

# 2051 RAYMER AVENUE FULLERTON, CALIFORNIA



±97,340  
SQUARE FEET  
FOR LEASE

**Voit**  
REAL ESTATE SERVICES

**HV** HEFNER  
VERNICK  
TEAM

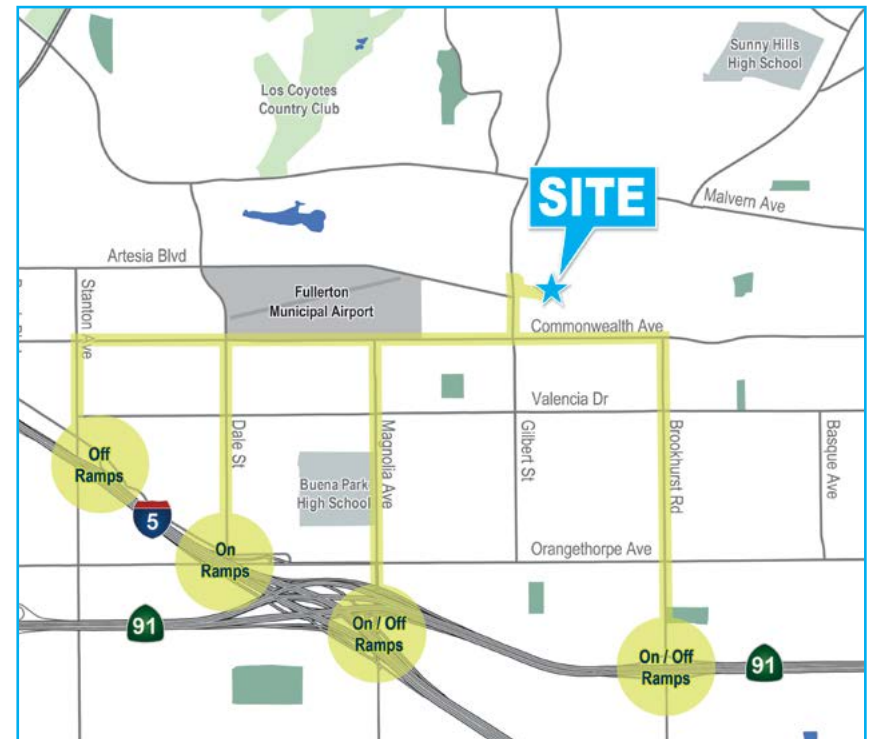
A Quality Asset  
Owned By:

**ALERE**



## FEATURES

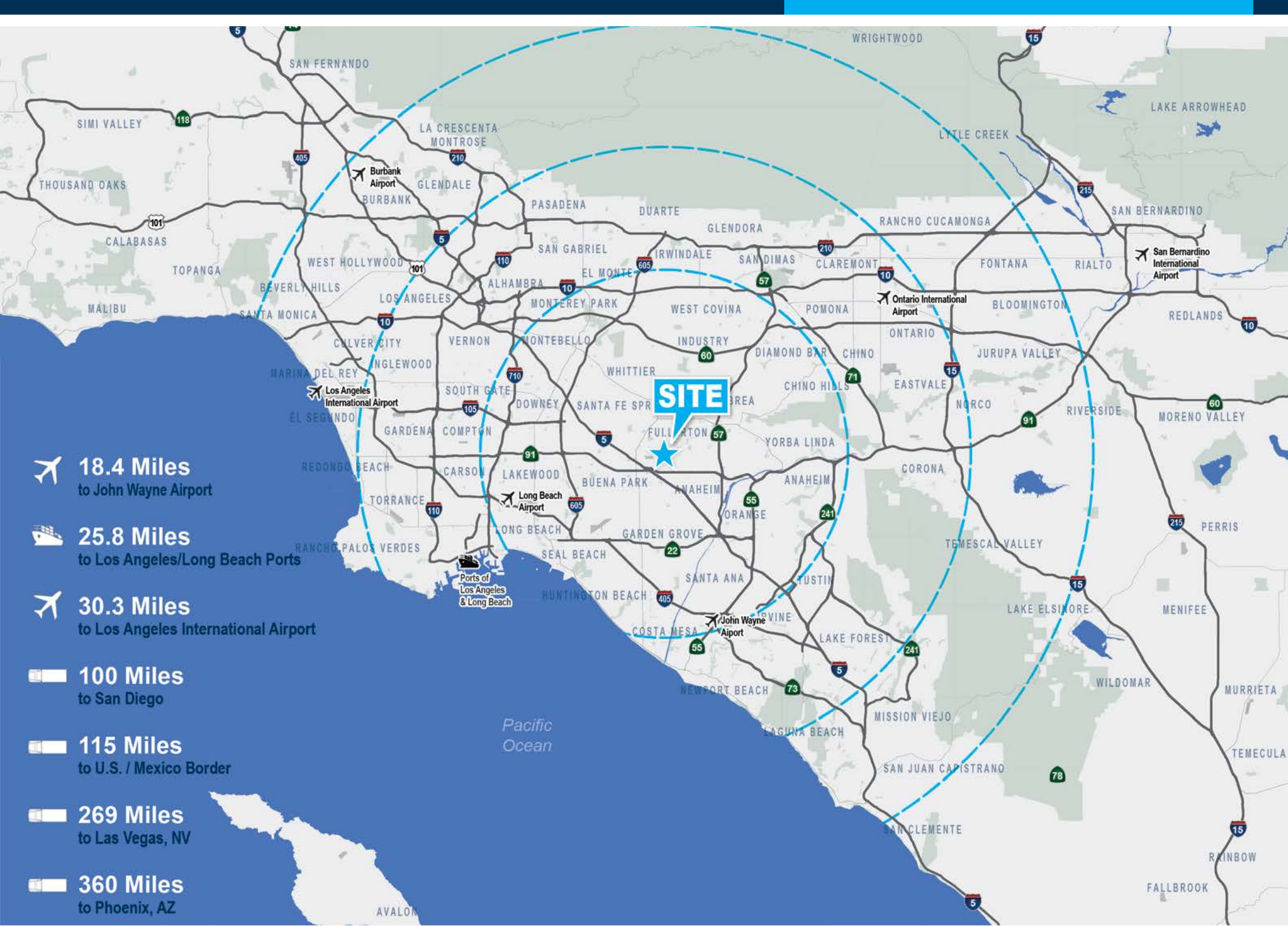
<b>Building Size:</b>	±97,340 Square Feet
<b>Office Space:</b>	±7,058 SF Two-Story Office Space
<b>Dock Doors:</b>	18 Dock High Loading Doors
<b>Grade Doors:</b>	2 Grade Level Loading Doors
<b>Power:</b>	7,000 Amps, 120/208 Volt (Verify)
<b>Clear Height:</b>	30'
<b>Truck Court:</b>	180'
<b>Sprinkler:</b>	.60/3,000 GPM - ESRF





NOT A PART

SITE PLAN



 **18.4 Miles**  
to John Wayne Airport

 **25.8 Miles**  
to Los Angeles/Long Beach Ports

 **30.3 Miles**  
to Los Angeles International Airport

 **100 Miles**  
to San Diego

 **115 Miles**  
to U.S. / Mexico Border

 **269 Miles**  
to Las Vegas, NV

 **360 Miles**  
to Phoenix, AZ

**2051** RAYMER AVENUE  
FULLERTON, CALIFORNIA

**MIKE HEFNER, SIOR**  
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