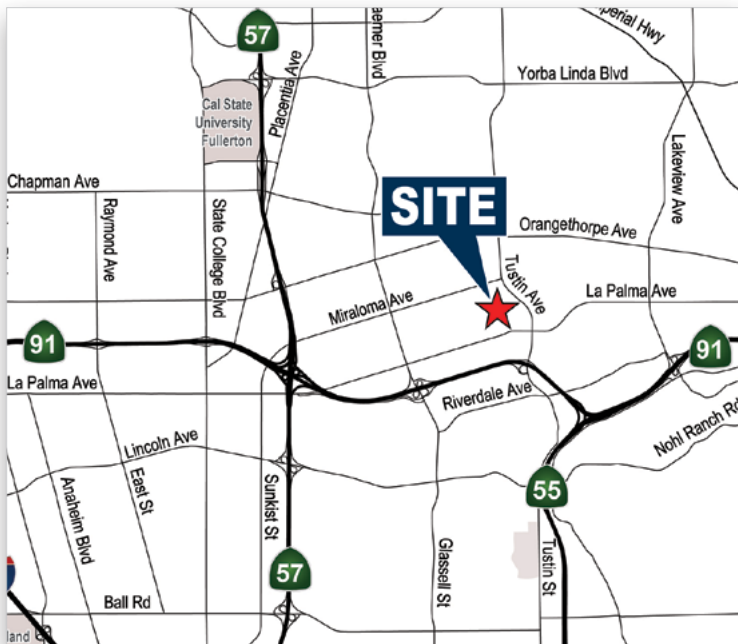


# FOR LEASE | ±21,370 SF INDUSTRIAL BUILDING

1174 N. GROVE STREET | ANAHEIM | CA



## FEATURES

- ± 21,370 Sq. Ft. Freestanding Building
- ± 4,500 Sq. Ft. of Office Space
- One (1) Dock High Loading Door
- Five (5) Dock High Loading Doors
- Fenceable Yard Area
- 18' Clear Height
- 1,000 Amps, 120/240 Volts (Verify)
- Fire Sprinklered
- 2:1,000 Parking Ratio
- Drive Around Building
- Excellent Access to the 55, 57 and 91 Freeways

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**Voit**  
REAL ESTATE SERVICES

**HV** HEFNER  
VERNICK  
TEAM

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## SITE PLAN



\*Site plan not to scale

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