



# 4,070 sq. ft.

## Industrial Condo For Sale

- Two-story office/warehouse condominium
- Reception, office area, private upstairs office
- Up to 80% financing for conventional lending
- Up to 90% financing for SBA loans
- Fully amortized fixed rate starting as low as 4.05%\*

**JOHNSTON PACIFIC**  
COMMERCIAL REAL ESTATE, INC.

Rob Johnston 949-366-2020



Jake Larsen 949-303-9724



[www.johnston-pacific.com](http://www.johnston-pacific.com)

PRSR STD  
U.S. POSTAGE  
PAID  
Laguna Niguel, CA  
PERMIT NO. 400

\*Loan rates are effective as of 10/24/2013. Loan rate and programs are subject to change without notice. Please see banker. Credit qualifications differ for loan-to-value exceeding 85% and a higher rate may apply. Certain restrictions apply. All loans are subject to credit approval, verification and collateral evaluation. Member FDIC. Equal Housing Lender. The information above has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it, make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. All information is subject to change without notice.

Ready to Own?



# 1,740 sq. ft. Industrial Condo For Sale

- Smallest industrial space for sale in South Orange County
- Reception, two offices, office area and warehouse

Call Johnston Pacific Commercial Real Estate to learn about this property and how it can meet your business' needs. First Citizens Bank will provide your best financing solution.

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Citizens  
Bank**

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