# AVAILABILITY

## Garden Grove Business Center
7201-7291 Garden Grove Blvd.
Garden Grove, CA 92841

## OFFICE UNITS

<table>
<thead>
<tr>
<th>Address</th>
<th>Suite</th>
<th>Total Size¹</th>
<th>Office Size¹</th>
<th>Asking Rate PSF</th>
<th>Monthly Rate</th>
<th>Comments</th>
</tr>
</thead>
<tbody>
<tr>
<td>7245 Garden Grove Blvd.</td>
<td>G</td>
<td>910</td>
<td>910</td>
<td>$1.35 Mod. Gross</td>
<td>$1,229.00</td>
<td>Reception/private office, restroom and large open office area.</td>
</tr>
<tr>
<td>7245 Garden Grove Blvd.</td>
<td>KL</td>
<td>2,000</td>
<td>2,000</td>
<td>$1.35 Mod. Gross</td>
<td>$2,700.00</td>
<td>Reception, 3 private offices, large open office area and 2 restrooms.</td>
</tr>
</tbody>
</table>

## WAREHOUSE UNITS

<table>
<thead>
<tr>
<th>Address</th>
<th>Suite</th>
<th>Total Size¹</th>
<th>Office Size¹</th>
<th>Asking Rate PSF</th>
<th>Monthly Rate</th>
<th>Comments</th>
</tr>
</thead>
<tbody>
<tr>
<td>7245 Garden Grove Blvd.</td>
<td>A</td>
<td>1,000</td>
<td>±650</td>
<td>$1.35 Mod. Gross</td>
<td>$1,350.00</td>
<td>Reception, 2 private offices, restroom and warehouse/creative space. No ground level loading door.</td>
</tr>
<tr>
<td>7291 Garden Grove Blvd.</td>
<td>F</td>
<td>1,400</td>
<td>±350</td>
<td>$1.40 Mod Gross</td>
<td>$1,960.00</td>
<td>Reception, private office, 2 restrooms, and warehouse with ground level loading door.</td>
</tr>
<tr>
<td>7281 Garden Grove Blvd.</td>
<td>EF</td>
<td>4,000</td>
<td>±650</td>
<td>$1.35 Mod Gross</td>
<td>$5,400.00</td>
<td>Reception, private office, large open office area, 2 restrooms and large warehouse with 2 ground level loading doors.</td>
</tr>
</tbody>
</table>

¹Approximate total and office square footage

---

Hayden Socci, CCIM
Senior Vice President
Lic #01705038
714.935.2379
hsocci@voitco.com

---

Licensed as a Real Estate Salesperson by the CA Bur of Real Estate. 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. ©2020 Voit Real Estate Services, Inc. All Rights Reserved. License #01991785.
PROPERTY HIGHLIGHTS

- Units Range From 1,000 to 6,000 Square Feet
- High Image Business Park
- Twelve (12) Multi-Tenant Industrial/Office/Retail Buildings Totaling 208,200 Square Feet
- Ample Parking 2.4:1 Parking Ratio
- Major Garden Grove Blvd. Frontage
- Ground Level Loading
- Centrally Located
- Close Proximity To The Garden Grove (22), San Diego (405) and Long Beach (710) Freeways

For more information, please contact:

Hayden Socci, CCIM
Senior Vice President
Lic #01705038
714.935.2379
hsocci@voitco.com
For more information, please contact:

Hayden Socci, CCIM
Senior Vice President
Lic #01705038
714.935.2379
hsocci@voitco.com
Garden Grove Business Center
7291 Garden Grove Blvd., Suite F

1,400 Square Feet