

# L&W Investment Company

N. GLASSELL / EMERSON AVE.

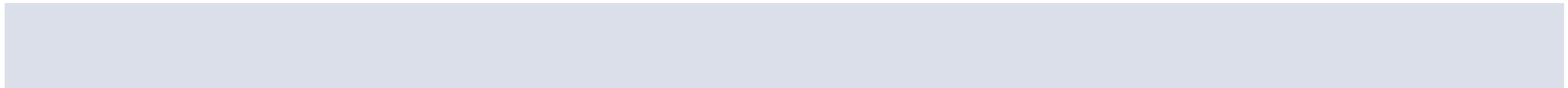
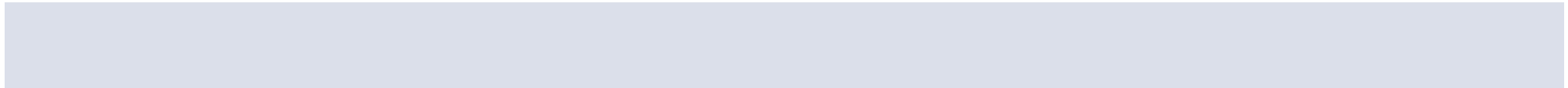
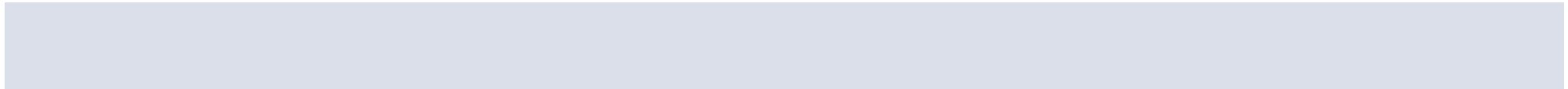
ORANGE, CA

## INDUSTRIAL/OFFICE SPACE AVAILABILITY SUMMARY

April-2025



Building Address	Suite #	Square Footage	Base Rate/ \$PSF	CAM/ \$PSF	Monthly Rent+CAM	Avail.	Terms	Description
249 Emerson Avenue	C	1,000	\$1.50	\$0.14	\$1,640.00	Now	24-36 Months	Warehouse Unit+Reception Area+1 Restroom+1 Overhead W/H Door



**For Leasing Information Please Contact:**  
**LEASING OFFICE - 4055 E. LA PALMA AVE. - SUITE H-1, ANAHEIM, CA 92807**  
**PHONE - 714.237.7032 FAX 714.632.6966**  
**Solita Hart (shart@cedarrem.com) Ext. 101**  
**Tatiana Blanco (tblanco@cedarrem.com) Ext. 100**



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