

# BREA CENTRAL BUSINESS PARK

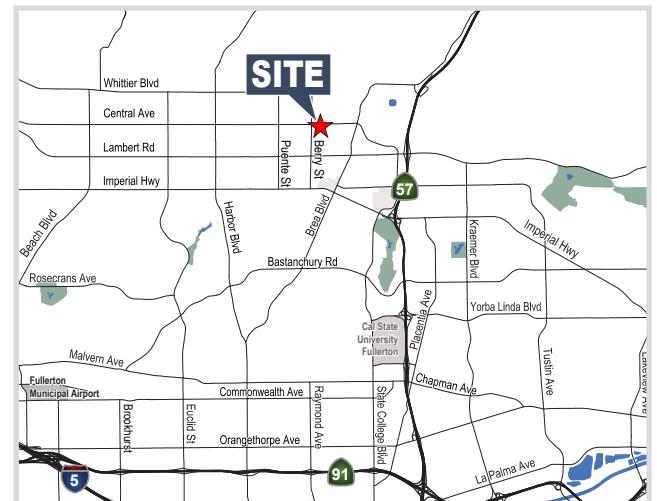
500-590 W Central Avenue, Brea, CA



**±2,943 - ±23,000 SQUARE FEET INDUSTRIAL | R&D | OFFICES FOR LEASE**

## PROPERTY FEATURES

- Quality Business Park Environment
- Recent Building Renovations
- Light Industrial, R&D, and Office Use
- Excellent Truck Access
- 57 Freeway Access
- Close Proximity to Retail and Restaurants
- 20-80% Office Build Out
- 14' Warehouse Clearance
- Warehouse Fire Sprinklers



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# BREA CENTRAL BUSINESS PARK

500-590 W Central Avenue, Brea, CA



## SITE PLAN



Address	Unit	Total Size SF	Lease Rate PSF	Comments
510 Central Ave	B	±4,028	\$1.55 MG	Available May 1, 2025
590 Central Ave	A	±4,329	\$1.55 MG	Available Now
590 Central Ave	B	±2,943	\$1.55 MG	Available Now
590 Central Ave	I	±2,992	\$1.55 MG	Available March 1, 2025
684 N Berry St	C	±4,900	\$1.55 MG	Available Now
690 N Berry St	B	±6,750	\$1.55 MG	Available Now

\$0.15 / PSF CAM Fees

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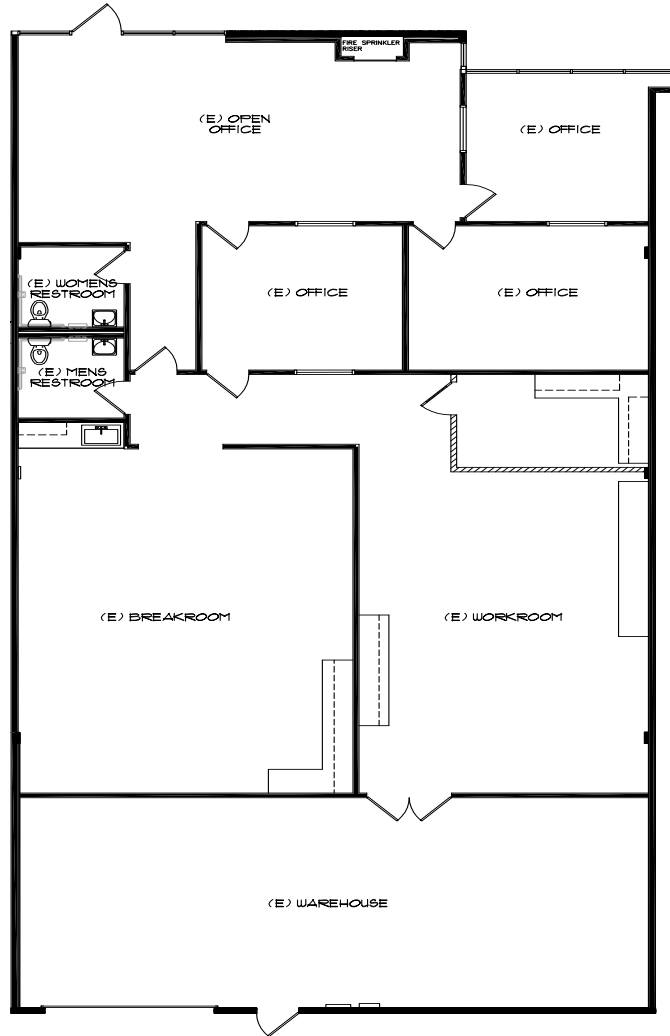
# BREA CENTRAL BUSINESS PARK

510 Central Avenue, Unit B, ±4,028 Square Feet



## FLOOR PLAN

510 Central Avenue, Unit B



\*Floor Plan Not to Scale

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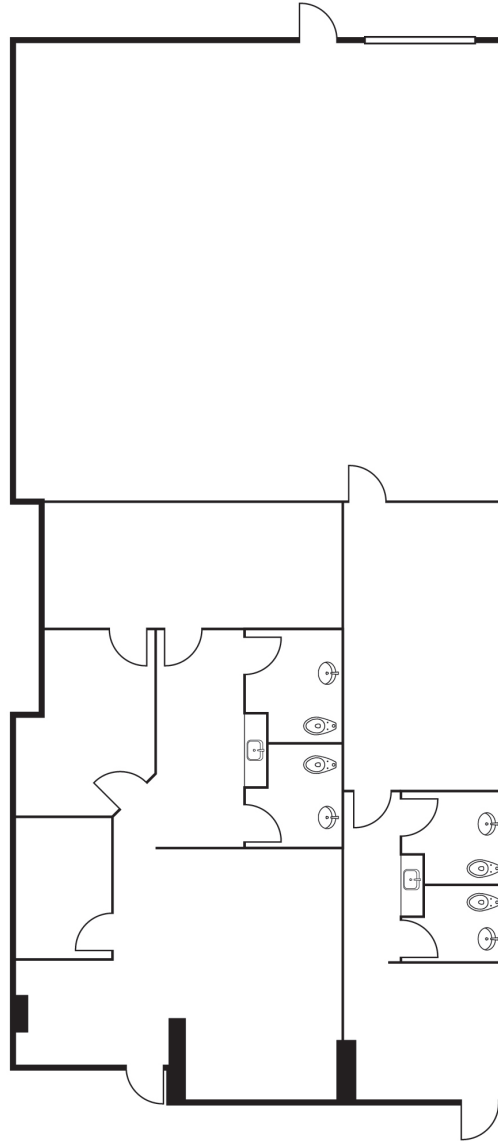
# BREA CENTRAL BUSINESS PARK

590 Central Avenue, Unit A-1, ±4,329 Square Feet



## FLOOR PLAN

590 Central Avenue, Unit A



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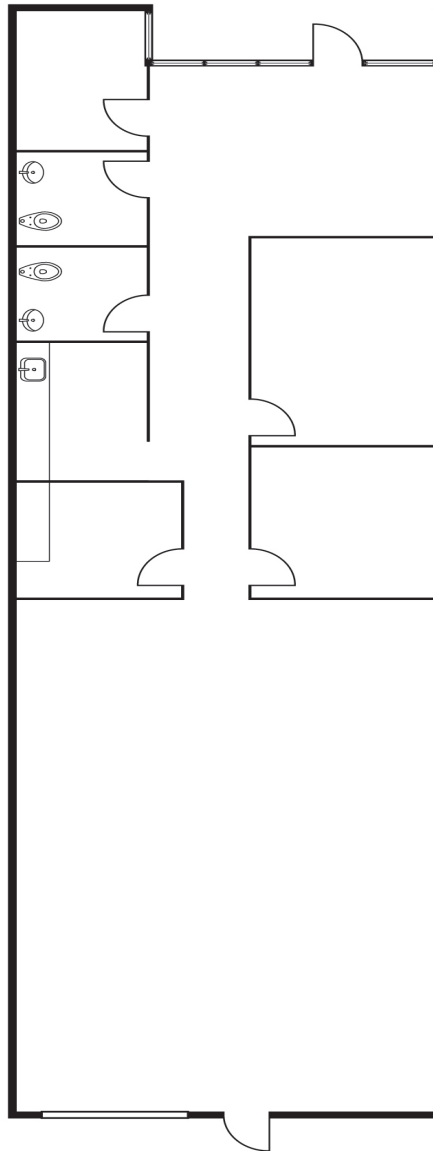
# BREA CENTRAL BUSINESS PARK

590 Central Avenue, Unit B, ±2,943 Square Feet



## FLOOR PLAN

590 Central Avenue, Unit B



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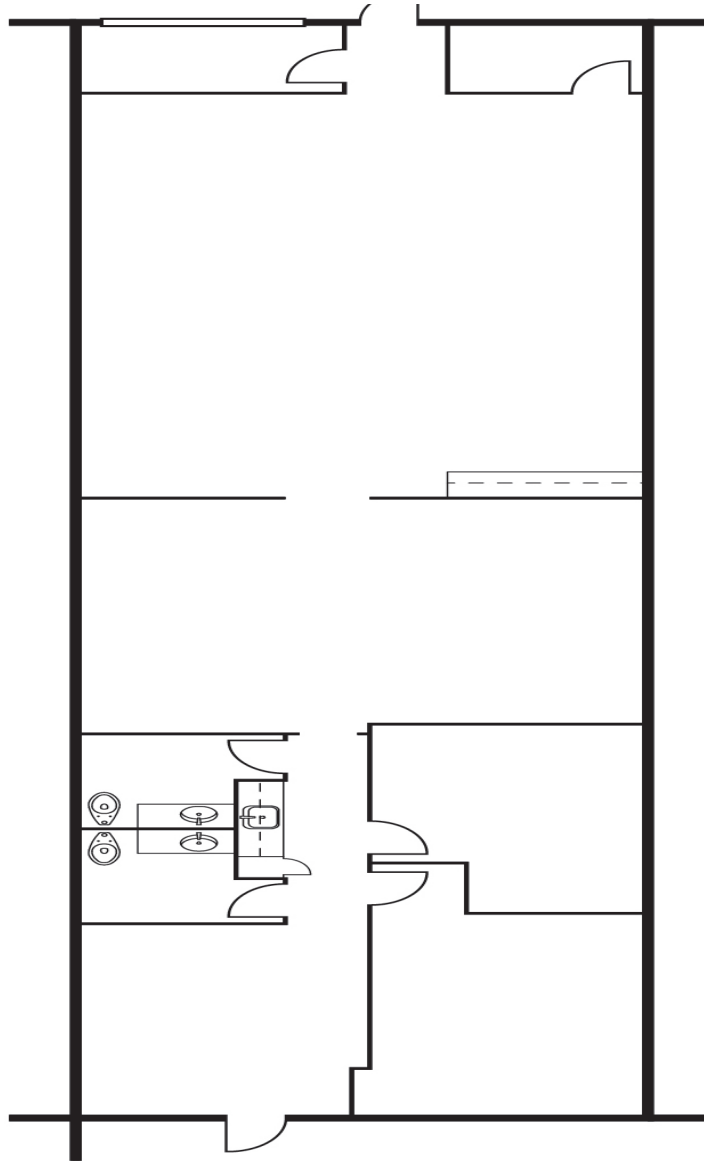
# BREA CENTRAL BUSINESS PARK

590 Central Avenue, Unit I, ±2,992 Square Feet



## FLOOR PLAN

590 Central Avenue, Unit I



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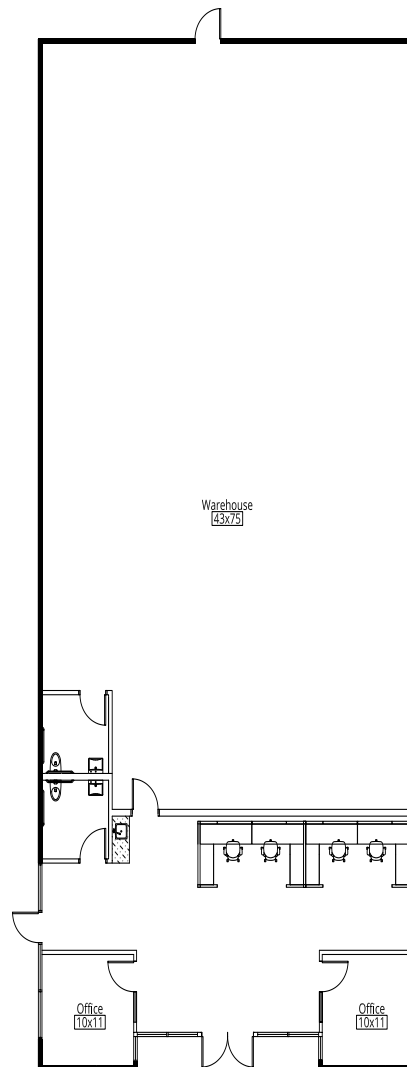
# BREA CENTRAL BUSINESS PARK

684 N Berry St, Unit C, ±4,900 Square Feet



## FLOOR PLAN

684 N Berry St, Unit C



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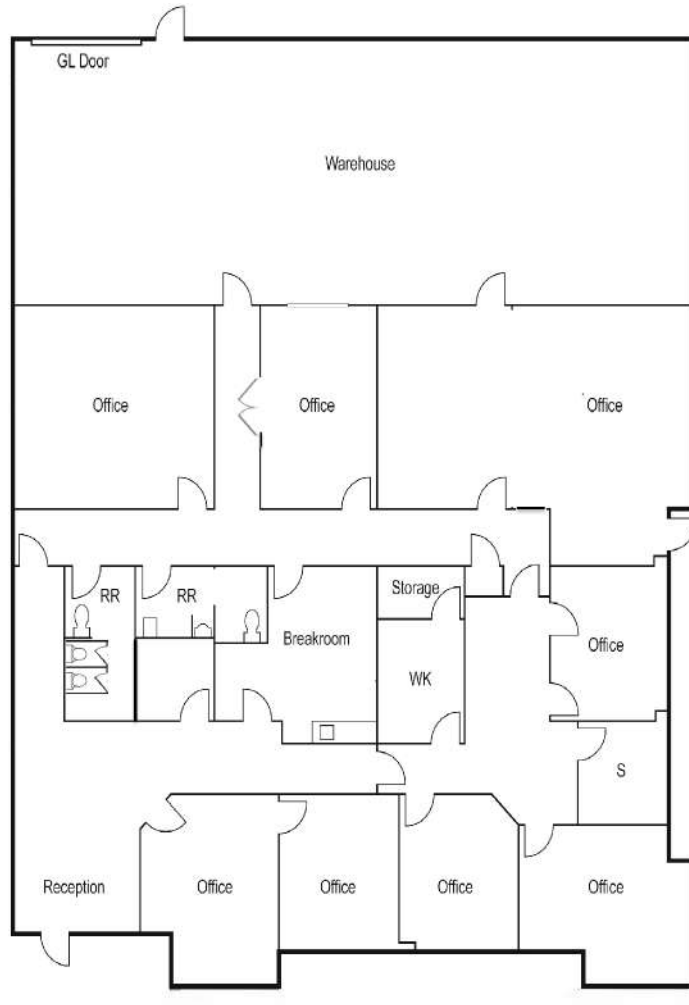
# BREA CENTRAL BUSINESS PARK

690 N Berry St, Unit B, ±6,750 Square Feet



## FLOOR PLAN

690 N Berry St, Unit B



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