

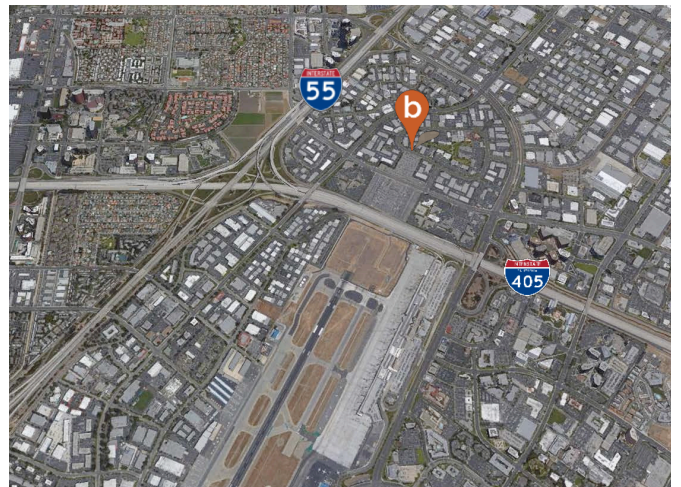
18004 Sky Park Circle Irvine



\$2/SF BROKER BONUS WITH 5 YEAR LEASE TERM

PROPERTY FEATURES

- Multiple suites available with various sizes
- Great window-line offering abundant natural light
- Two-story office building
- 24 hour, card-key access & security system
- Located within the Irvine Business Complex (IBC)
- 4 minute walk to numerous amenities including restaurants and banks
- Creative office built-to-suit options
- TI packages available
- Immediate access to JWA, the 405 and 55 freeways



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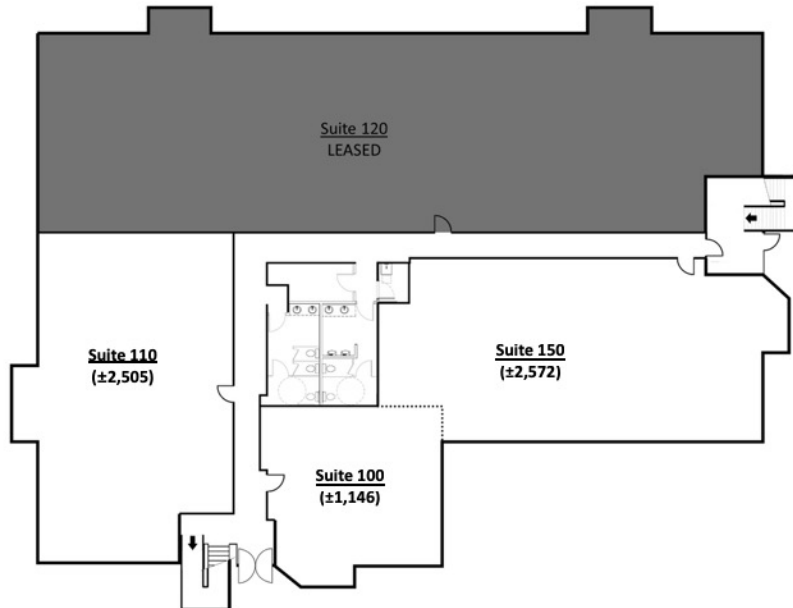
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Creative / Flex Building For Lease

18004 Sky Park Circle, Irvine

FLOOR PLAN



FINISHED SUITES



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AREA OVERVIEW



STARBUCKS COFFEE

7 ELEVEN

Flame Broiler

SINCE 1956
Jersey Mike's SUBS

MEDITERRANIA GRILL

Croutons
Season the Day.

Carl's Jr.

FLIPPIN' PIZZA
a SLICE OF NEW YORK

nektar JUICE BAR

Tokio Grill

POKE DOT



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