



REAL ESTATE SERVICES

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49,506 SF SANTA ANA INDUSTRIAL BUILDING TRADES FOR \$13.1M

Santa Ana, Calif., (March 28, 2025) – Executive Vice President and Partner Michael Hefner, SIOR and Senior Vice President and Partner Mike Vernick, SIOR, CCIM of Voit Real Estate Services' Anaheim office successfully directed the \$13,198,102 sale of a 49,506-square-foot industrial building in Santa Ana on behalf of the seller, Stage Stop 8, LLC. The Hefner Vernick Team also represented the buyer, Daytona Holding, LLC, a locally owned manufacturing company, that will use this property as an auxiliary facility for their Southern California operations.

"The property presented many marketing challenges, including a flag lot access, low clearance, limited truck loading and deteriorating demand," according to Michael Hefner. The Hefner Vernick Team was able to overcome these challenges through a creative and aggressive marketing campaign emphasizing the property's recent renovations, secured lot, and central location orange county location with convenient access to 405, 55 and 5 freeways. The team identified and secured a highly qualified cash buyer that closed escrow in thirty days.

The property is located at 2249 S. Yale Street in Santa Ana.

About Voit Real Estate Services

Voit Real Estate Services is a privately held, broker-owned Southern California commercial real estate firm that provides strategic property solutions tailored to clients' needs. Throughout its more than 50-year history, the firm has completed in excess of \$64.1 billion in brokerage transactions encompassing more than 58,250 brokerage deals. Voit's unmatched expertise in Southern California brokerage, investment advisory, financial analysis, and market research



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enables the firm to provide clients with forward looking strategies that create value for a wide range of assets and portfolios. Further information is available at www.voitco.com.

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