FOR SALE | OFF-MARKET

15301

CONNECTOR LN | HUNTINGTON BEACH | CA



±12,375 SF
FREESTANDING HIGH IMAGE

±28,800 SF
LOT SIZE

1,200 AMPS
120/208V, 3P POWER

TWO (2)
GRADE-LEVEL DOORS

EXCLUSIVELY LISTED BY:



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COMMERCIAL REAL ESTATE SERVICES

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PROPERTY OVERVIEW

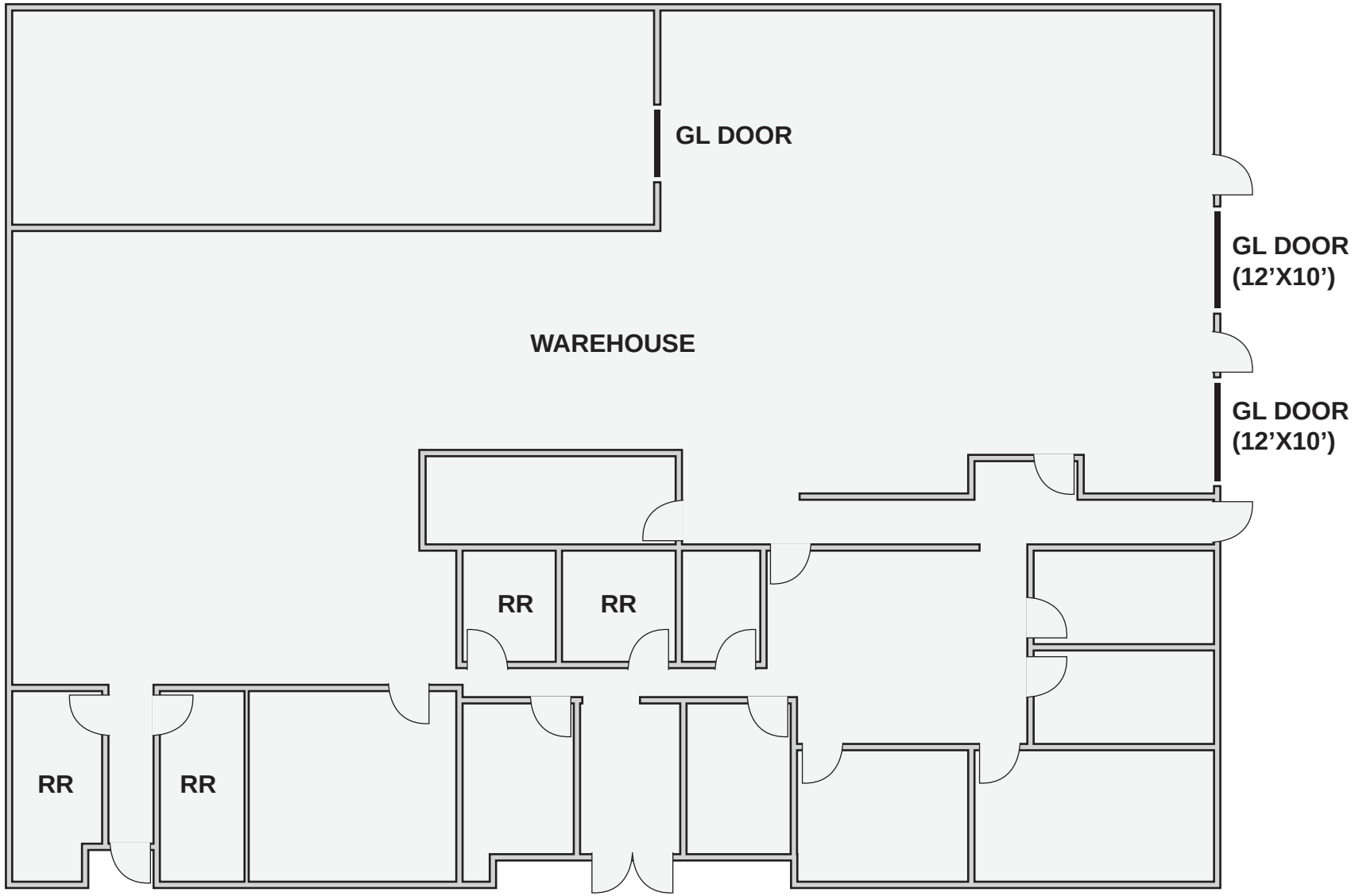
ADDRESS:	15301 Connector Lane Huntington Beach, CA
BUILDING SF:	±12,375 SF
LOT SIZE:	±28,800 SF | ±0.66AC
OFFICE SIZE:	±3,000 SF
RESTROOMS:	Four (4)
DOORS:	Two (2) 12’ x 10’ Grade-Level Doors
POWER:	1,200A, 120/208V, 3P (Verify)
CLEAR HEIGHT:	±14’ - 16’
SPRINKLERED:	Yes
PARKING:	3:1,000 SF
ZONING:	Research & Technology (RT)
YARD:	Fenced

- Desireable North Huntington Beach Location
- High-Image Business Park Environment
- Great Access to 405 Freeway





FLOOR PLAN



*NOT TO SCALE

N

PROPERTY OUTLINE



AERIALS







PHOTOS







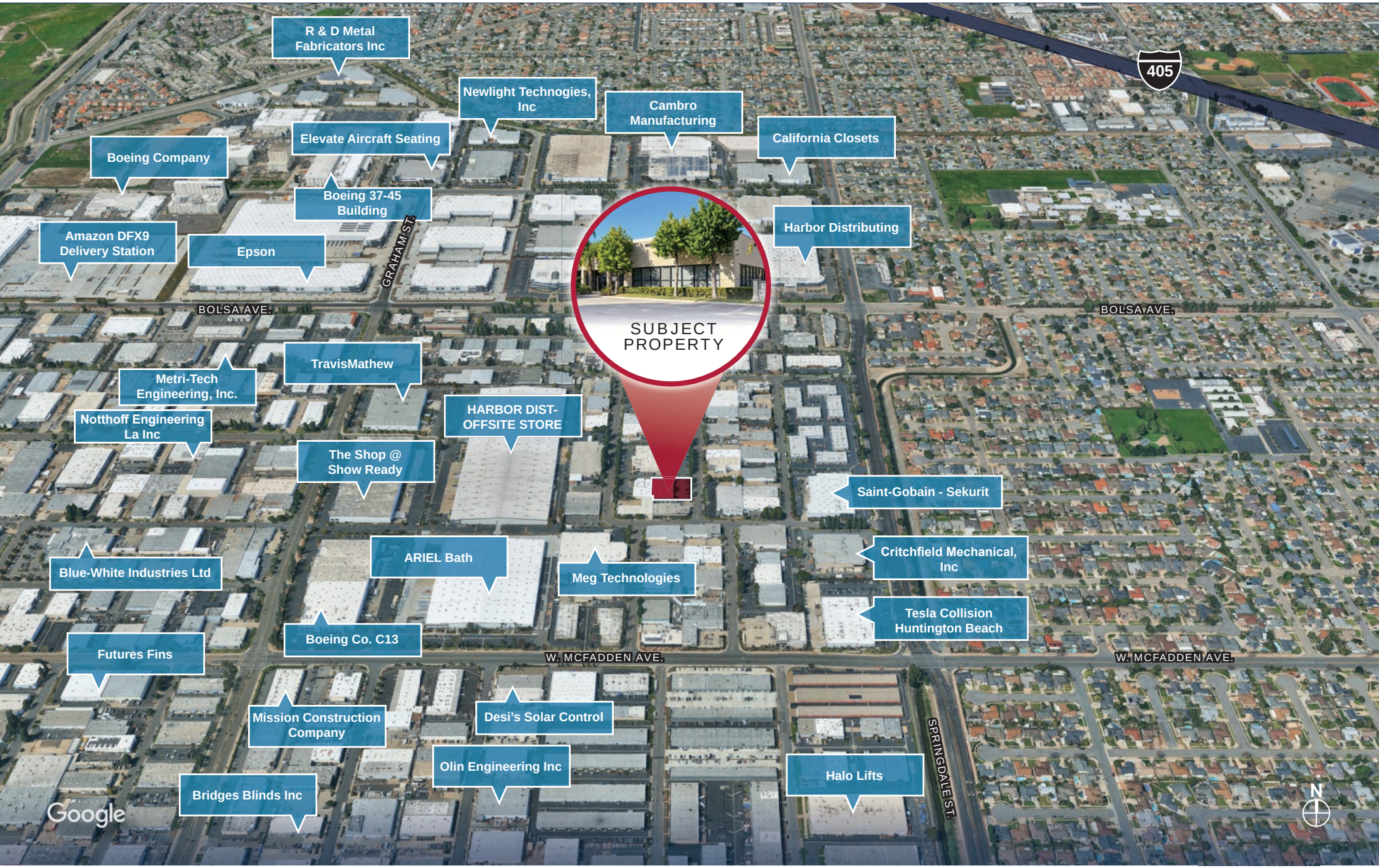
PHOTOS







AMENITIES MAP



LOCATION MAP



PRIME HUNTINGTON BEACH LOCATION

KEY DISTANCES

JOHN WAYNE AIRPORT
11.9 Miles

LONG BEACH AIRPORT
11.0 Miles

LOS ANGELES INT'L AIRPORT | 30.5 Miles

CA - 405 FWY
2.1 Miles

SR - 39 FWY
2.5 Miles

SR - 22 FWY
3.2 Miles

PORT OF LONG BEACH
22.0 Miles

PORT OF LOS ANGELES
23.2 Miles

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