

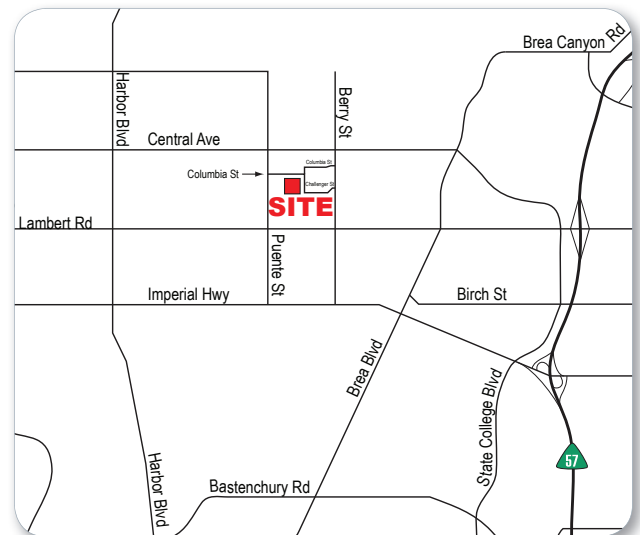
FOR SALE ±22,329 Sq. Ft.



940 Challenger Street, Brea

Property Details

- Freestanding Industrial Building
- ±6,105 Square Feet of Office Space
- 1 Ground Level Loading Door
- 2 Dock High Loading Doors
- 24' Warehouse Ceiling
- 800 Amps, 277/480 Volt Service
- 2:1 Parking Ratio
- Fire Sprinklered
- Immediate Access to Orange (57) Freeway
- Highly Desirable North Orange County location with ideal proximity to infrastructure, and a strong labor pool
- Business Park Environment
- Excellent Freeway Access
- Onsite Cell Tower With \$31,512 In Annual Income Also Available



Seth Davenport

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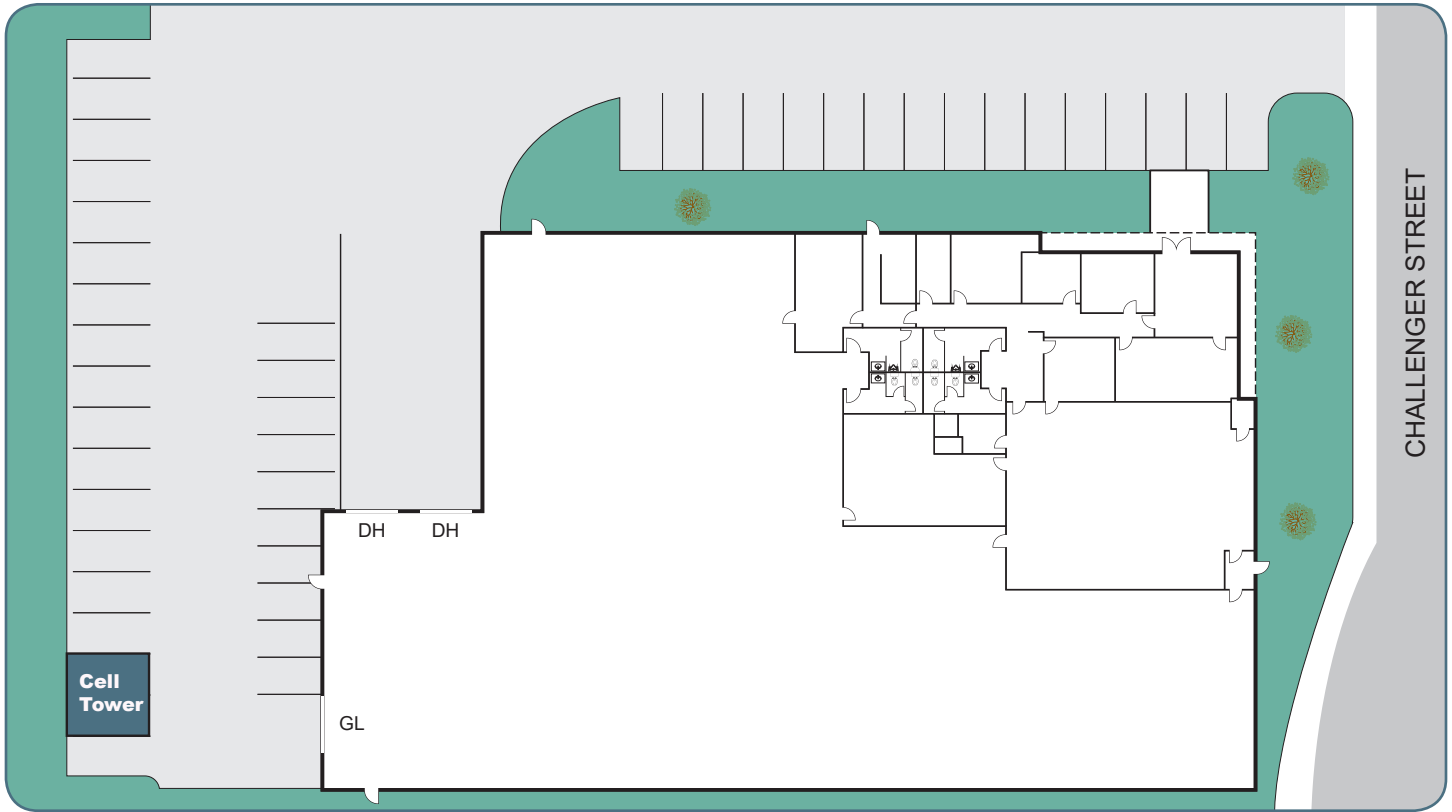
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Voit
REAL ESTATE SERVICES

**THE ZEHNER
DAVENPORT**
INDUSTRIAL GROUP

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*Floor Plan Not to Scale

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