

# OFFICE SPACE FOR LEASE

# 1000 CORPORATE CENTER DRIVE

MONTEREY PARK, CALIFORNIA



## FOR MORE INFORMATION, PLEASE CONTACT:

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# Property Features

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- › New ownership - Omninet Capital
- › Class “A” office space
- › Large floor plates
- › 4/1,000 free parking
- › Onsite café
- › Corporate identity
- › EV charging stations
- › Direct access to the 10, 710 and 60 freeways
- › Easy access to mass transit
- › Centrally located to numerous restaurants and retail amenities
- › Energy Star certified



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# Amenities

- 1 Metro Link Station at Cal State LA
- 2 Wells Fargo
- 3 Cal State Los Angeles
- 4 Monterey Park Golf Club
- 5 Luminarias
- 6 Monterey Hill
- 7 Atlantic Times Square Shopping Center
- 8 AMC Theatres
- 9 LA Fitness
- 10 Monterey Park Mall
- 11 Comfort Inn
- 12 East West Bank
- 13 Monterey Park Hospital
- 14 Bank of America
- 15 IHOP
- 16 Panda Express
- 17 Starbucks
- 18 Ralphs
- 19 California Bank and Trust
- 20 Carrows Restaurant
- 21 The Coffee Bean
- 22 Denny's
- 23 Chipotle
- 24 LA County Sherriff's Department (HQ)



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## Availabilities

SUITE	RSF	RENTAL RATE	DESCRIPTION
308	2,164	\$2.75 per RSF per month FSG	Four window offices, two interior offices, reception, open work area and storage.
320	2,366	\$2.75 per RSF per month FSG	Three window offices, break room, storage, open work area and reception.
450	9,118	\$2.75 per RSF per month FSG	Large block of office space divisible to approximately 1,500 RSF.
530	1,317	\$2.75 per RSF per month FSG	Proposed move-in ready suite consisting of two offices, conference room, break area, open work area and reception.
555	2,636	\$2.75 per RSF per month FSG	Two window offices, two interior offices, break room, open work area and reception.

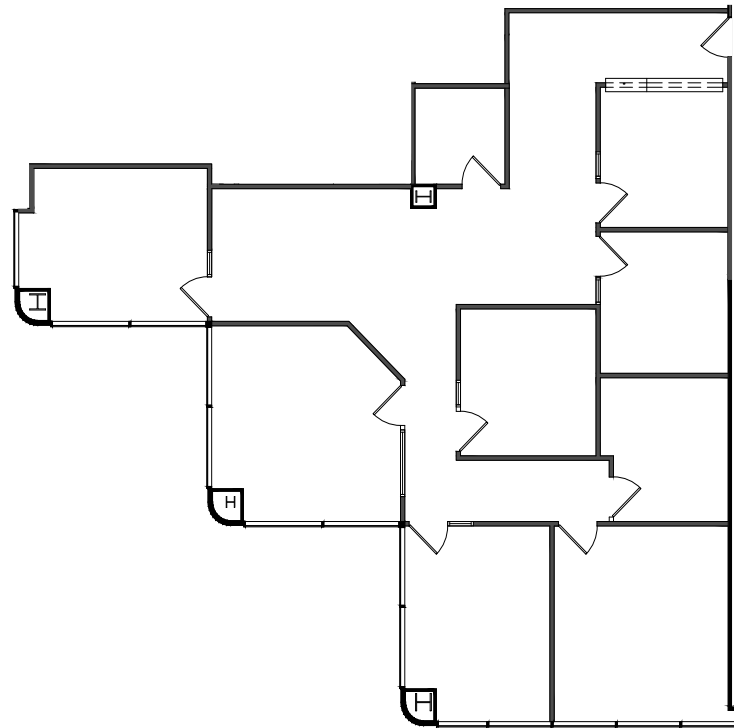


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# Floor Plans

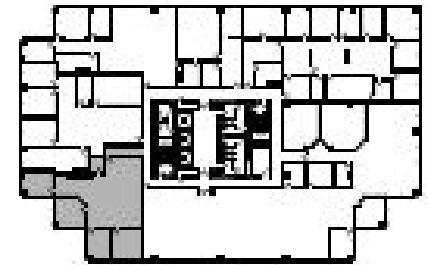
## Suite 308



308	2,164 RSF	\$2.75 per RSF per month FSG
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- Four window offices, two interior offices, reception, open work area and storage.

### Floor Location Key



# Floor Plans

## Suite 320



320	2,366 RSF	\$2.75 per RSF per month FSG
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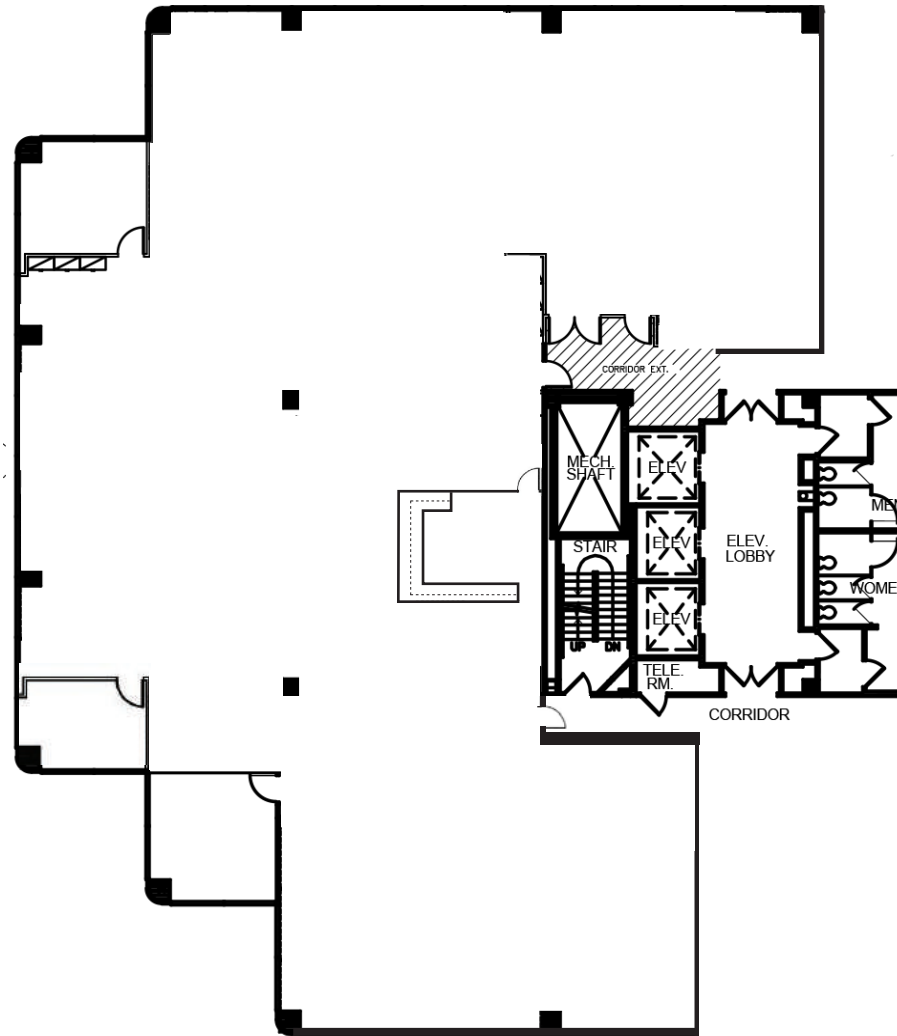
- Three window offices, break room, storage, open work area and reception.

### Floor Location Key



# Floor Plans

## Suite 450



450	9,118 RSF	\$2.75 per RSF per month FSG
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- Large block of office space divisible to approximately 1,500 RSF.

### Floor Location Key



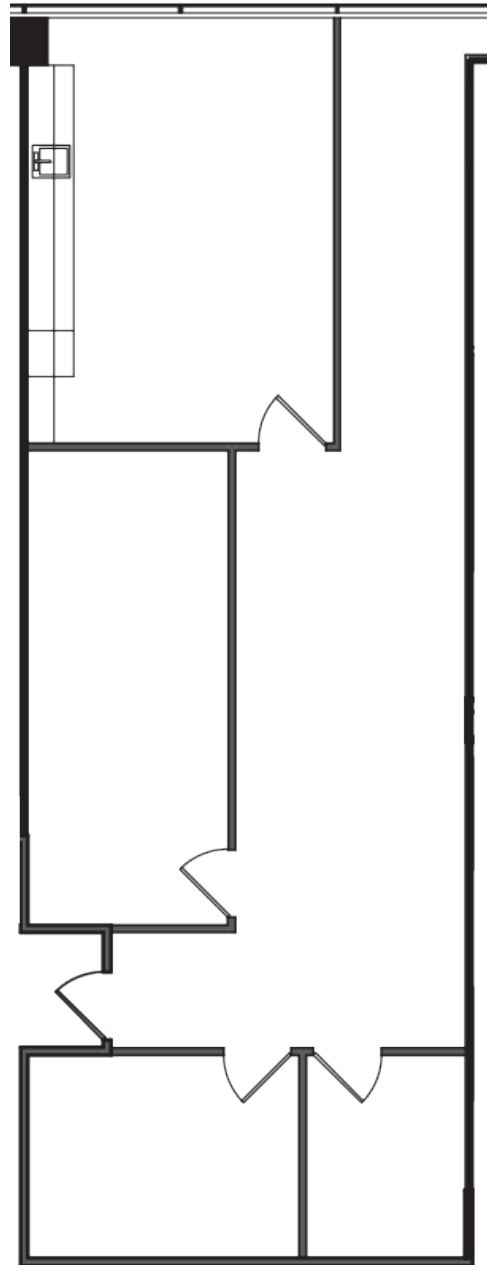
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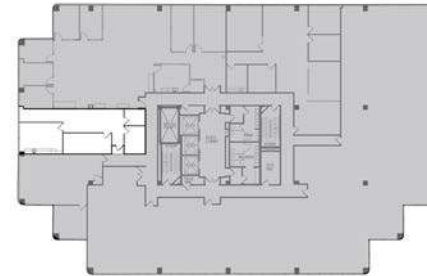
# Floor Plans

## Suite 530



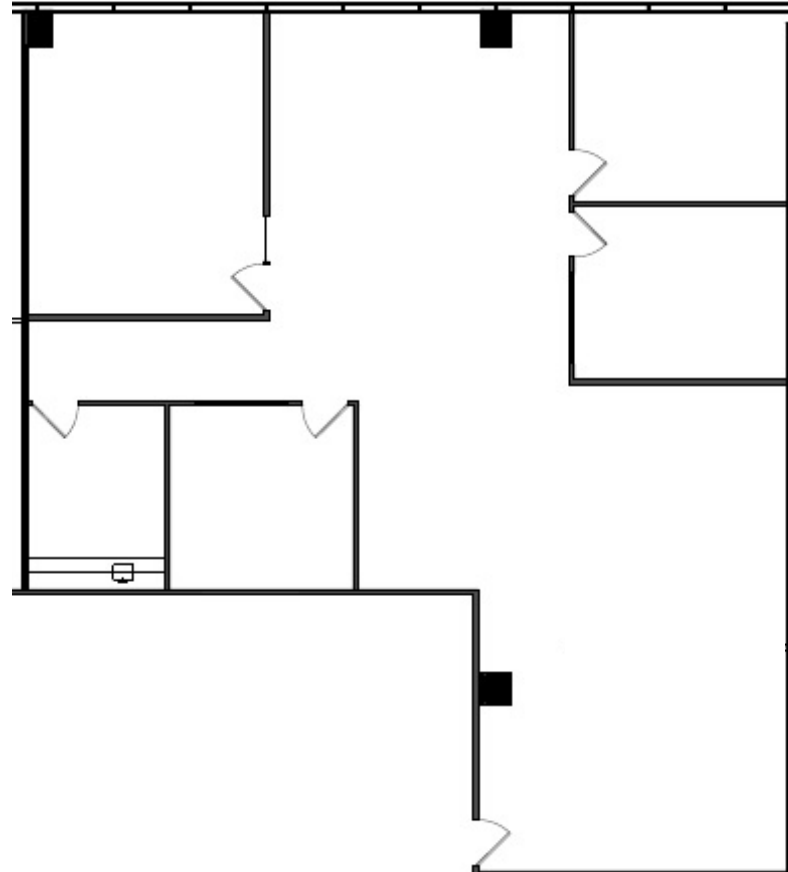
530	1,317 RSF	\$2.75 per RSF per month FSG
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### Floor Location Key



# Floor Plans

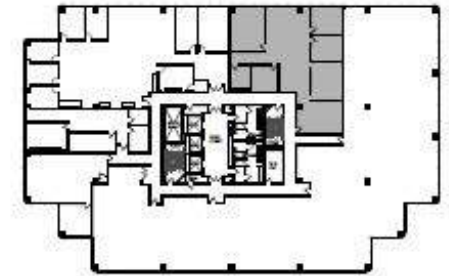
## Suite 555



555	2,636 RSF	\$2.75 per RSF per month FSG
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- Two window offices, two interior offices, break room, open work area and reception.

### Floor Location Key





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