




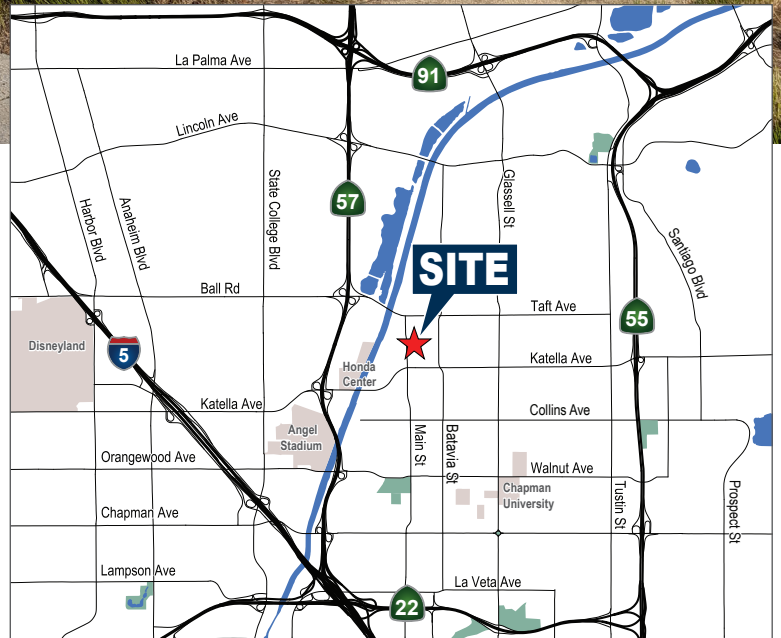
NORTH ORANGE INDUSTRIAL PARK

1307 W. TRENTON AVE., ORANGE
± 3,915 SF



PROPERTY FEATURES

- Desirable City of Orange location
- Refurbished Space
- Office/Industrial Units
- Clear Span Warehouse
- Ground Level Loading
- Ample Parking
- Professionally Managed Property
- Excellent Access to ,  and  Freeways
- 72 Restaurants within a 2 Mile Radius



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Voit
REAL ESTATE SERVICES

CARGILE
COMMERCIAL GROUP

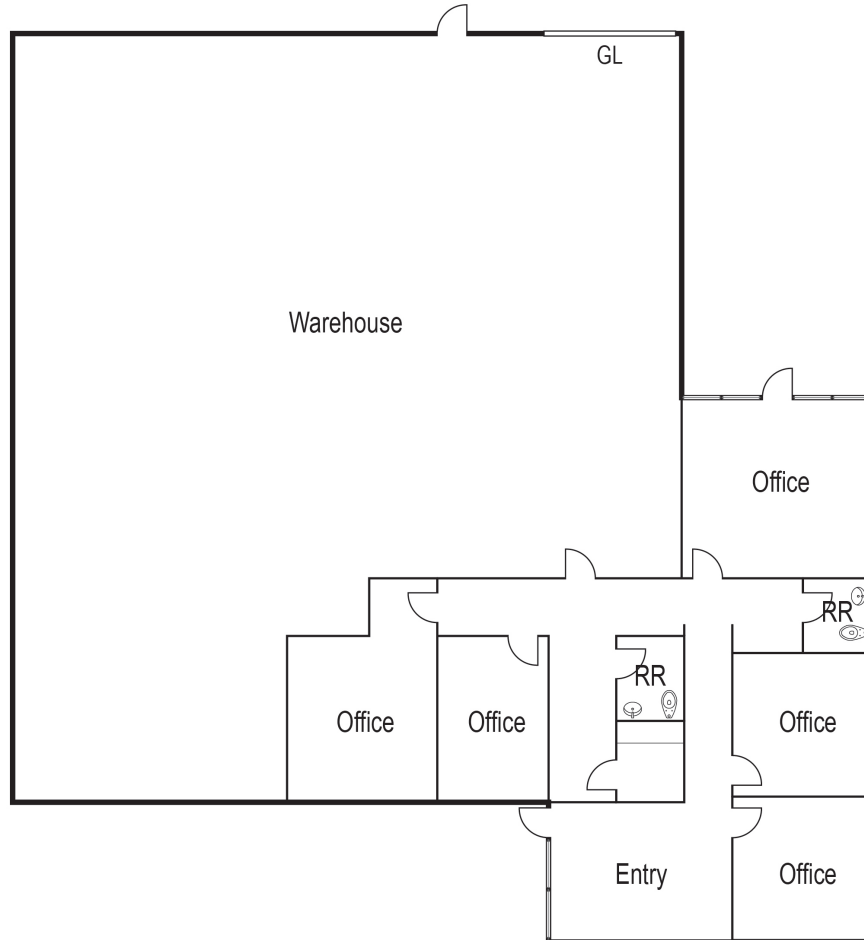
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ALERE 

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FLOOR PLAN



Address	Total Size	Office Size	Asking Rate	Monthly Base Rate	Comments
1307 W Trenton Ave.	±3,915	±1,000	\$1.85/PSF	\$7,243.00	Reception, Five Private Offices, Two Restrooms, Warehouse, Ground Level Door. Available March 1, 2026.

There is an additional \$0.15 per square foot CAM fee (Common Area Maintenance)
Square footages are approximate.

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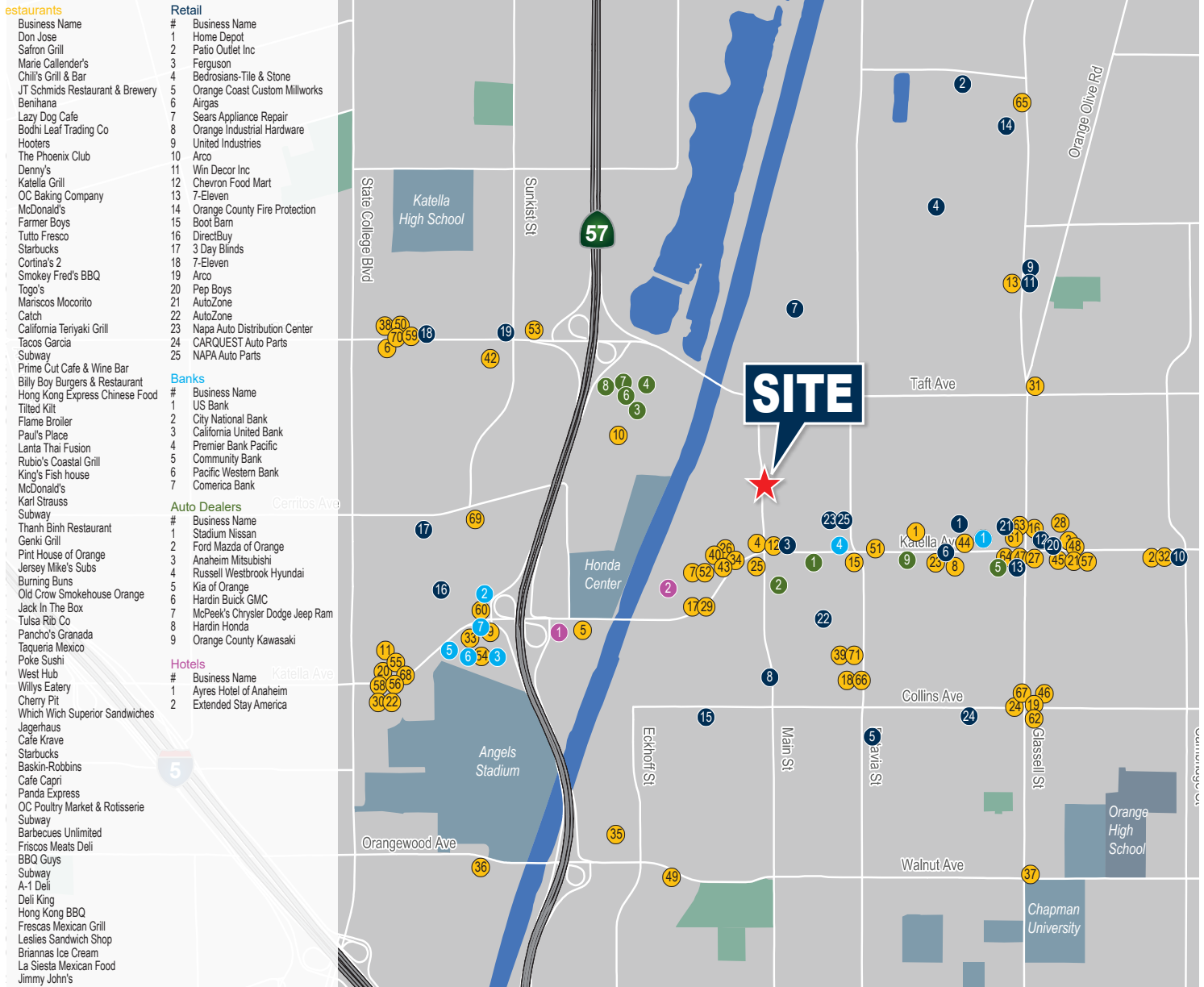
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SURROUNDING RETAIL AMENITIES



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REGIONAL AERIAL



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