

# 9601-9603 JOHN STREET, SANTA FE SPRINGS, CA

9601 JOHN STREET



9603 JOHN STREET



 FOR LEASE

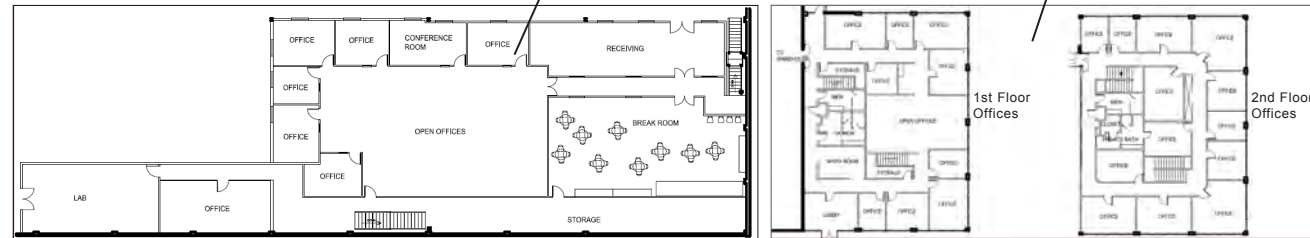
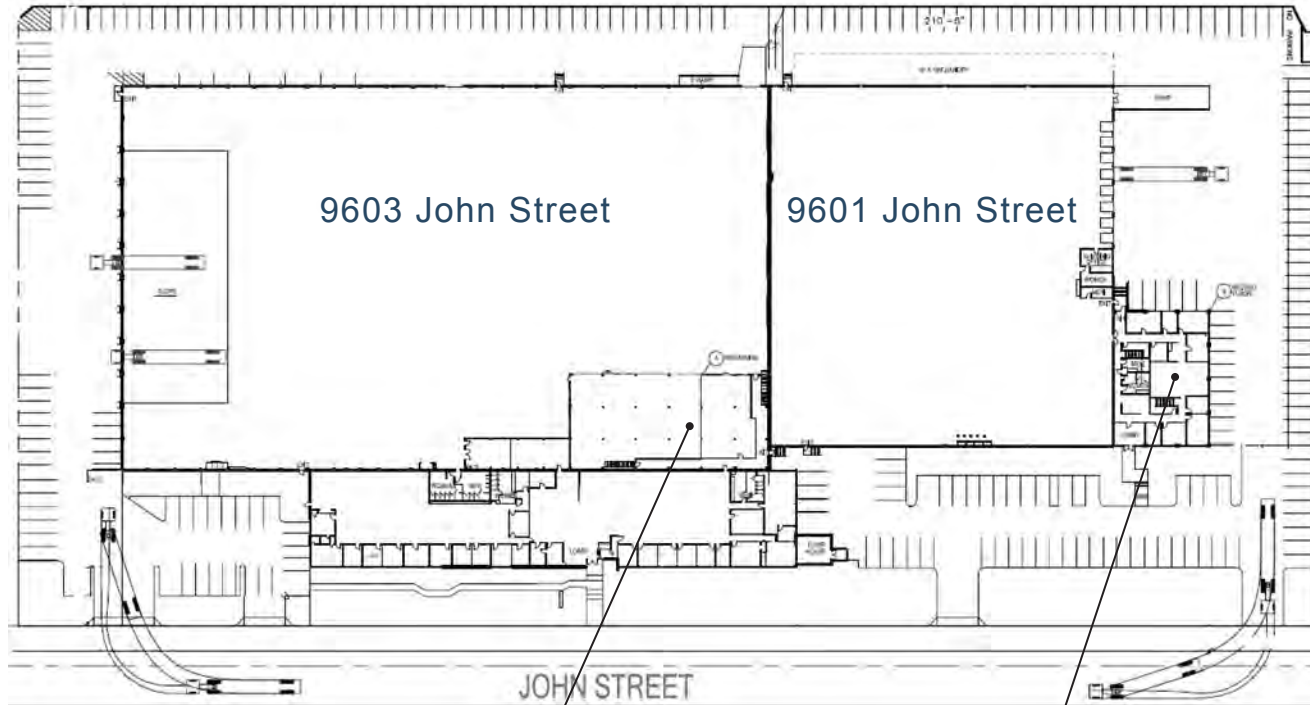
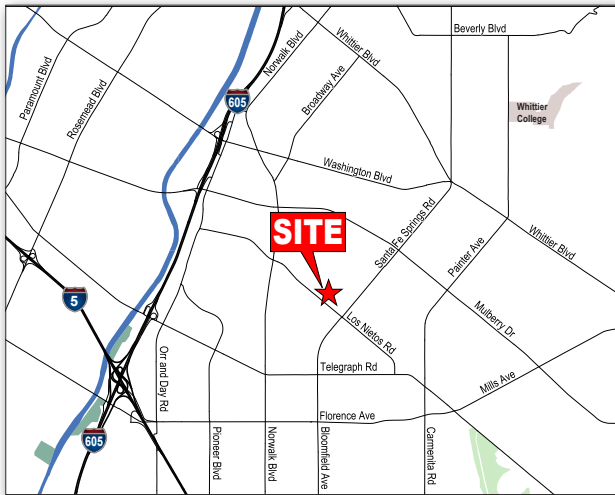
Exclusively  
Offered by:

***Voit***  
REAL ESTATE SERVICES

 JONES LANG  
LASALLE<sup>®</sup>  
*Real value in a changing world*

**PROPERTY FEATURES:**

- 174,403 Square Foot Industrial Building
- 30,127 SF of Executive Office Space (2 separate office pods: 20,059 SF and 10,068 SF)
- 14 Dock High Positions
- 2 Ground Level Doors
- 22'-28' Warehouse Clearance
- Two (2) Fenced Yard Areas
- Calculated Fire Sprinkler System
- Heavy Well Distributed Power: 4,600 Amps, 277/480 Volts
- 6,667 SF of Bonus Mezzanine Office
- Easy Access to 5, 605, and 105 Freeways
- Asking Lease Rate: \$0.43 PSF NNN



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.

Exclusively Offered by:

**Robert J. Socci**  
 Executive Vice President  
 714.935.2314  
 rsocci@voitco.com  
 Lic. #00936016

**Cameron Driscoll**  
 Jones Lang LaSalle  
 949.885.2976  
 cameron.driscoll@am.jll.com  
 Lic #01224141

**Luke McDaniel**  
 Jones Lang LaSalle  
 949.885.2974  
 luke.mcdaniel@am.jll.com  
 Lic #01203625

**Voit**  
 REAL ESTATE SERVICES

**JONES LANG  
 LASALLE**  
*Real value in a changing world*