

Anaheim Stadium Area Manufacturing/Distribution Facility

951 East Ball Road, Anaheim, CA



Highlights

- Anaheim Stadium area manufacturing/distribution facility totaling 31,897 square feet
- Central Southern California location with strategic access to all major transportation and logistics hubs
- Heavy power supply (1600 AMPS) served by Anaheim Public Utility, offering significant cost savings for manufacturers
- Immediate proximity to the 5, 57, 22 and 91 Freeways
- Pro-business environment with abundant retail amenities
- Corporate neighbors include Disneyland, Anaheim Stadium and Anaheim Convention Center

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Property Detail

- 31,897 total square feet
- 2,800 square-foot office area
- 29,097 square feet of warehouse area
- Private offices and bullpen areas

Building Specs

- 22-foot warehouse clearance
- 3 dock-high loading doors
- 2 grade-level loading doors
- 1,600 AMP power supply (277/480 volt, 3-phase)
- Fully sprinklered
- 2.3 to 1 parking ratio
- Secured fenced yard possible
- Drive-around access
- Concrete tilt-up construction

Building Features

- Anaheim Stadium area location
- Anaheim public power and utilities
- Strategic access to all major transportation and logistics hubs
- Immediate proximity to 5, 57, 22 and 91 Freeways
- Abundant retail amenities nearby

* Please note that all measurements are approximate.



AERIAL



LOCATION MAP



LOADING

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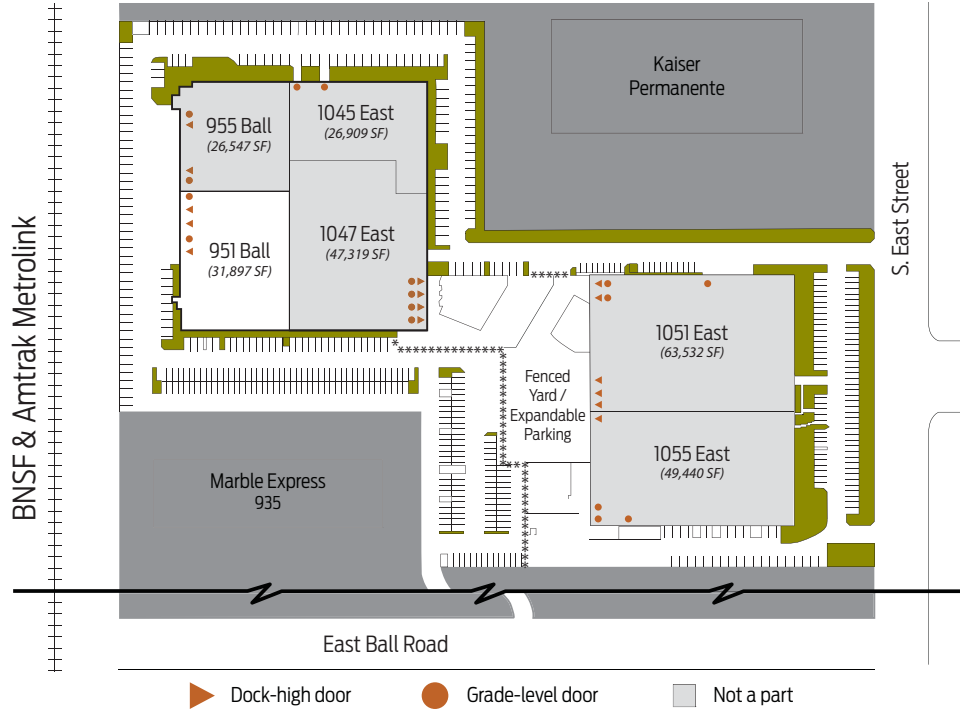


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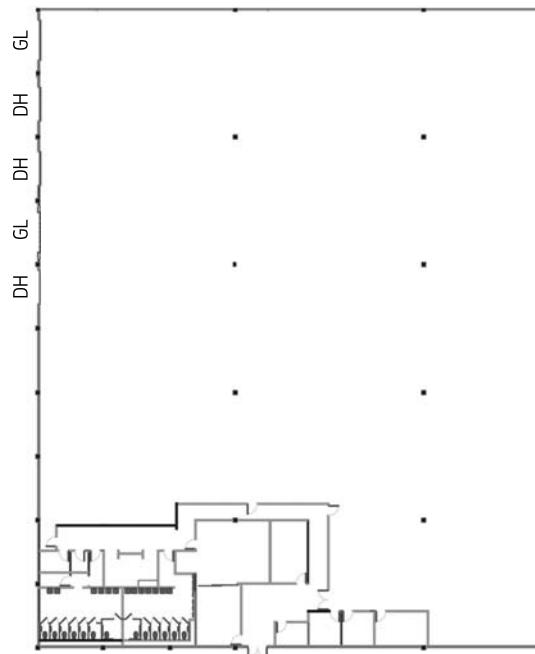
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SITE PLAN



FLOOR PLAN



2211 Michelson Drive, Suite 450
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