

# PROFESSIONAL OFFICE SPACE FOR LEASE



**14151 NEWPORT AVE., TUSTIN, CA 92780**

- About: Lease availability located within a well maintained, free standing professional office building. Property has recent common area renovations, well-lit parking lot, and multiple areas of ingress/egress access.
- Features:
- Second floor office space
  - Units have lots of natural light and windows
  - Plenty of onsite parking
  - Pride of Ownership
  - Multiple ingress/egress access
- Location:
- Immediate freeway access - 5 & 55 freeways
  - Near many local eateries and amenities (Irvine Spectrum, Old Town Tustin, John Wayne Airport, and Tustin Marketplace)

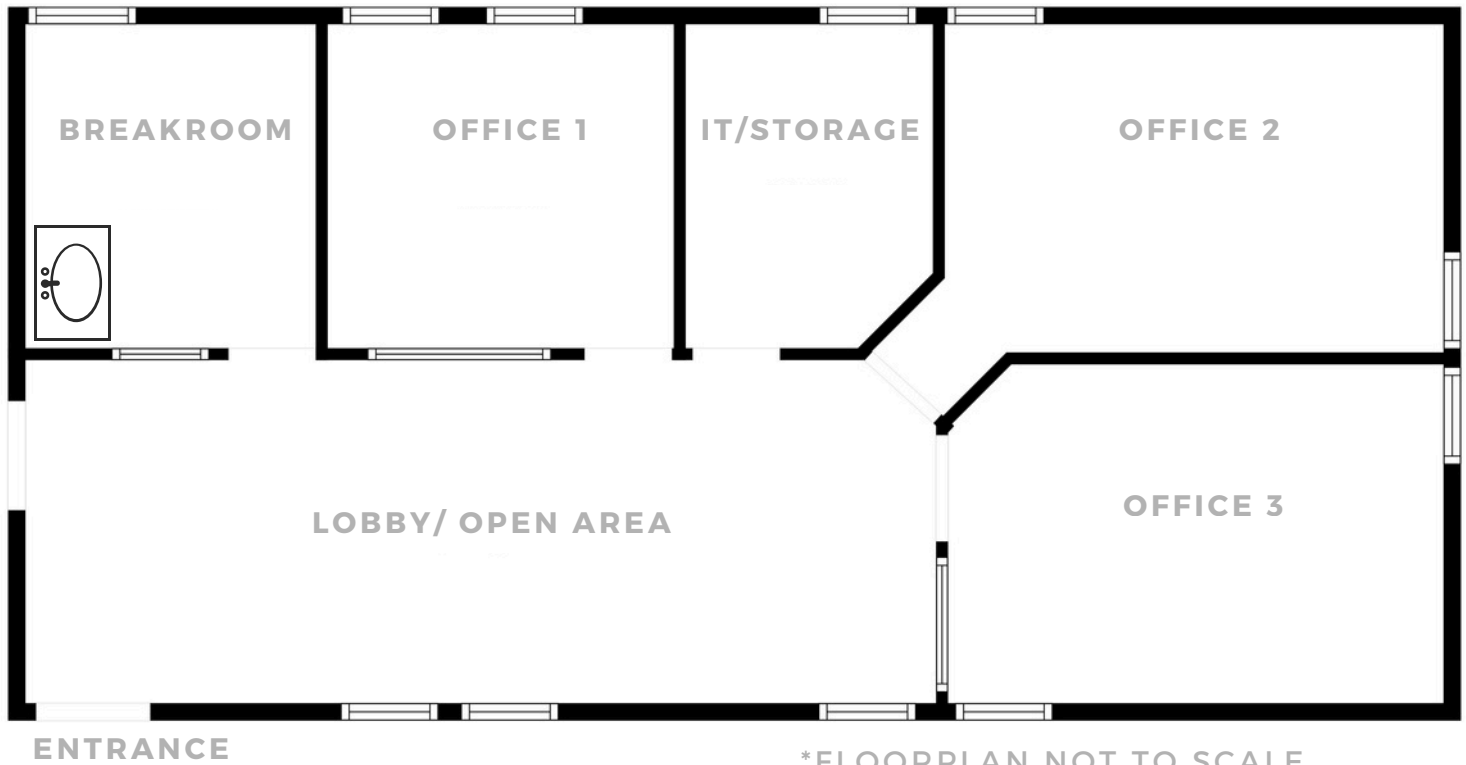


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# MOVE-IN READY OFFICE SPACE

## SUITE 204



## SUITE 204 - 950 RSF

Rate: \$1,757/mo. (\$1.85/sf) gross

- Features:
- Corner unit with windows in all offices
  - (3) private offices, can be reconfigured
  - Breakroom area with sink
  - Lobby area
  - IT room (can be an office)
  - Move-in ready
  - Brand new flooring and paint
  - Tenant pays electricity, Landlord pays water and trash



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# INTERIOR PHOTOS

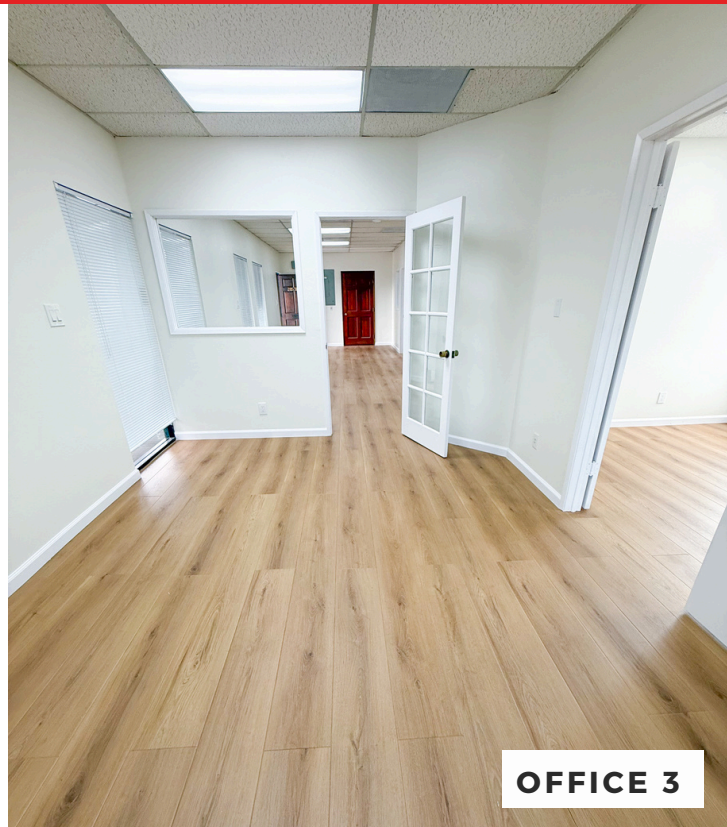


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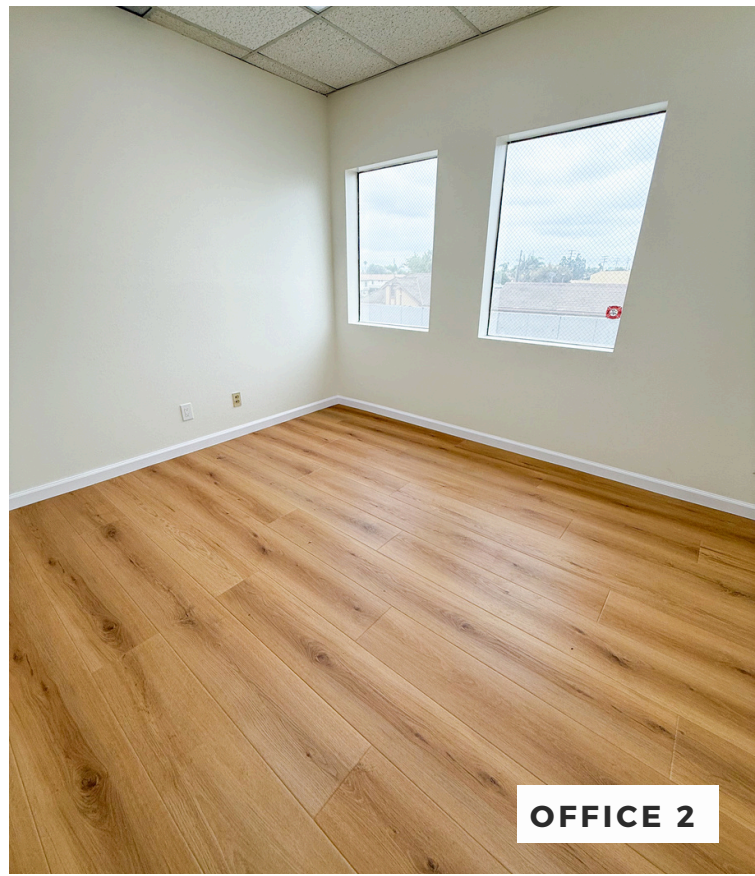
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# INTERIOR PHOTOS



**LOBBY FACING KITCHENETTE & OFFICE 1**



**OFFICE 2**



**OFFICE 2**



**STORAGE**

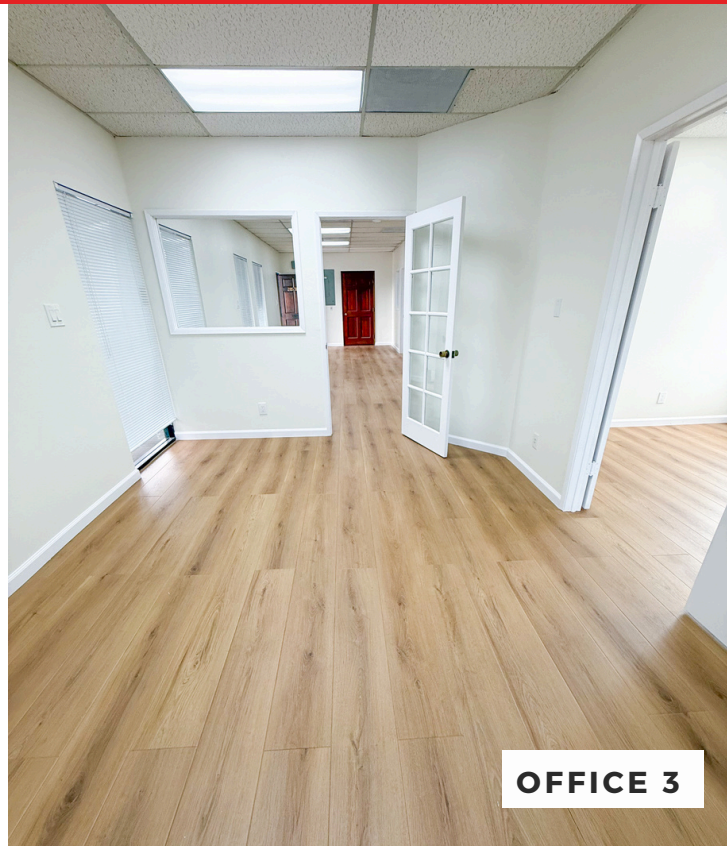


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