

# Now for LEASE

## ±3,500 Sq. Ft.



1104 E. Santa Ana Street | Anaheim, CA 92805

### Highlights

- Approx. 340 SQ. FT. of Office
- Ground Level Loading
- Two (2) Restrooms
- 100 Amps of Power (verify)
- 12-13 Foot Clearance
- Small Fenced Yard Area (Approx. 300 SQ. FT.)
- Gross Lease - No CAMS!
- Rehabbed: New Paint & Finishes



For Further Information Contact Exclusive Agent:

**DAN KRUSE**

Principal | Lee & Associates - Orange

714-651-3747

DRE# 00852571

[DKRUSE@LEE-ASSOCIATES.COM](mailto:DKRUSE@LEE-ASSOCIATES.COM)

[DANIELPKRUSE.COM](http://DANIELPKRUSE.COM)

**LEE & ASSOCIATES**

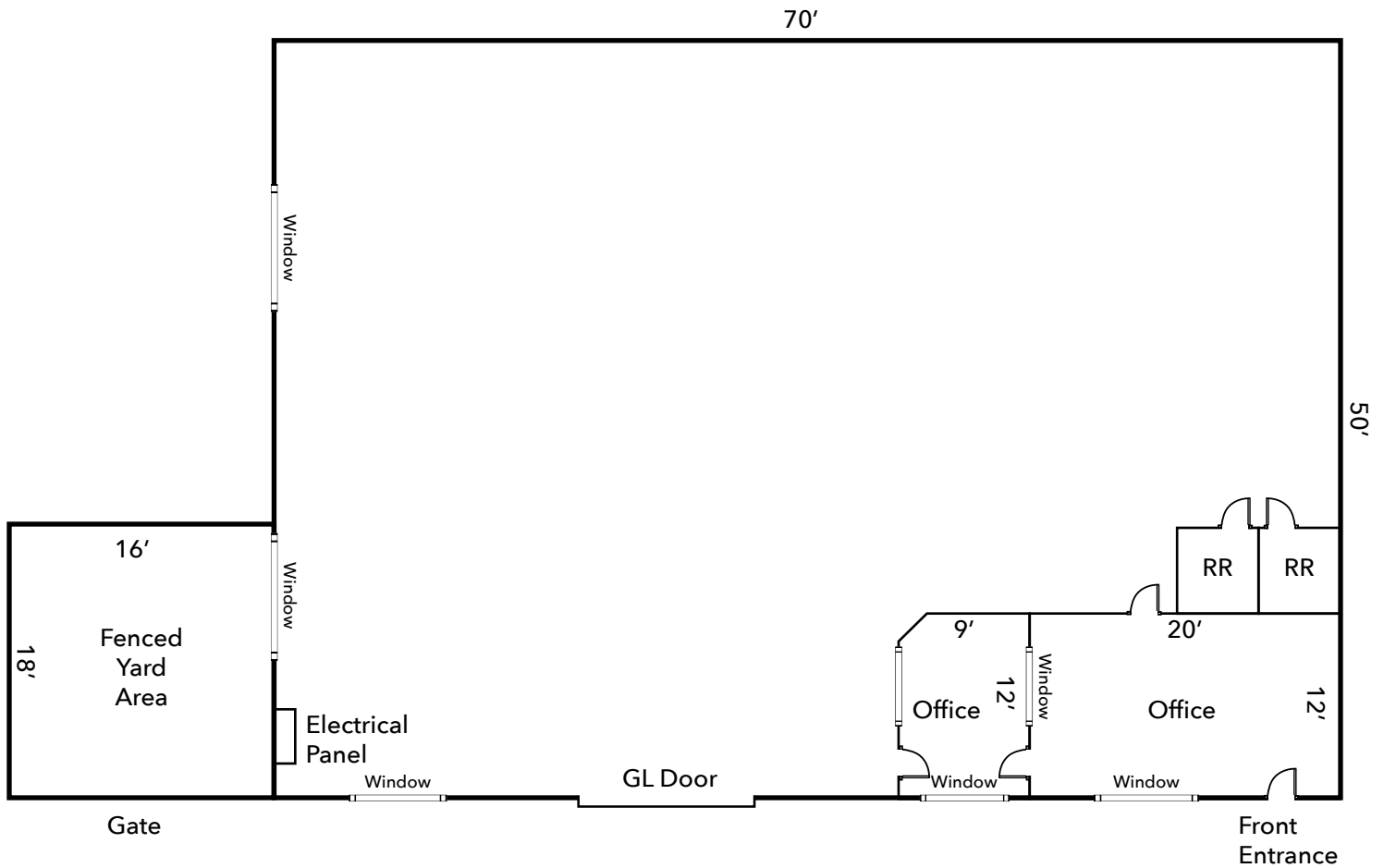
COMMERCIAL REAL ESTATE SERVICES

© 2023 LEE & ASSOCIATES - ORANGE. CORPORATE ID #01011260. ALL INFORMATION CONTAINED HEREIN HAS BEEN PROVIDED BY SELLER/LESSOR AND/OR THIRD PARTIES, BUT HAS NOT BEEN INDEPENDENTLY VERIFIED BY LEE & ASSOCIATES OR ITS AGENT(S). BUYER/TENANT OR INTERESTED PARTIES SHOULD INDEPENDENTLY VERIFY ALL INFORMATION COMMUNICATED BY THESE SOURCES.

# Now for LEASE

## ±3,500 Sq. Ft.

### Site Plan



Not to Scale

For Further Information Contact Exclusive Agent:

**DAN KRUSE**

Principal | Lee & Associates - Orange

714-651-3747

DRE# 00852571

[DKRUSE@LEE-ASSOCIATES.COM](mailto:DKRUSE@LEE-ASSOCIATES.COM)

[DANIELPKRUSE.COM](http://DANIELPKRUSE.COM)

**LEE & ASSOCIATES**

COMMERCIAL REAL ESTATE SERVICES

© 2023 LEE & ASSOCIATES - ORANGE. CORPORATE ID #01011260. ALL INFORMATION CONTAINED HEREIN HAS BEEN PROVIDED BY SELLER/LESSOR AND/OR THIRD PARTIES, BUT HAS NOT BEEN INDEPENDENTLY VERIFIED BY LEE & ASSOCIATES OR ITS AGENT(S). BUYER/TENANT OR INTERESTED PARTIES SHOULD INDEPENDENTLY VERIFY ALL INFORMATION COMMUNICATED BY THESE SOURCES.