



25,074 SF Retail Building in Yorba Linda

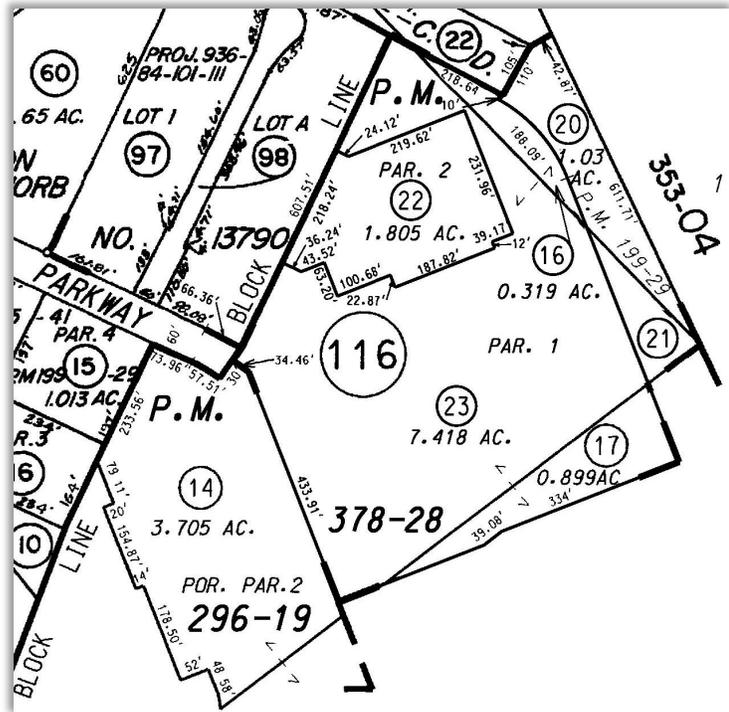
For Sale or Lease: 22999 Savi Ranch Parkway Yorba Linda, CA

- Approximate 25,074 SF building located in Savi Ranch with other large retailers including Kohl's, Costco, Home Depot, Sprout's, Ashley Home Store, Dick's Sporting Goods, Michaels, Best Buy and many more.
- Previously Buy Buy Baby with high ceilings, lighting throughout, set up for retail displays and loading area in the back of the building with dock high door.
- Excellent signage on the building and monument and pole sign.
- Ample parking on site with 1.8 acres of land. Newer construction, sprinklers and polished concrete floors. Open retail floor plan with rear storage area.
- Located with freeway visibility to the 91 freeway. Affluent neighborhood with average household income over \$166K annually.



Property Description

Total Building Square Footage:	25,074 Square Feet
Lot Size:	1.81 acres
APN:	352-116-22
Year Built:	2014
Zoning:	Savi Ranch Planned Development
Previous Tenant:	Buy Buy Baby



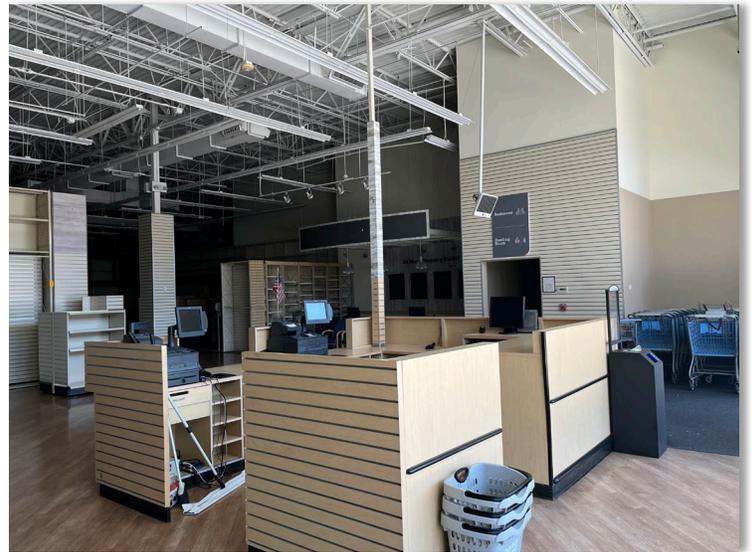
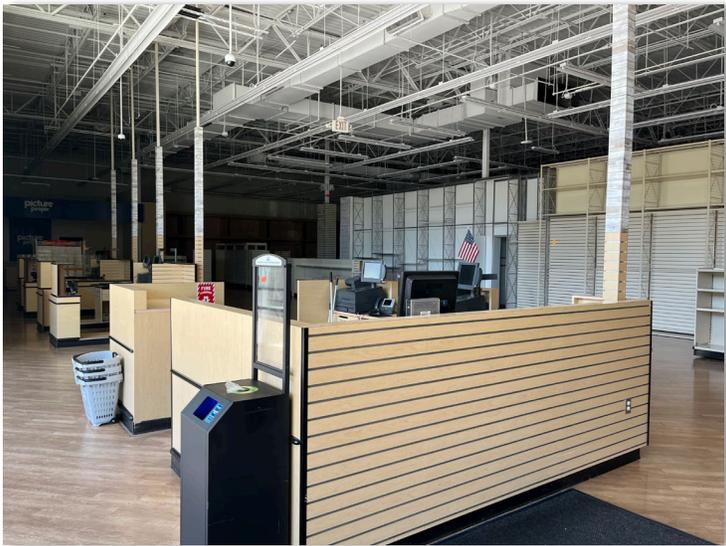
Top Commercial Realty

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*All information deemed reliable but not guaranteed. Buyer to verify square footage, use and other information. *



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