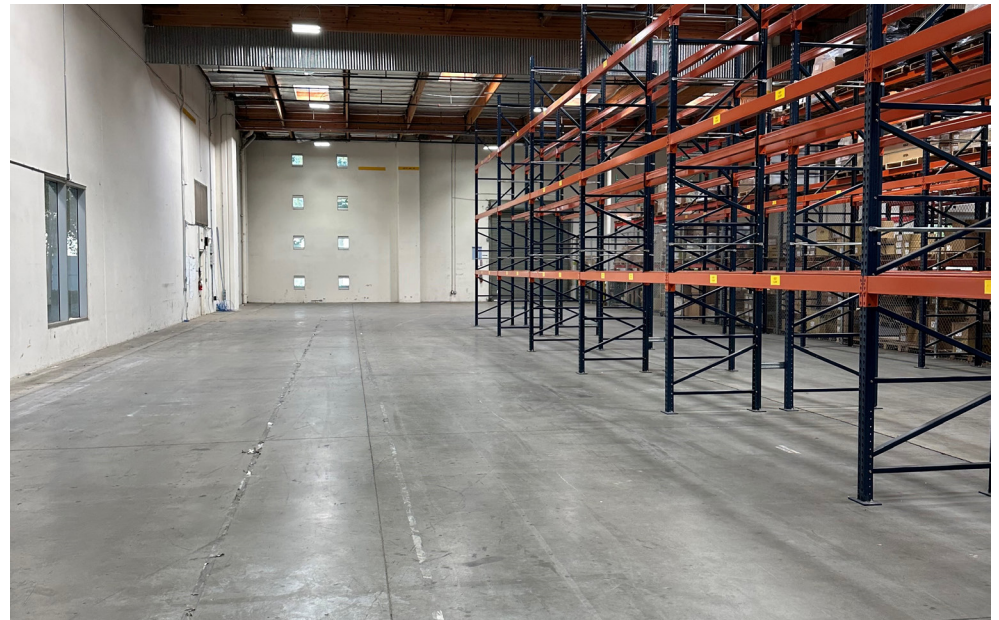


15365 Barranca Parkway

Irvine, California

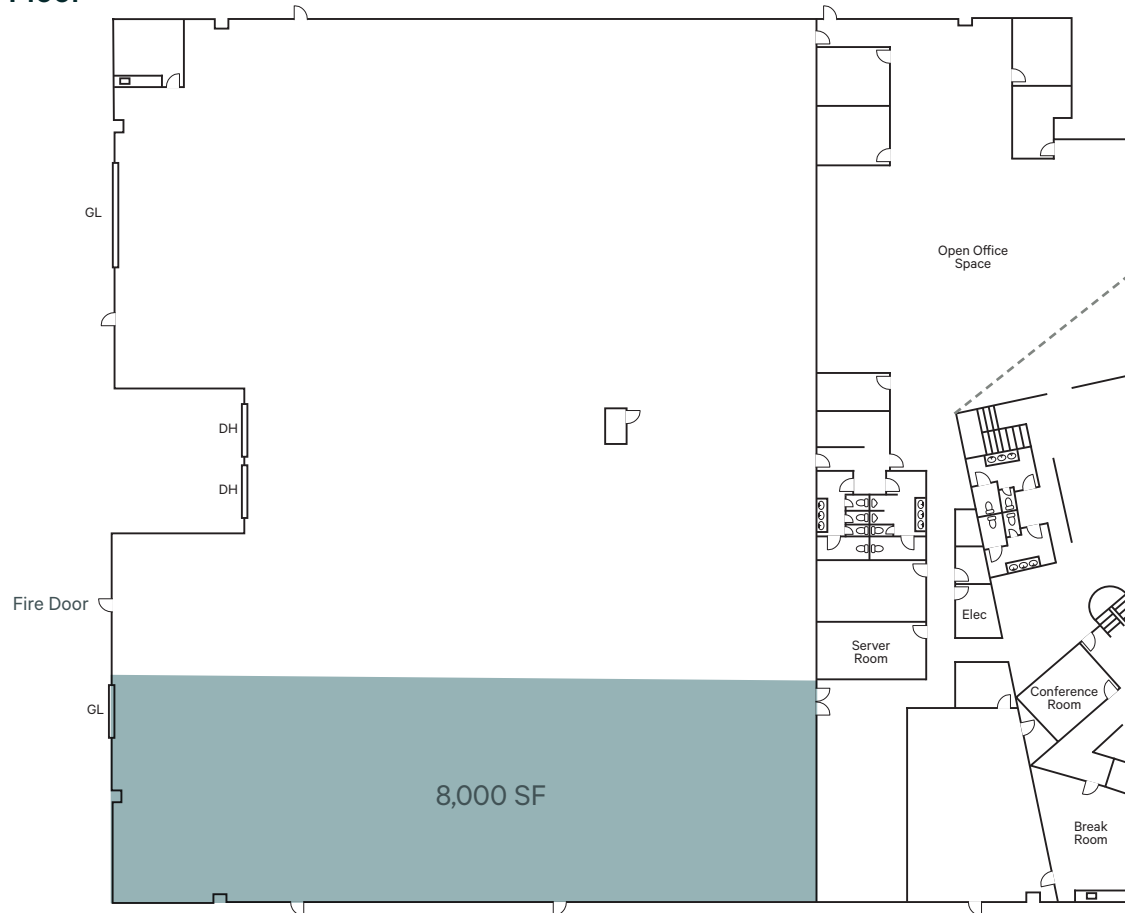
Property Features

- + ±8,000 of Secured Warehouse Space (Divided with a Chain Linked Fence)
- + Includes Existing Pallet Racking
- + One (1) Ground Level Loading Door
- + 24' Warehouse Clearance
- + Drive Around Building
- + Fully Sprinklered
- + Large Private Fenced Yard
- + 1,200 AMPS of Power, 277/480 Volts (Verify)
- + 3:1,000 Parking Ratio
- + Excellent Access to the San Diego (405) and Interstate 5 Freeways and the 133/241 Toll Roads
- + Adjacent to the Irvine Spectrum Entertainment Center
- + Sublease through July 31, 2029

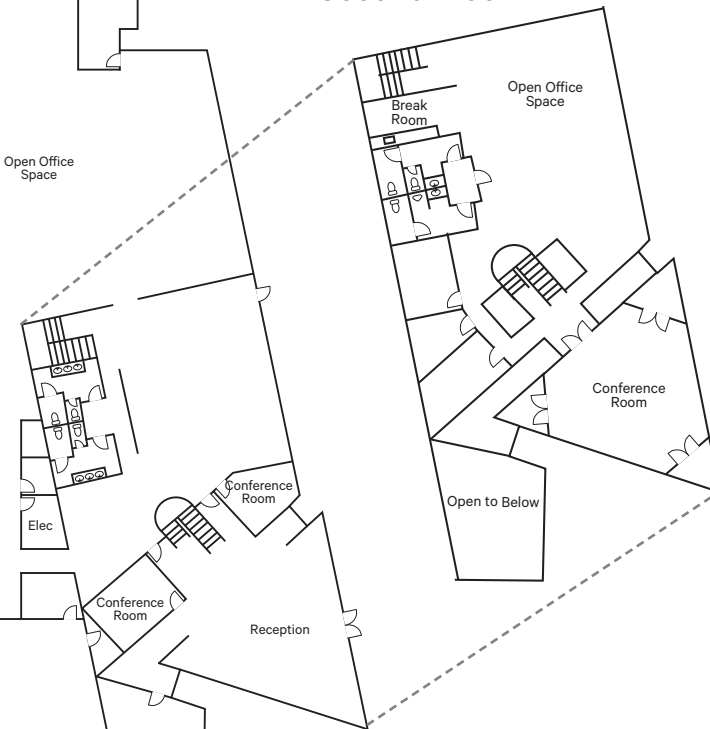


Floor Plan

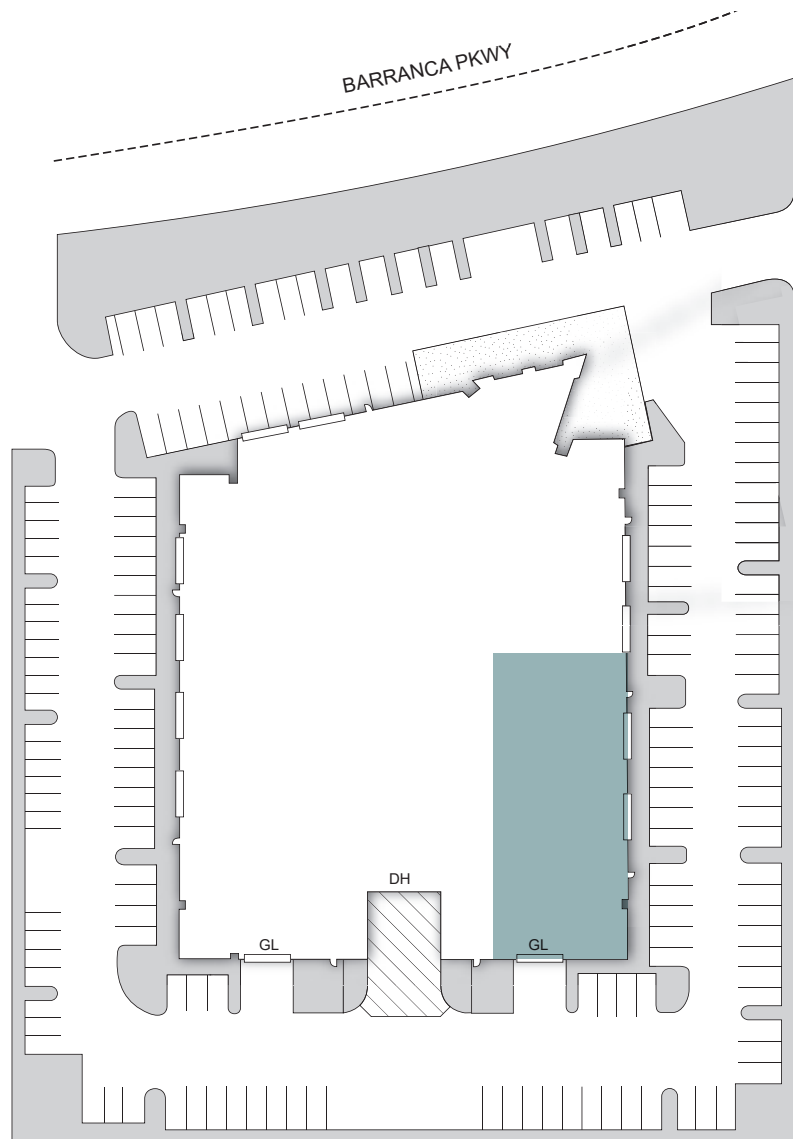
First Floor



Second Floor



Site Plan



Available Space

Location Map





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