

10960

BOATMAN AVENUE, STANTON, CA

± 18,792 SF FREESTANDING INDUSTRIAL BUILDING
WITH 2 LARGE FENCED YARD AREAS



FOR LEASE

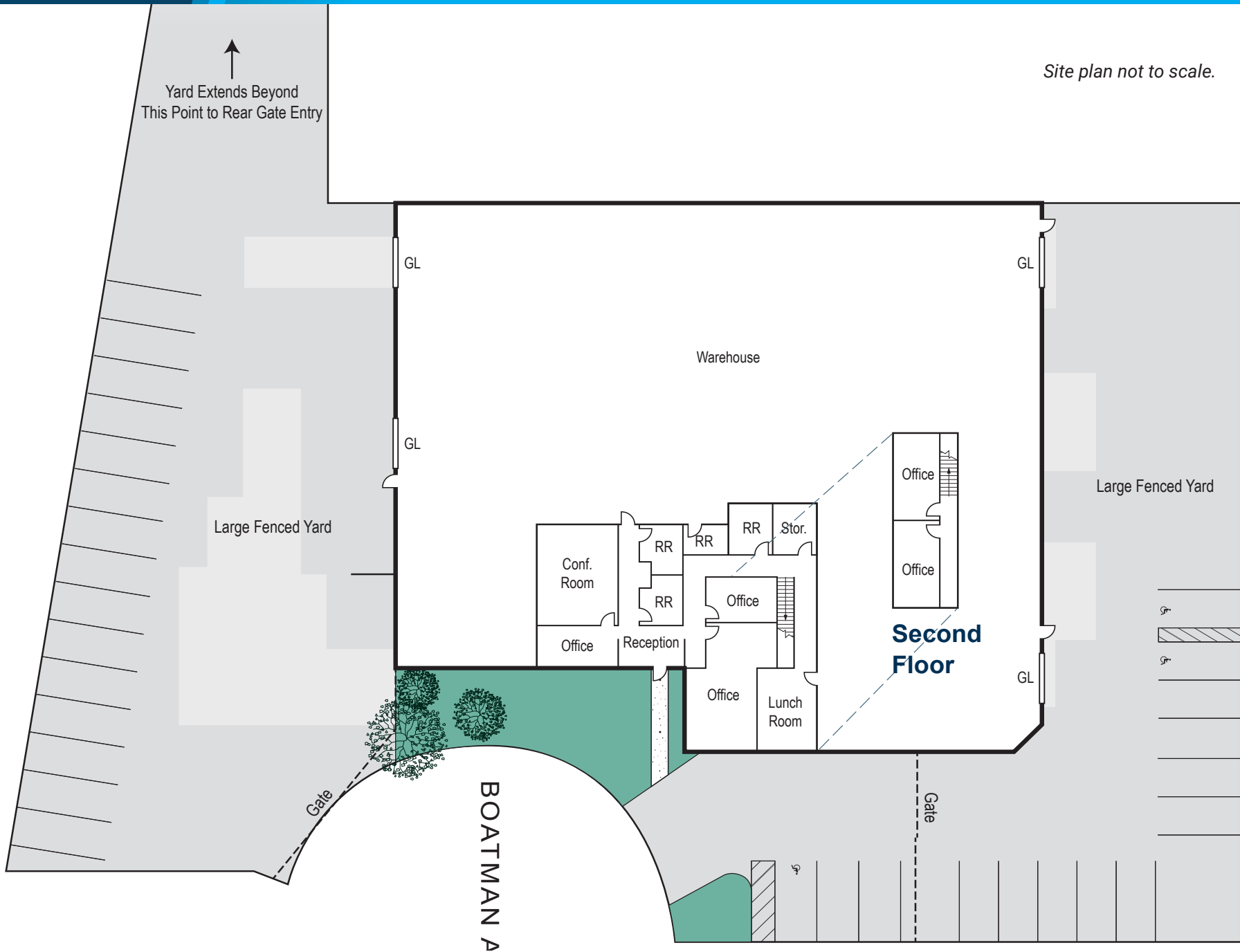
Voit
REAL ESTATE SERVICES

BC
BOUMA CAPUTO

BUILDING ADDRESS	10960 Boatman Ave., Stanton, CA
BUILDING SIZE	± 18,792 SF
OFFICE SIZE	± 1,794 SF
TOTAL LAND AREA	± 52,766 SF
WAREHOUSE CEILING CLEARANCE	± 16' - 17'
POWER	400 Amps - 277/480 V <i>(To Be Verified)</i>
PARKING	35 Spaces (2:1,000 SF)
LOADING	Four (4) Ground Level Doors
FIRE SPRINKLERS	Yes
ZONING	Industrial
PARCEL NUMBER	126-541-27 & 126-532-03
YARD	Two (2) Large Fenced Yard Areas with Drive-through Access
RESTROOMS:	Office & Shop Restrooms
OTHER:	Extensive renovation includes new paint, flooring, slurry, re-stripe, roof, four (4) HVAC units, skylights, warehouse scrim foil, restroom fixtures and more.



Site plan not to scale.



10960

BOATMAN AVENUE, STANTON, CA

± 18,792 SF FREESTANDING INDUSTRIAL BUILDING



Boatman Ave

Exclusively
Offered by:



Mike Bouma, SIOR
Senior Vice President | Partner
Lic #01070753
714.935.2340
mbouma@voitco.com

Paul Caputo, MBA
Senior Vice President | Partner
Lic #01196935
714.935.2332
pcaputo@voitco.com

2400 E. Katella Ave., Suite 750, Anaheim, CA 92806 • 714.978.7880 • 714.978.9431 Fax | www.BoumaCaputo.com

Licensed as Real Estate Salespersons by the DRE. The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it. ©2023 Voit Real Estate Services, Inc. All Rights Reserved. Lic. #01991785