

±1,975 SF OFFICE SPACE AVAILABLE

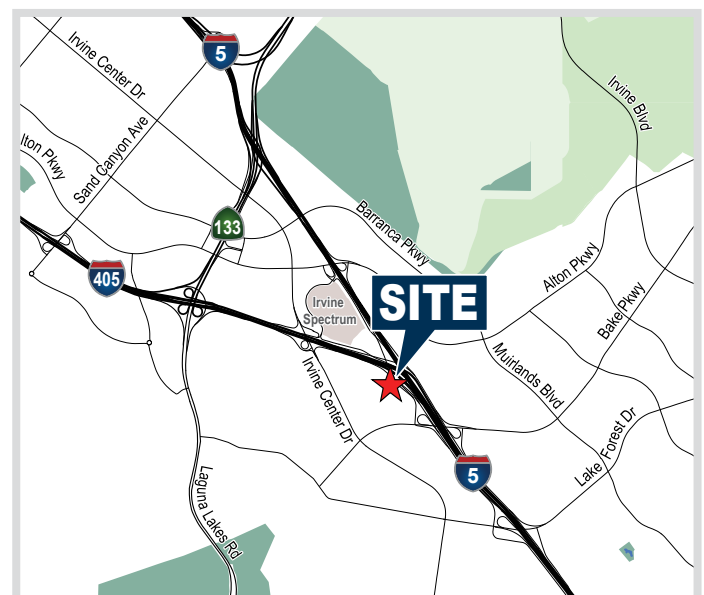
8911 Research Drive, Suite 100, Irvine, CA 92618



BRENEXUS LIMITED EDITION

FEATURES

- Suite 100: 1,975 SF
- 1st Floor Office Space
- 5.4 General Industrial Zoning Allows for a Wide Variety of Uses
- Efficient floor plan with 3 private offices, large open area, kitchen, and access to shared conference room
- Abundant Natural Light
- 3.5:1,000 Parking Ratio
- Easy Access to the 5 and 405 Freeways, and 133 Toll Road
- Walking distance to Los Olivos Marketplace, and a 5 minute drive to an abundance of other retail amenities and restaurants at the Irvine Spectrum, Spectrum Crossroads, and Lake Forest Gateway

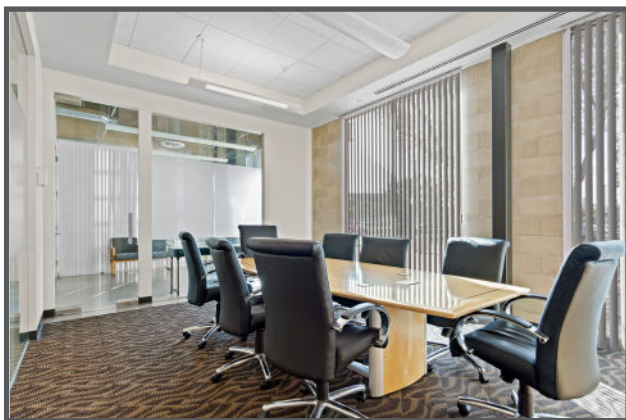
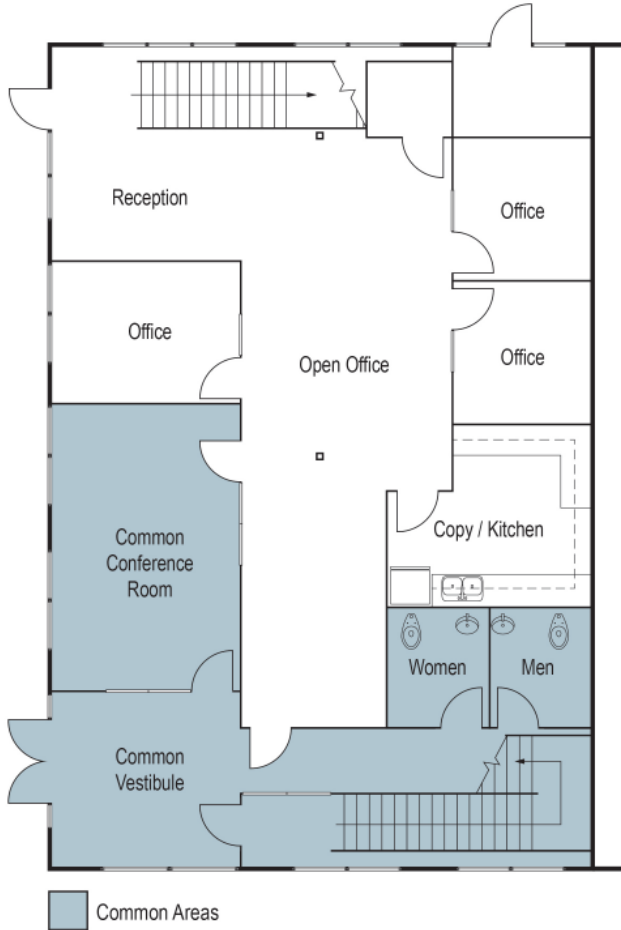


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Voit
REAL ESTATE SERVICES

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