

# TRABUCO HILLS MEDICAL CENTER

27725 Santa Margarita Parkway Mission Viejo, CA



**LEVELASSET**  
COMMERCIAL REALTY



## PROPERTY HIGHLIGHTS

The Trabuco Hills Medical center is a class A multi tenant medical/ office building consisting of approximately 35,182 square feet. Tenant mix includes Dentistry, Physical Therapy, Dermatology, Imaging and more. The building sits on the corner of Los Alamos Blvd. and Santa Margarita Parkway. Major nearby tenants include Sprouts, Party City, CVS Pharmacy, Ralphs, TJ Maxx, Petco and more.

## FOR LEASE

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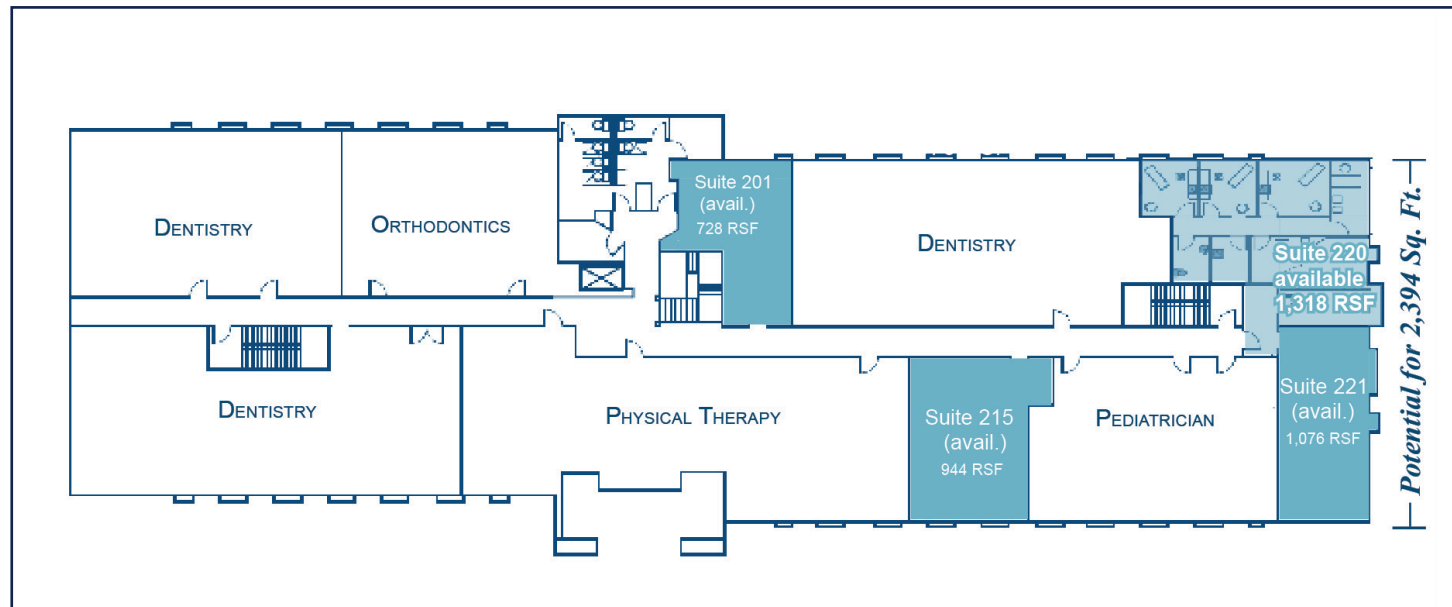
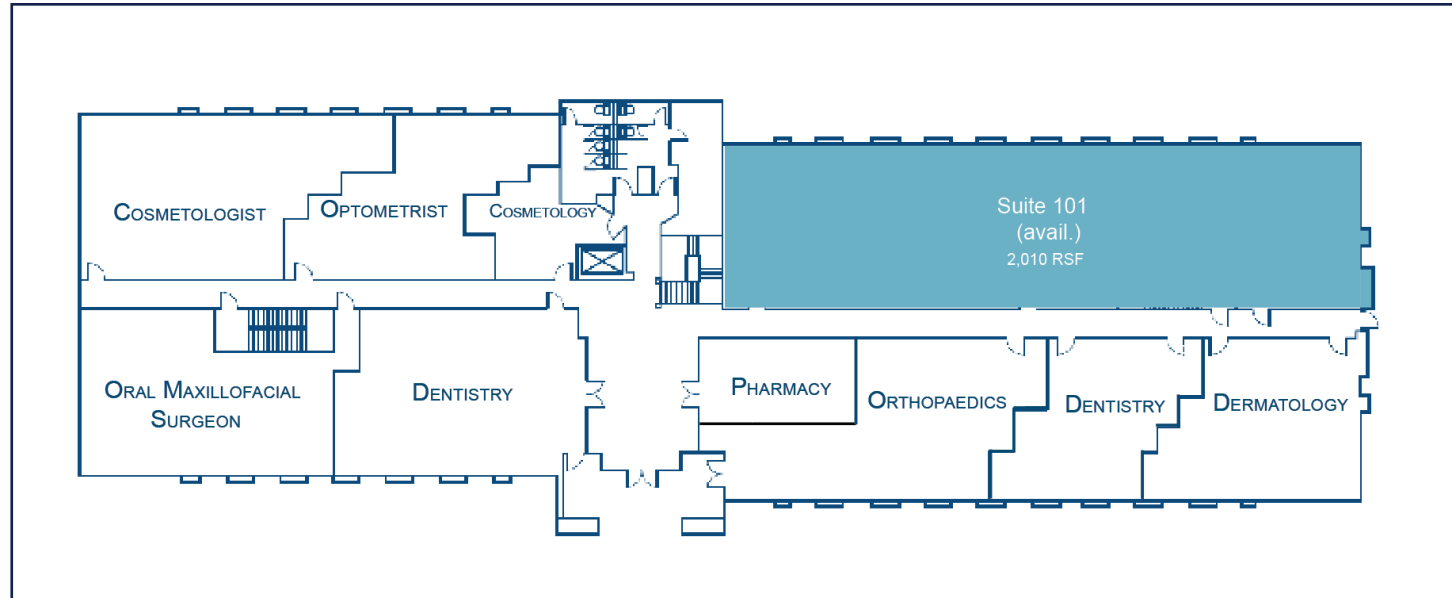
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## AVAILABILITY

- Fully built out Medical Offices available
- Tenant improvement allowance to qualified Tenants
- \$2.25/RSF NNN

- Suite 101: 2,010 RSF
- Suite 201: 728 RSF
- Suite 215: 944 RSF
- Suite 220: 1,318 RSF
- Suite 221: 1,076 RSF

\*Suite 220 and 221 can be combined to total 2,394 rentable square feet



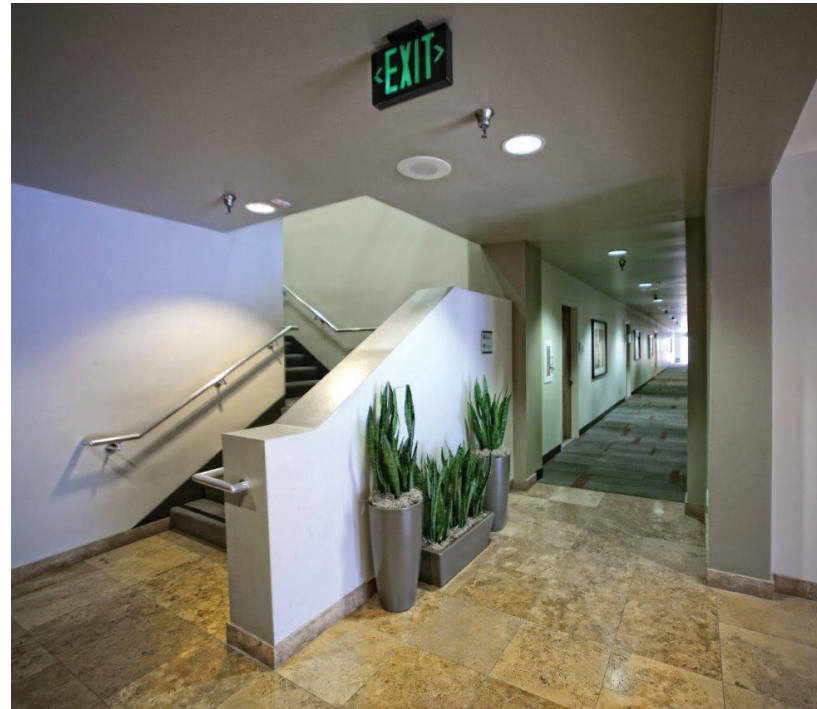
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