

# VALLEY VIEW COMMERCE CENTER

## AVAILABILITY

14515 - 14565 VALLEY VIEW AVENUE  
SANTA FE SPRINGS, CA 90670

1,295 - 5,075 SQUARE FEET

ADDRESS	SUITE	TOTAL SIZE SQ. FT.	OFFICE SIZE SQ. FT.	ASKING RATE PSF	MONTHLY BASE RENT	COMMENTS
14515 Valley View Avenue	J	1,295	±1,295	\$1.58	\$2,046	Frontage suite, office, and restroom.
14535 Valley View Avenue	J	1,740	±559	\$1.58	\$2,749	Warehouse, office, restroom, and ground level loading door.
14535 Valley View Avenue	I	1,810	±900	\$1.53	\$2,769	Warehouse, multiple offices, restroom, and ground level loading door.
14555 Valley View Avenue	J	1,870	±376	\$1.50	\$2,805	Warehouse, office, restroom, and ground level loading door.
14545 Valley View Avenue	C	2,045	±484	\$1.53	\$ 3,129	Warehouse, office, restroom, and ground level loading door.
14545 Valley View Avenue	A/B	5,075	±1,900	\$1.50	\$7,714	Warehouse, office, restrooms, and ground level loading door.

*There is an additional monthly CAM fee (Common Area Maintenance) of approximately \$0.12 per square foot, subject to change.*

# VALLEY VIEW COMMERCE CENTER

14515 - 14565 VALLEY VIEW STREET  
SANTA FE SPRINGS, CA 90670

919 - 4,062  
SQUARE FEET

**NEW OWNERSHIP**



## FOR LEASE WAREHOUSE, OFFICE & RETAIL

FOR ADDITIONAL INFORMATION:

**HAYDEN SOCCI**  
Senior Vice President | Partner  
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Lic #01705038

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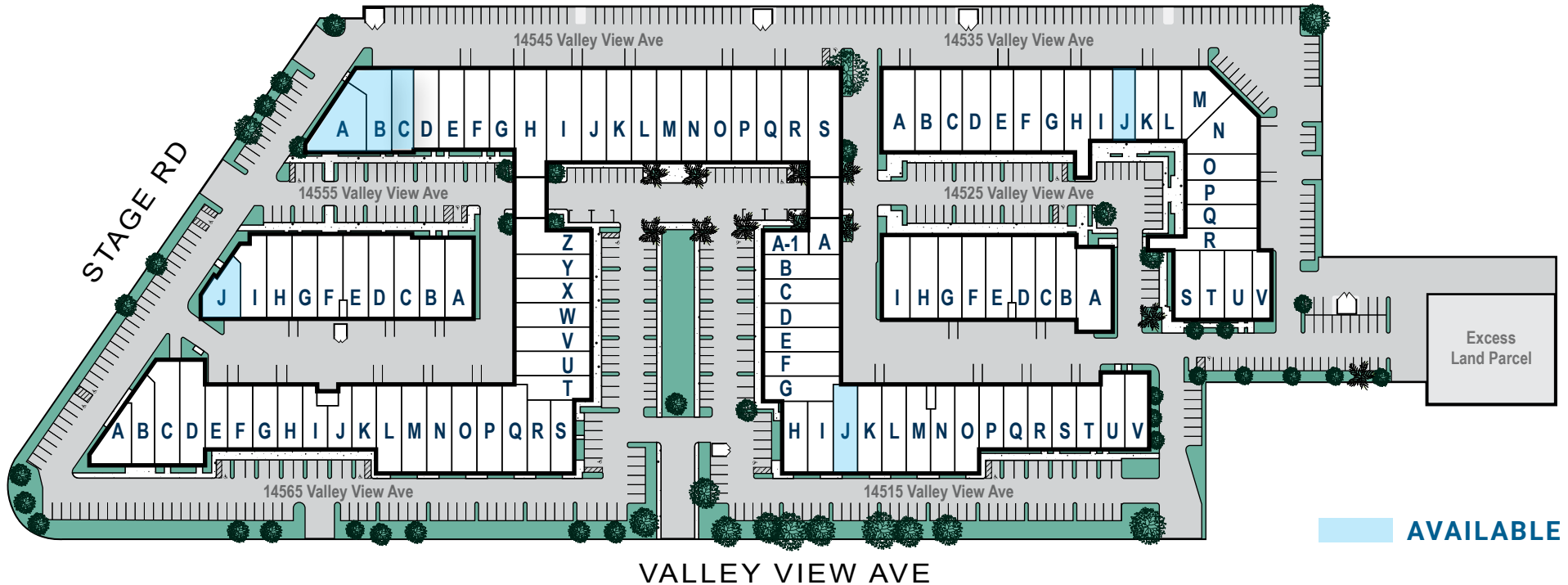
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# VALLEY VIEW COMMERCE CENTER

## SITE PLAN

14515 - 14565 VALLEY VIEW AVENUE  
SANTA FE SPRINGS, CA 90670

919 - 4,062 SQUARE FEET



 AVAILABLE



**Pride of Ownership Asset**  
**Professionally Managed**  
**Business Park**




**±223,295 SF Office,**  
**Industrial & Retail Suites**  
(Units can be combined to  
accommodate a variety of  
sizes.)



**Major Avenue**  
**Frontage and**  
**Identity**



 **Excellent Access**  
**to Freeways**



**2.52 / 1,000**  
**Parking**  
**Ratio**



**Ground Level**  
**Loading**

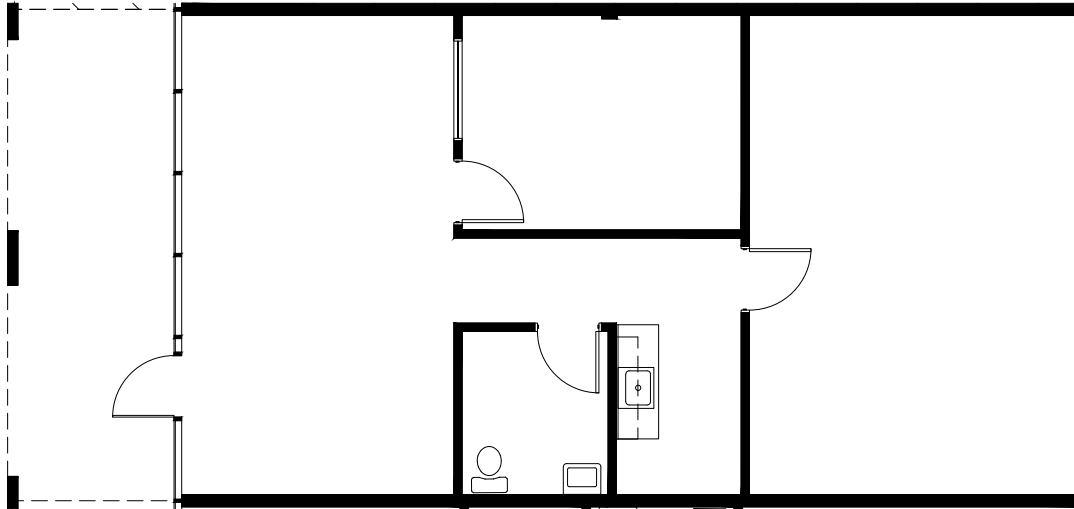


**Functional Site Loading**  
**and Circulation**




**Fire Sprinklers**

# 14515 VALLEY VIEW AVENUE, SUITE J



  
±1,295 SQ. FT.

  
±1,295 SQ. FT.

\* Floor plan is approximate and may not be to scale.

## UNIT FEATURES:



- » ±1,295 Sq. Ft. Office Suite
- » One (1) Restroom
- » Street Frontage
- » Coffee Bar
- » 2.52 / 1,000 Parking Ratio
- » Fire Sprinklers



**FIRE SPRINKLERS**

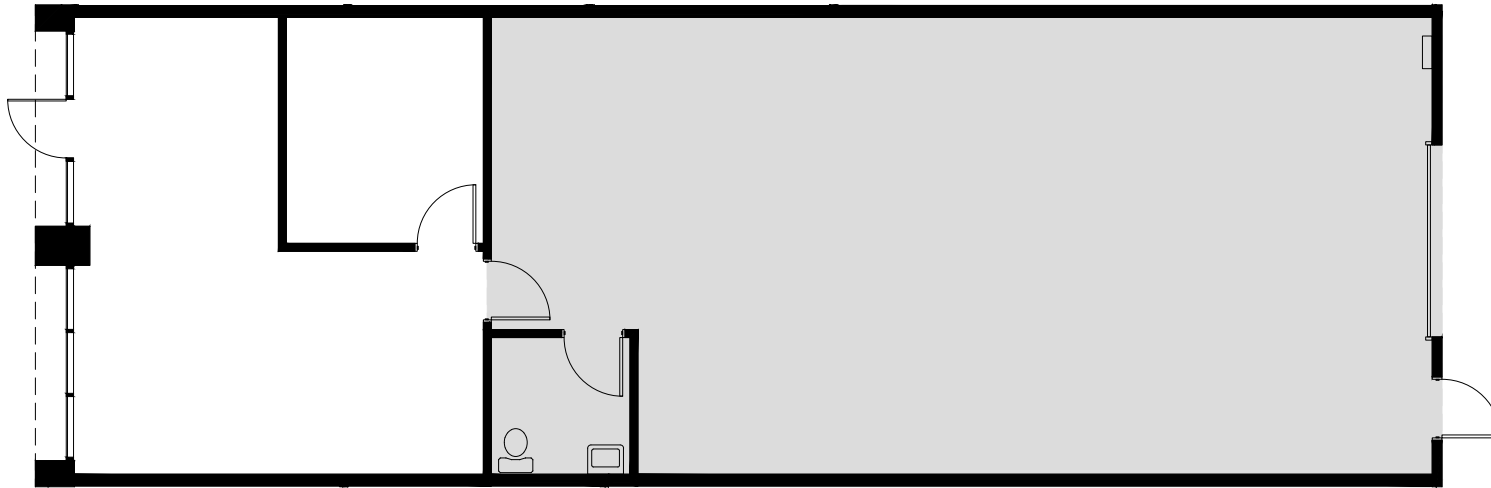
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# 14535 VALLEY VIEW AVENUE, SUITE J



  
±1,740 SQ. FT.

  
±559 SQ. FT.

 16'  
MIN.

*\* Floor plan is approximate and may not be to scale.*

## UNIT FEATURES:



- » ±1,740 Sq. Ft. Industrial Suite
- » ±559 Sq. Ft. of Office
- » One (1) Restroom
- » One (1) Ground Level Loading Door
- » 16' of Minimum Warehouse Clearance
- » 2.52 / 1,000 Parking Ratio
- » Fire Sprinklers

  
**FIRE SPRINKLERS**



**1 GL**

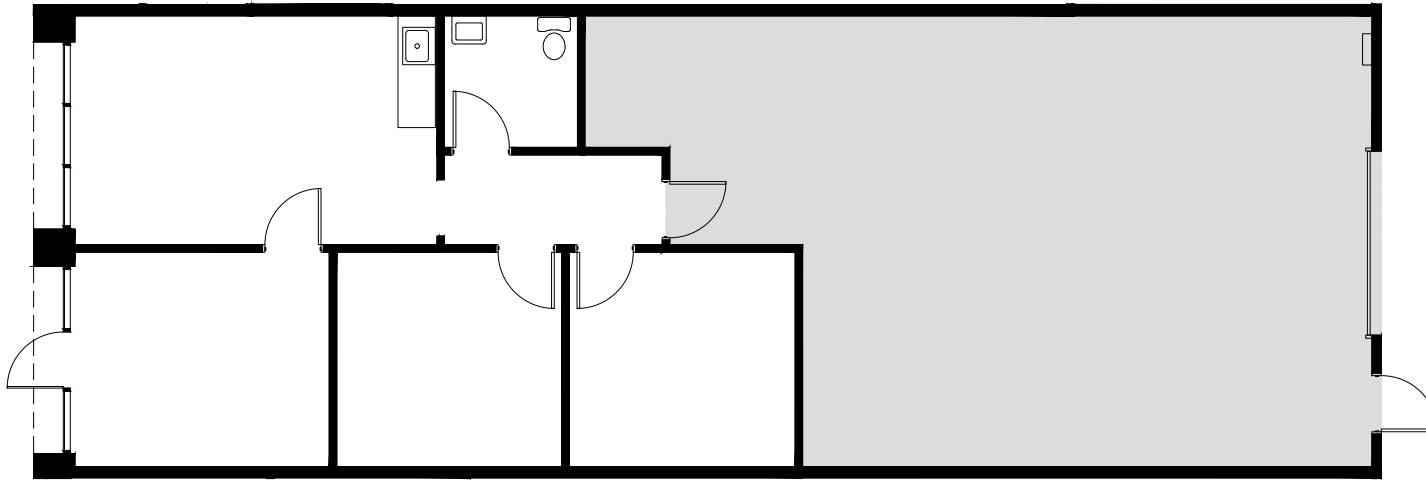
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# 14535 VALLEY VIEW AVENUE, SUITE I



  
±1,810 SQ. FT.

  
±900 SQ. FT.

 16'  
MIN.

\* Floor plan is approximate and may not be to scale.

## UNIT FEATURES:



- » ±1,810 Sq. Ft. Industrial Suite
- » ±900 Sq. Ft. of Office
- » One (1) Restroom
- » One (1) Ground Level Loading Door
- » 16' of Minimum Warehouse Clearance
- » 2.52 / 1,000 Parking Ratio
- » Fire Sprinklers

  
**FIRE SPRINKLERS**

  
**1 GL**

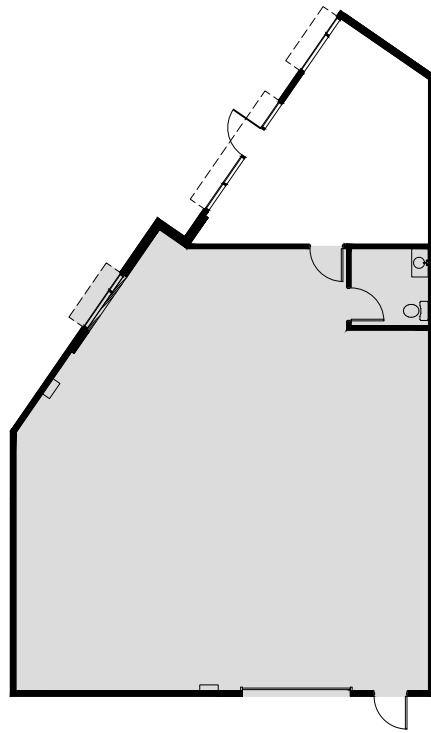
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# 14555 VALLEY VIEW AVENUE, SUITE J




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## UNIT FEATURES:



- » ±1,870 Sq. Ft. Industrial Suite
- » ±376 Sq. Ft. of Office
- » One (1) Restroom
- » One (1) Ground Level Loading Door
- » 16' of Minimum Warehouse Clearance
- » 2.52 / 1,000 Parking Ratio
- » Fire Sprinklers

  
±1,870 SQ. FT.

  
±376 SQ. FT.

  
16'  
MIN.

  
**FIRE SPRINKLERS**

  
**1 GL**

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# 14545 VALLEY VIEW AVENUE, SUITE C



  
±2,045 SQ. FT.

  
±484 SQ. FT.

  
16'  
MIN.

\* Floor plan is approximate and may not be to scale.

## UNIT FEATURES:



- » ±2,045 Total Sq. Ft.
- » ±484 Sq. Ft. of Office
- » One (1) Restroom
- » One (1) Ground Level Loading Door
- » 2.52 / 1,000 Parking Ratio
- » Fire Sprinklers

  
**FIRE SPRINKLERS**

  
**1 GL**

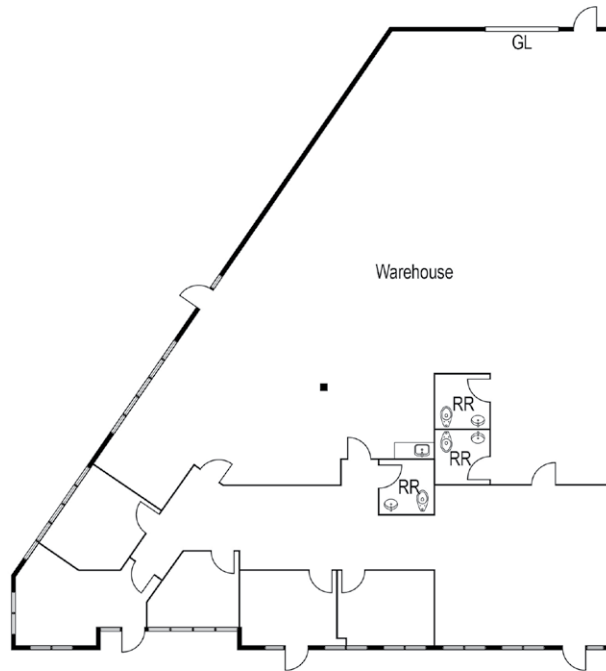
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# 14545 VALLEY VIEW AVENUE, SUITE A/B



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## UNIT FEATURES:



- » ±5,075 Sq. Ft. Industrial Suite
- » ±1,900 Sq. Ft. of Office
- » Restrooms
- » One (1) Ground Level Loading Door
- » 2.52 / 1,000 Parking Ratio
- » Fire Sprinklers



±5,075 SQ. FT.



±1,900 SQ. FT.



FIRE SPRINKLERS



1 GL

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**PROPERTY PHOTOS**

