



REAL ESTATE SERVICES

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VOIT BROKERS \$22.25M SALE-LEASEBACK OF A TUSTIN LEGACY ASSET

Tustin, Calif., (February 5, 2026) – Voit Real Estate Services is pleased to announce the \$22,250,000 sale-leaseback of a 55,022-square-foot industrial trophy asset located in the Tustin Legacy District. Peter Castleton, Executive Vice President and Partner of Voit's Anaheim office, represented the seller, Mr. Bob Istwan, CEO of Motive Energy, a nationally recognized leader in advanced energy and connectivity technologies.

"This was a highly strategic sale-leaseback that secured long-term occupancy for the seller while delivering an institutional-quality investment to a private buyer," said Peter Castleton.

The property, located at 2692 Dow Avenue, is positioned in the heart of Orange County's most sought-after innovation corridor. The building features over \$3 million in modern improvements designed to support high-performance operations, engineering, and technological development, including 25,000 square feet of finely appointed headquarters office space and nearly 30,000 square feet of warehouse space with five loading doors.

"This transaction supports Motive's long-term growth strategy by preserving our presence in a location that is central to our operations, our workforce, and our Southern California customers," stated Bob Istwan.

Senior members of the Zehner Hill Industrial Group from Voit's Irvine office, Adam Hill, Mitch Zehner, and Michael Zehner, represented the buyer, Deercreek Yorba Linda LLC, a local private investor.

About Motive Companies, LLC

Motive Companies is a leading provider of renewable energy and infrastructure solutions for industrial and commercial applications. Our comprehensive portfolio includes energy storage & management, solar photovoltaic, lithium-ion batteries, electric vehicle & forklift charging, energy credits, as well as wireless, broadband & 5G. For more information, visit www.motivecompanies.com.

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



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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 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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