

500

W. WARNER AVENUE
SANTA ANA, CALIFORNIA

LBA CENTRAL OC DISTRIBUTION CENTER
FOR LEASE - SUITE 200
132,503 SF

BUILDING FEATURES

- 132,503 SF Part of Larger Building
- New 5,485 Sq. Ft. Office Space
- Mezzanine Warehouse/Storage
- **28' Warehouse Clearance**
- POL 381,338 SF Building on 16.3 Acres
- **23 Dock High Positions with Load Levelers**
- One (1) Ground Level Loading Ramp
- Secure Fenced Yard Area
- 2,500 Amps of Power (Tenant to Verify)
- Shop Restrooms
- 160 Parking Spaces (1.2:1000)
- **Trailer Parking Possible**
- **ESFR Sprinklers**
- Excellent Access to (405), (5), and (55) Freeways

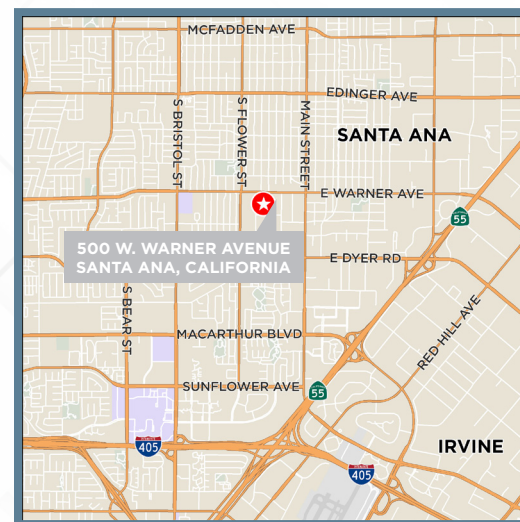
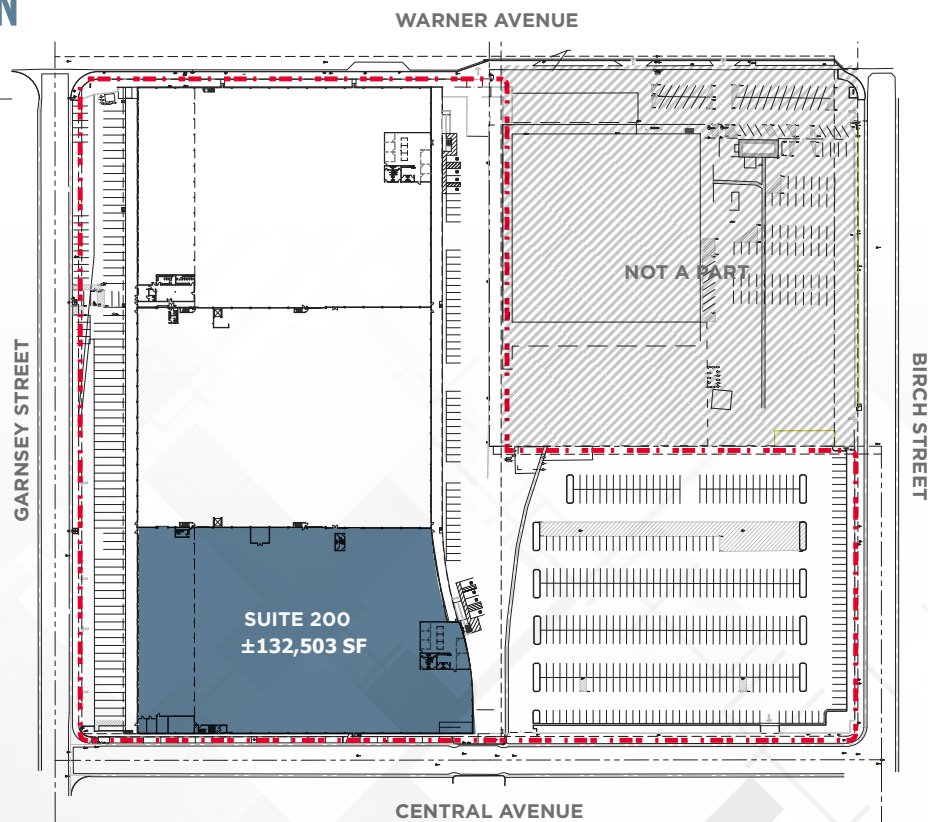
LBA Logistics

CUSHMAN &
WAKEFIELD

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SITE PLAN



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