

AVAILABLE FOR LEASE

±18,920 SQ. FT. CREATIVE OFFICE BUILDING

75 DOPPLER | IRVINE, CA



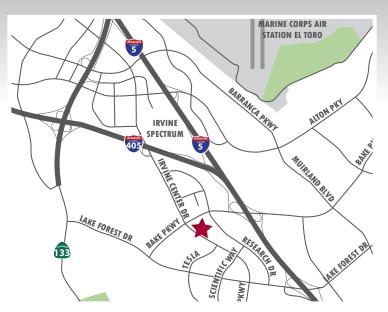
PROPERTY FEATURES

- ±18,920 SF Freestanding Creative Office Building
 - Exposed Ceiling with Hard Ducting
 - Polished Concrete Floor
 - Abundant Glassline with Operable Windows
- Divisible to 9,460 SF & 4,730 SF
- ±1,020 SF Enclosed Indoor/Outdoor Patio
- 4:1 Surface Free Parking
- Signage on Irvine Center Drive
- Close Proximity to John Wayne Airport
- Minutes to Irvine Spectrum Entertainment Center
- Immediate access to Santa Ana (5) and San Diego (405) Freeways and Eastern Transportation Corridor (133) Toll Road

For more information, please contact:

ALTON BURGESS

Senior Vice President (949) 724-4722 aburgess@lee-associates.com BRE# 01717094 TRAVIS HAINING Senior Vice President (949) 724-4711 thaining@lee-associates.com BRE# 01483191



RYAN LAWLER

Associate (949) 724-4718 rlawler@lee-associates.com BRE# 01935961

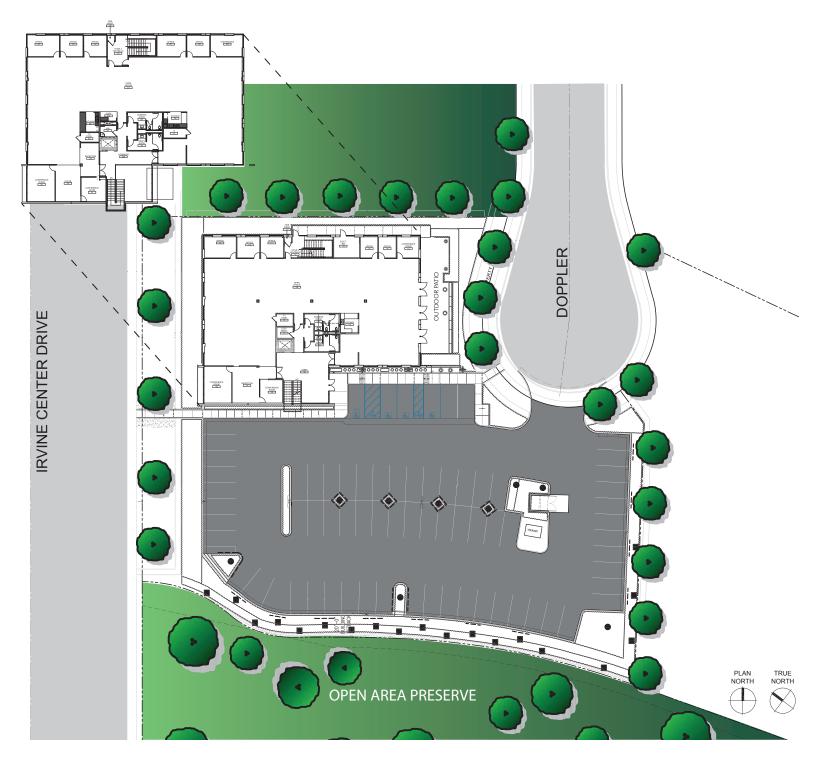
LEE & ASSOCIATES - NEWPORT BEACH, INC.

A member of the Lee & Associates Group of Companies 100 BAYVIEW CIRCLE, SUITE 600 NEWPORT BEACH, CA 92660 949.724.1000 | WWW.LEE-ASSOCIATES.COM

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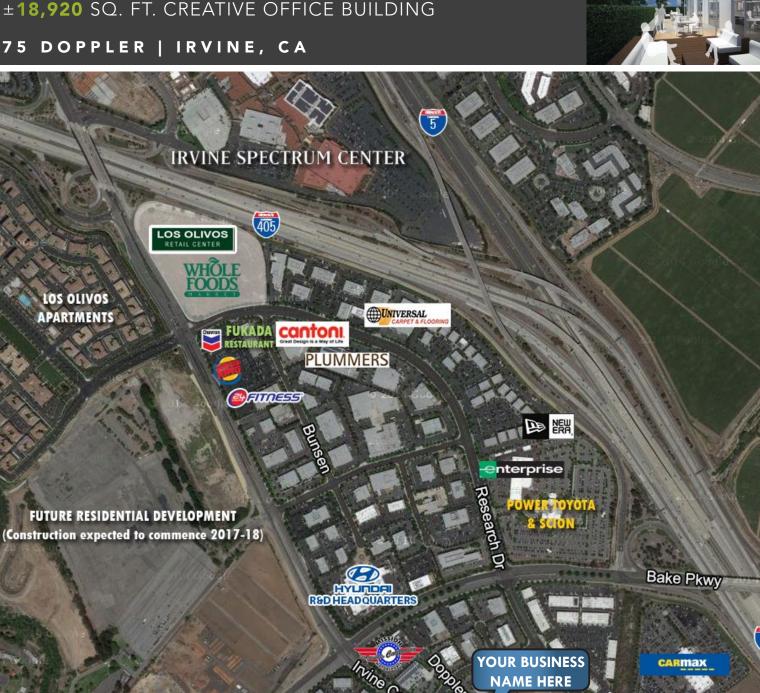
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ENCLOSED OUTDOOR PATIO W/ GLASS DOORS

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