

Industrial Property For Lease

1 705 - 867 Lambert Road, Brea, CA 92821



Property Details

Rental Rate	\$1.68 - \$1.70 PSF
Lease Type	G
Year Built	1971
Zoning	C-M

Broker Information

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

#	Space Avail.	Rental Rate	Office SF	Lease Type	Date Avail.	Description
785	1,490 SF	\$1.68 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 ** Current Listing rate is a blended rate for the first year of a 3-year deal, starting at \$1.40 PSF.
753 - 761	2,980 SF	\$1.70 PSF		G	Now	Major Blvd frontage, Showroom/Office Space + Upstairs Office, Multi-tenant building, CAM of \$0.10

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'.

