

±3,300 SF SHOWROOM BUILDING FOR SALE OR LEASE
2306 NEWPORT BOULEVARD
COSTA MESA, CA 92627



FREEWAY VISIBILITY



PROPERTY HIGHLIGHTS

- ±3,300 SF freestanding retail showroom/creative office building
- 55 Freeway visibility
- Monument signage on Newport Blvd.
- Private fenced yard area w/remote controlled electric gate
- 1 ground level door (10'x10') and 1 glass roll-up door
- 14' clear height
- 16 parking spaces (4.8:1 ratio)
- 100% HVAC
- Polished concrete flooring
- Exposed ceilings
- Flexible zoning allows many uses including auto sales and medical
- DO NOT DISTURB TENANT - TOURS BY APPOINTMENT ONLY

CHRIS CONWAY

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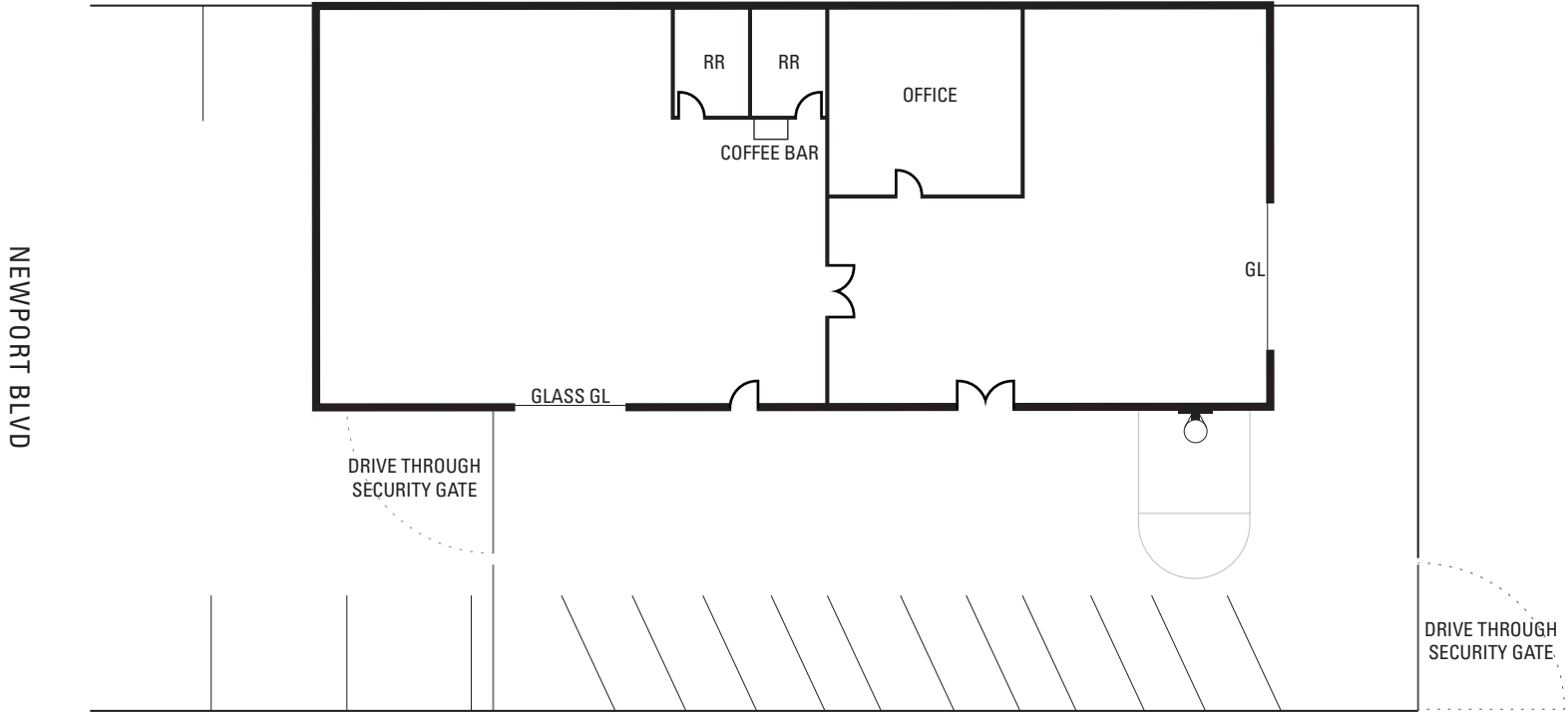


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