

Industrial Property For Lease

1 705 - 867 Lambert Road, Brea, CA 92821



Property Details

Rental Rate	\$1.52 - \$1.75 PSF
Lease Types	MG, G
Year Built	1971
Zoning	C-M

Broker Information

Matt Wagner, CCIM 562-762-3140	Dustin Wheelan 562-762-3120
-----------------------------------	--------------------------------

Spaces

#	Space Avail.	Rental Rate	Office SF	Lease Type	Date Avail.	Description
861	2,900 SF	\$1.65 PSF	1,100	MG	Now	Major Blvd Frontage, Beautiful Showroom, CAM \$0.10 psf. Sublease through 11/30/24.
785	1,490 SF	\$1.75 PSF	490	G	Now	Major Blvd Frontage, Showroom/Office Space + Upstairs Office, Multi-tenant building, CAM of \$0.10 psf. ** Please do not disturb tenants **
819	1,490 SF	\$1.52 PSF		MG	5/1/24	Office with upstairs office, 1 restroom and warehouse.

Property Description

Lambert Road frontage office warehouse space with flexible zoning that allows industrial and commercial uses. All vacant units are being refurbished and new exterior façade/paint. Most rear loading doors are 12'x12'.

