



**FOR LEASE**

**20,280 Square Foot Unit  
Manufacturing Building**

**FEATURES:**

**OFFICE FEATURES:**

- First Floor 3,280 Square Feet
- Second Floor 3,000 Square Feet
- Air Conditioned / Heated
- Six Restrooms

**WAREHOUSE FEATURES:**

- 14,000 Square Feet
- 1,000 AMPs, 277/480 Volts
- 3 Phase, 4 Wire Power
- 1 Exterior Truck Well, with Load Leveler
- 1 Ground Level Door, 12'x14'
- 18' Clearance
- Energy Efficient Lighting

**OTHER FEATURES:**

- Easy Access to 57 & 91 Freeways



**2900 Saturn Street, Unit A, Brea, CA 92821**



This information has been furnished from sources which we deem reliable; however, we do not guarantee its accuracy and assume no liability. Do not rely on any of the information contained herein without verifying it yourself directly with the listing broker or owner.

**FOR FURTHER  
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For additional information  
Visit our Website at [www.TricoRealty.com](http://www.TricoRealty.com)



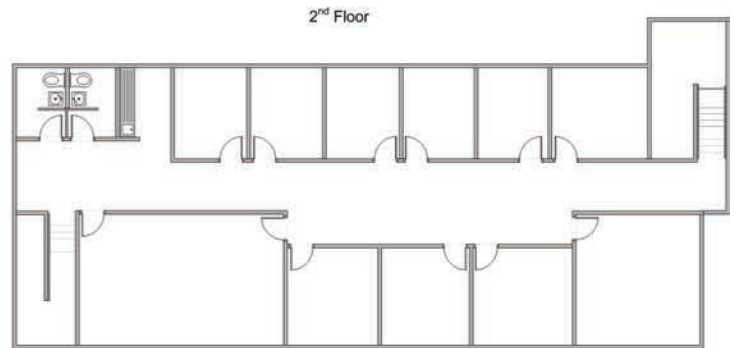
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All Areas Shaded are to be removed.



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