRANE
EXECUTIVE VICE PRESIDENT
(714) 856-2923
STEVEC@ASHWILLASSOCIATES.COM
CADRE LIC.00844752

GARY MARTINEZ, CCIM, SIOR
SENIOR VICE PRESIDENT
(714) 905-9383
GARY@ASHWILLASSOCIATES.COM
CADRE LIC.01318932

This Information contained herein has not been verified by real estate brokers. Although we have no reason to doubt its accuracy, we do not guarantee it. Buyers and tenants should verify information independently.

**Ashwill
Associates**
COMMERCIAL REAL ESTATE

CORP. DRE LIC.01291393