

# FOR LEASE

## ± 4,417 SF – Flex Space

**Ashwill  
Associates**  
COMMERCIAL REAL ESTATE

**VIRTUAL  
TOUR**

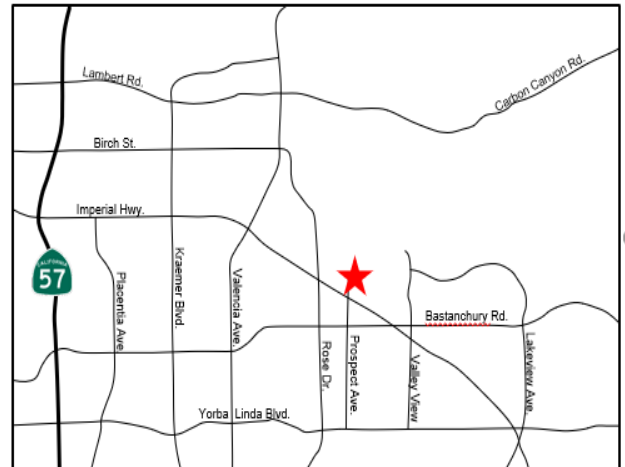


[www.YorbaLindaCommerceCenter.com](http://www.YorbaLindaCommerceCenter.com)

**Location:** 3900 Prospect Ave, Unit E  
Yorba Linda, CA 92886

**Layout:** 95% Office – 5% Warehouse

- Features:**
- 4,417 sq. ft.
  - 7 Private Office
  - 2 Private Restrooms
  - Open Reception
  - Break Room
  - Ground Level Roll-Up Door (12x12)



**Gary Martinez, SIOR, CCIM**  
**(714) 905-9383**

[gary@ashwillassociates.com](mailto:gary@ashwillassociates.com)

CA DRE#01318932

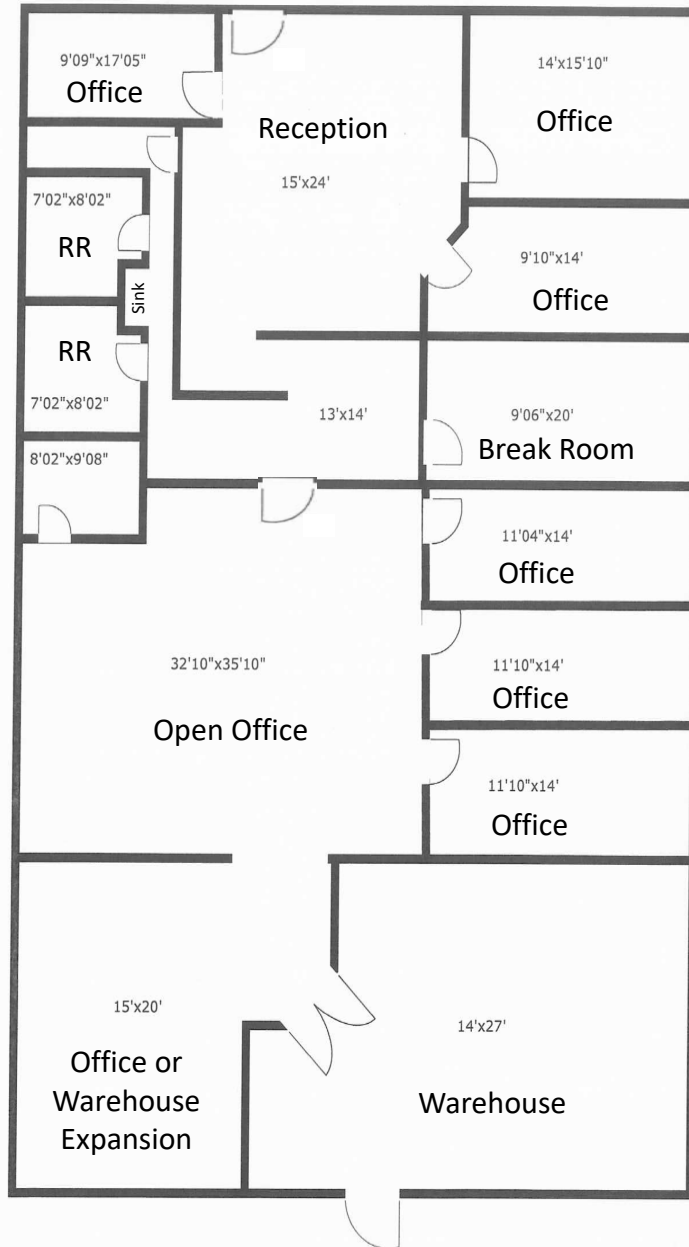
The information contained herein has not been verified by real estate brokers. Although we have no reason to doubt its accuracy we do not guarantee it. Buyers and tenant should verify information independently.

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Reception



Warehouse



Break Room



Open Office Space



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