

6300

VALLEY VIEW ST
BUENA PARK, CA

Manhattan
BEACHWEAR INC

FOR LEASE

64,400 Sq. Ft. to 255,200 Sq. Ft.

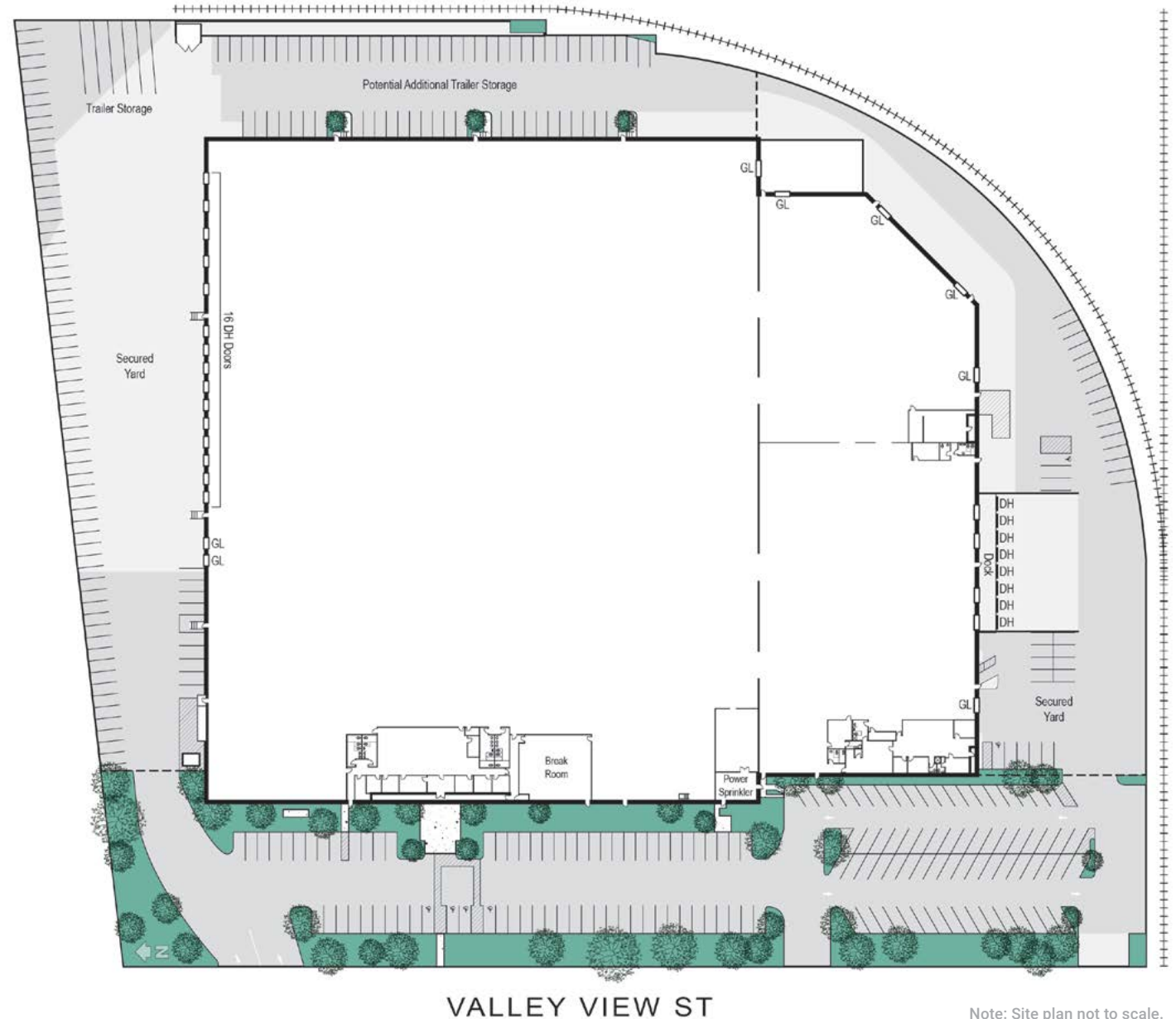
Industrial Distribution/Manufacturing Building

Voit
REAL ESTATE SERVICES

HV
HEFNER
VERNICK
TEAM

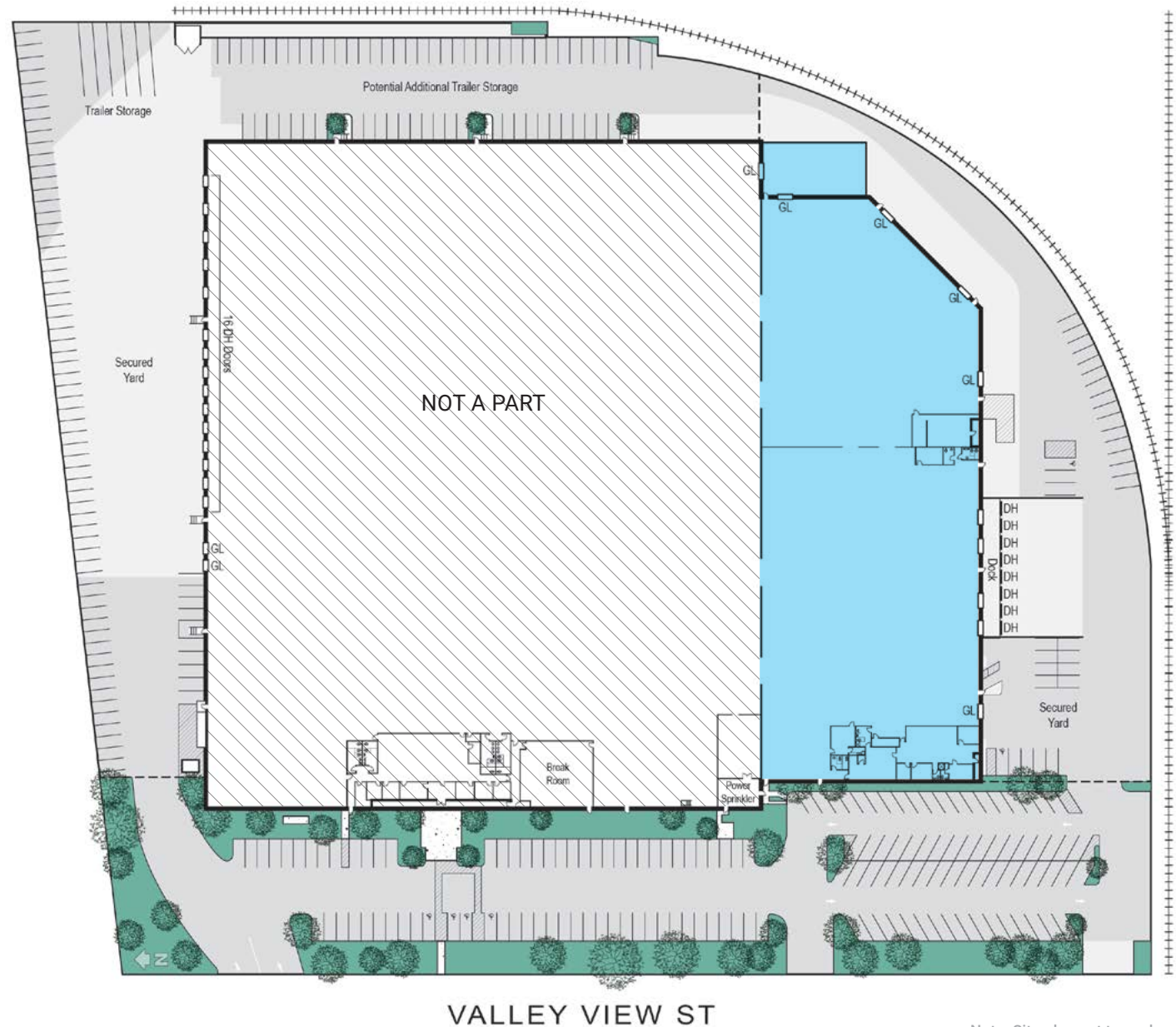
OPTION A ENTIRE BUILDING

- » ± 255,200 Sq. Ft.
- » ± 8,139 Sq. Ft. of Office Space
- » Eight (8) Ground Level Doors
- » Twenty-Four (24) Dock High Loading Doors
- » ESFR Sprinklers
- » 26' - 32' Warehouse Clearance
- » HVLS Warehouse Fans
- » Rail Spur Access
- » Motion Sensor LED Warehouse Lights
- » Large Secured Yard
- » Drive Around Building
- » Excess Trailer Storage
- » 1.2:1,000 Parking Ratio
- » 8,000 Amps of Power (277/480 Volt) - Tenant to Verify
- » Conveniently Located Approximately .92 Miles from the 91 Freeway and Approximately .97 Miles from the 5 Freeway



OPTION B A PORTION

- » ± 64,400 Sq. Ft.
- » ± 3,369 Sq. Ft. of Office Space
- » Six (6) Ground Level Doors
- » Eight (8) Dock High Loading Doors
- » ESFR Sprinklers
- » 26' Warehouse Clearance
- » HVLS Warehouse Fans
- » Rail Spur Access
- » Motion Sensor LED Warehouse Lights
- » Large Secured Yard
- » 1.2:1,000 Parking Ratio
- » 4,000 Amps of Power (277/480 Volt) - Tenant to Verify
- » Conveniently Located
Approximately .92 Miles from the 91 Freeway and
Approximately .97 Miles from the 5 Freeway



Note: Site plan not to scale.

6300

VALLEY VIEW ST
BUENA PARK, CA

SITE

On / Off
Ramp

97 Miles to Interstate 5

92 Miles to State Route 91

On / Off
Ramp

On / Off
Ramp

5

91

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