



## 170 Newport Center Dr

170 Newport Center Dr, Newport Beach, CA 92660



**Karen Sunday**

Karen A Sunday & Associates

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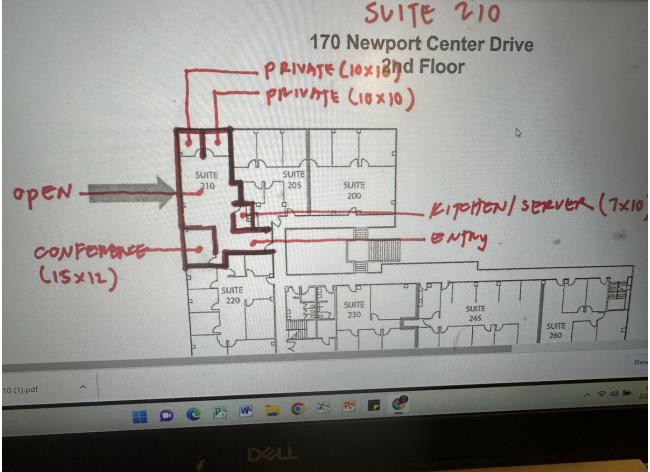
(949) 632-7727



# 170 Newport Center Dr

\$49.80 /SF/YR

This suite is a sublease but tenant will vacate for a new lease w Irvine Company  
 Plug and Play ready to go  
 Furniture available- beautiful corner space w great views  
 2 Story Office bldg owned by the Irvine Company in Newport Center- Ocean views and free surface parking...

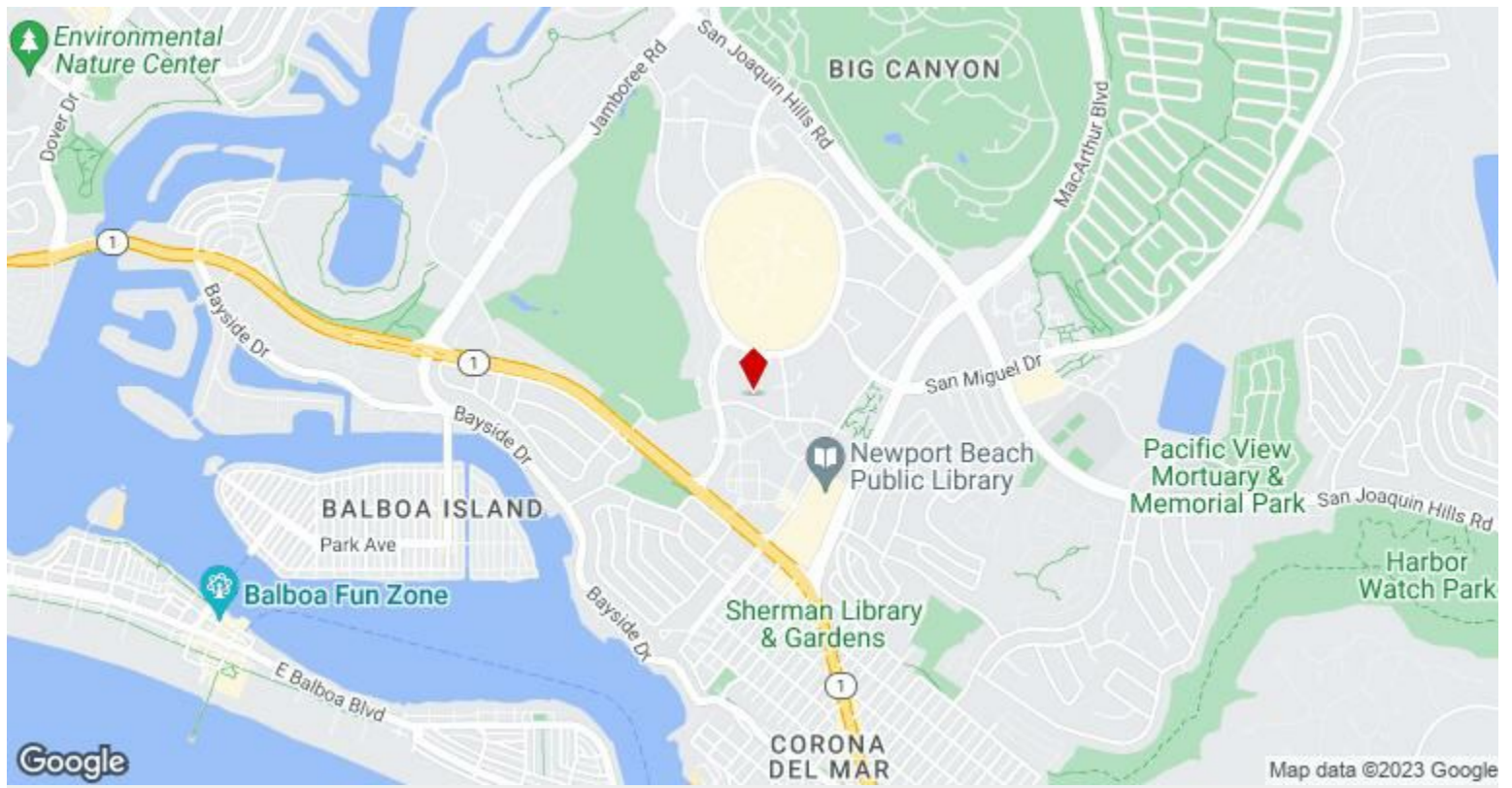


Rental Rate:	\$49.80 /SF/YR
Property Type:	Office
Building Class:	B
Rentable Building Area:	20,749 SF
Year Built:	1975
Walk Score ®:	68 (Somewhat Walkable)
Transit Score ®:	42 (Some Transit)
Rental Rate Mo:	\$4.15 /SF/MO

## 2nd Floor Ste 210

Space Available	1,476 SF
Rental Rate	\$49.80 /SF/YR
Date Available	Now
Service Type	Full Service
Space Type	Sublet
Space Use	Office

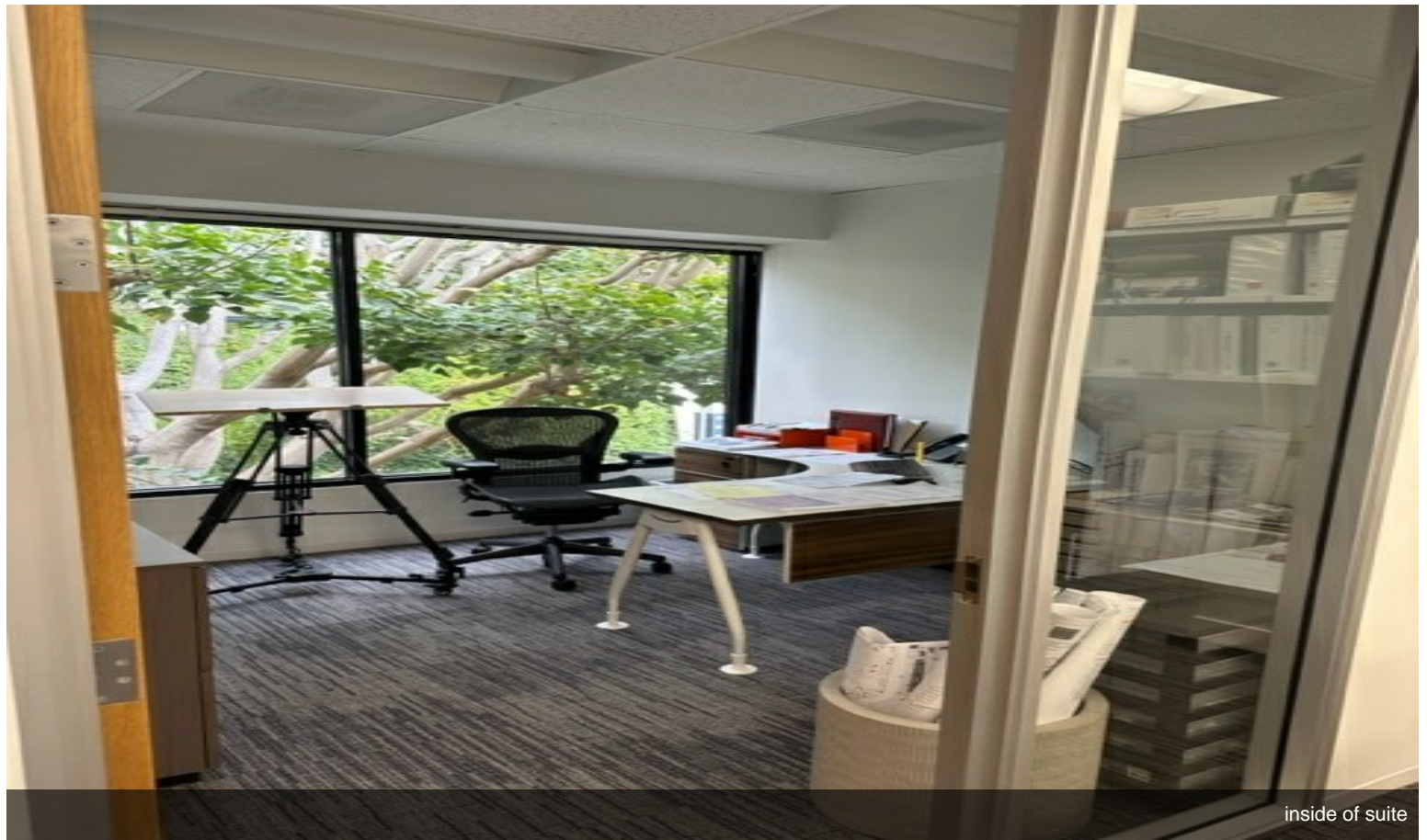
Beautiful dual corner office with a lot of glass- 2 private offices, kitchen, conference room and large open area. Currently an architect suite. Please call to show- Tenant needs to vacate within 30 days from subleasing- Tenant prefers to have new tenant go direct w the Irvine company



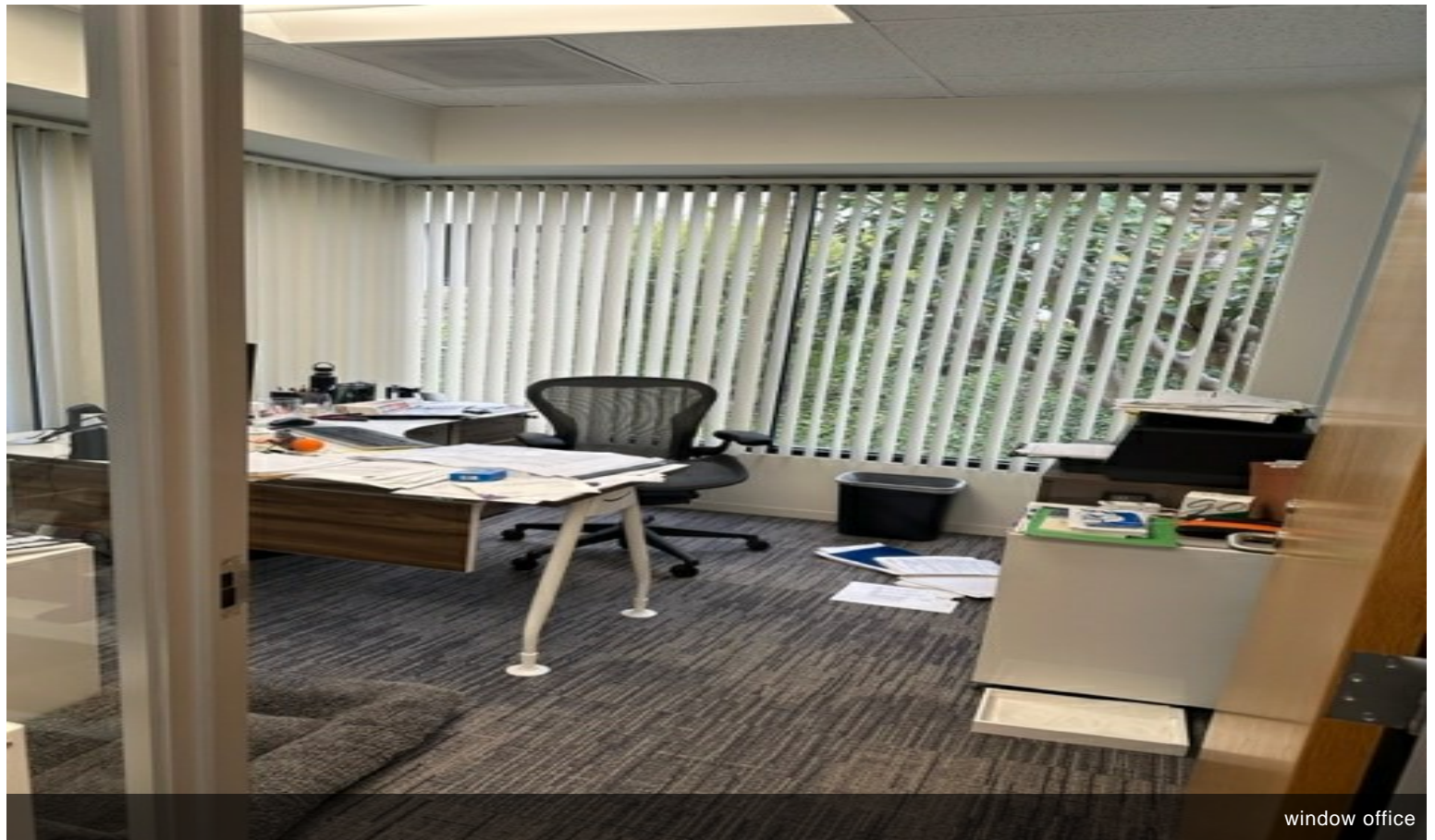
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# Property Photos



inside of suite

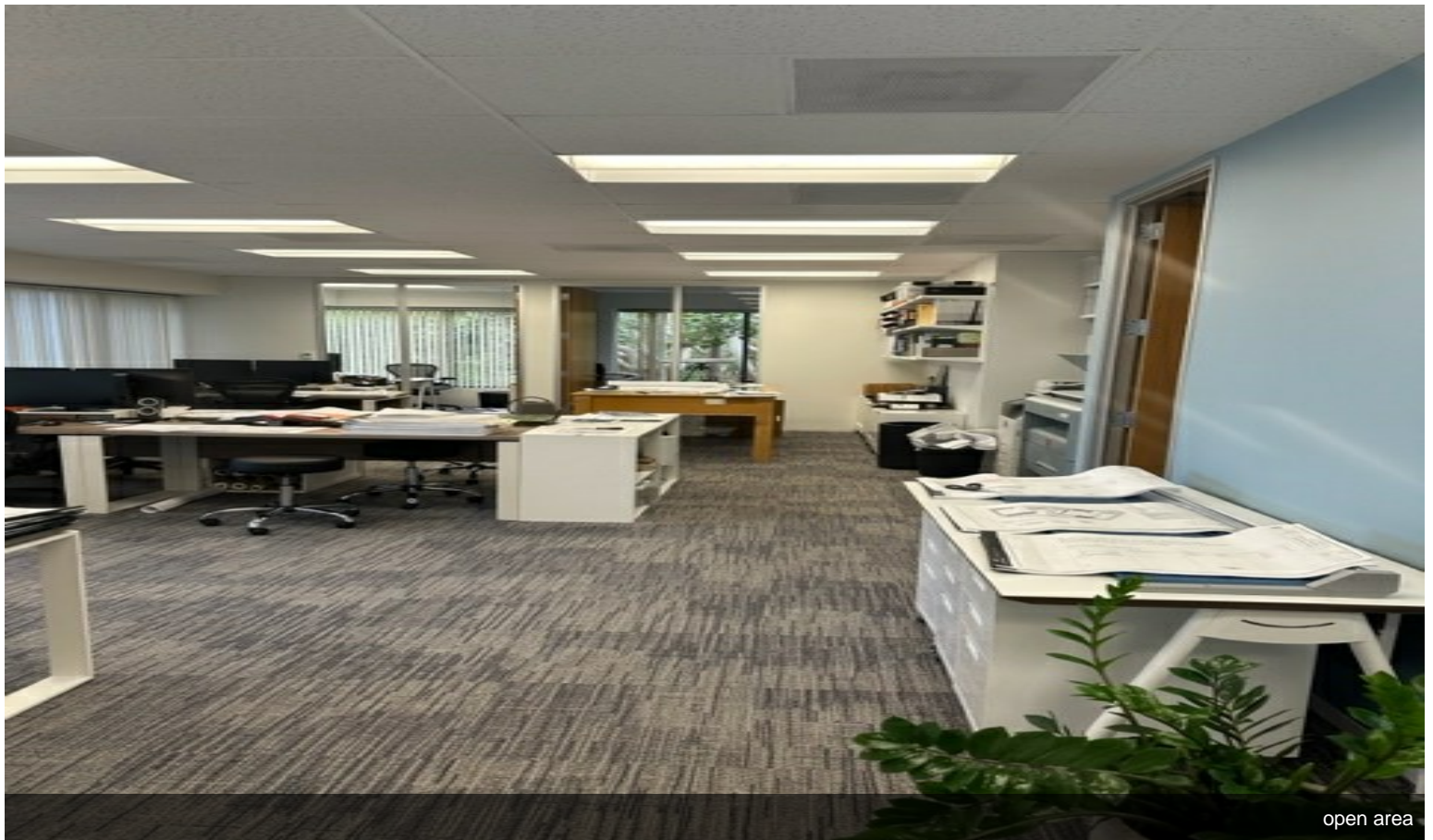


window office

# Property Photos

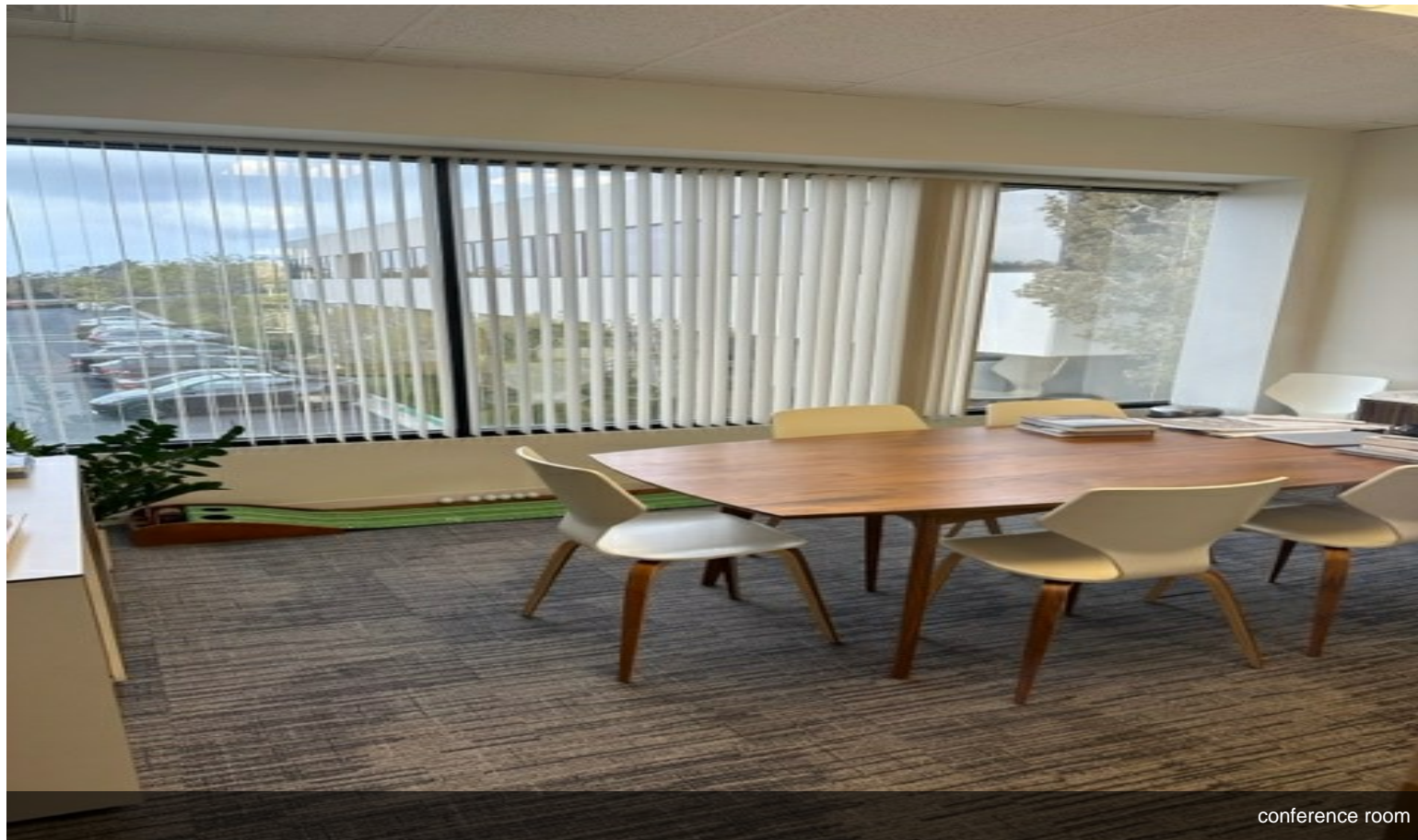


kitchen

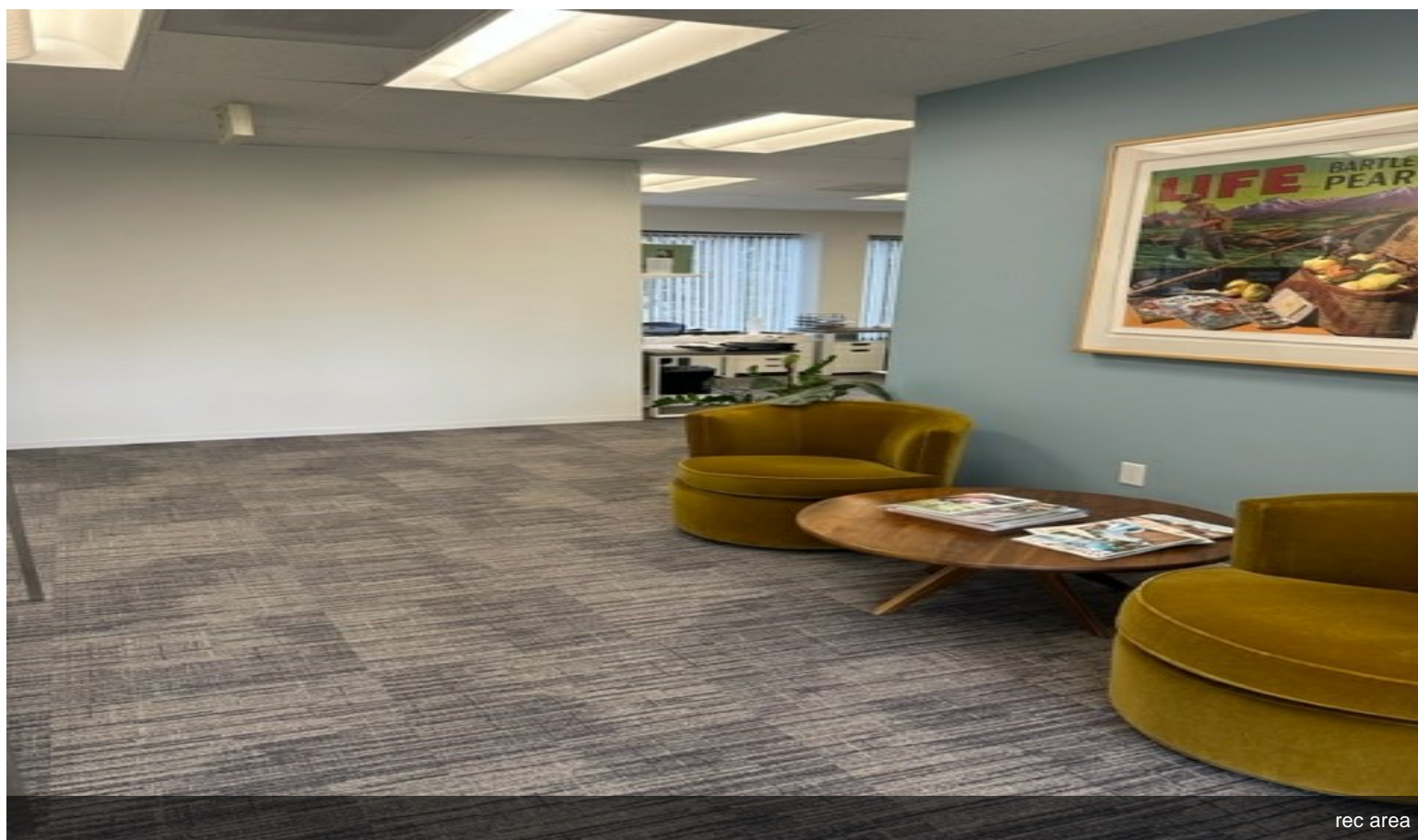


open area

# Property Photos



conference room



rec area