

Park Tower

ORANGE COUNTY

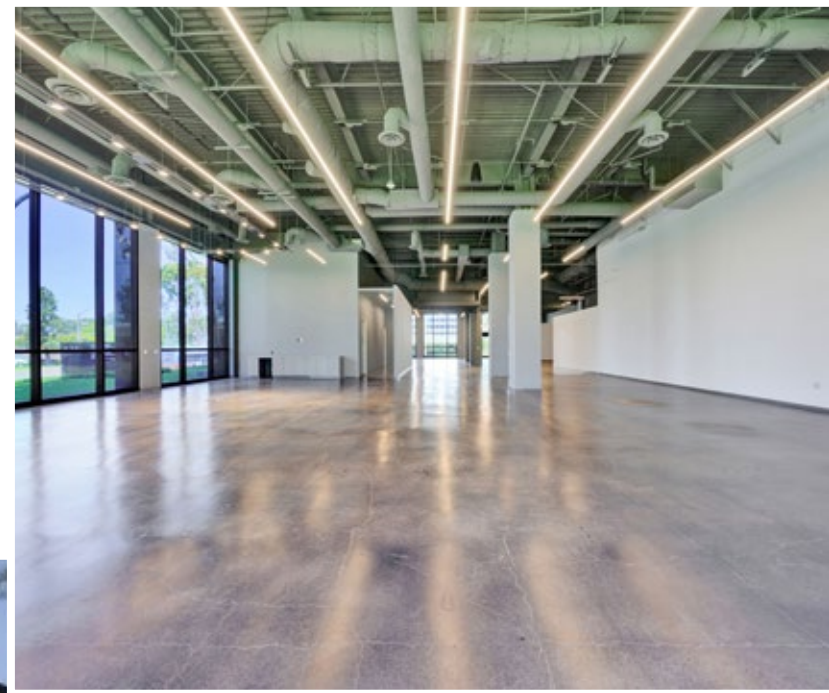
EXCLUSIVE
RETAIL SPACE AVAILABLE

For Lease

PREMIER LOCATION WITH UNMATCHED ACCESS TO *Luxury & Culture*

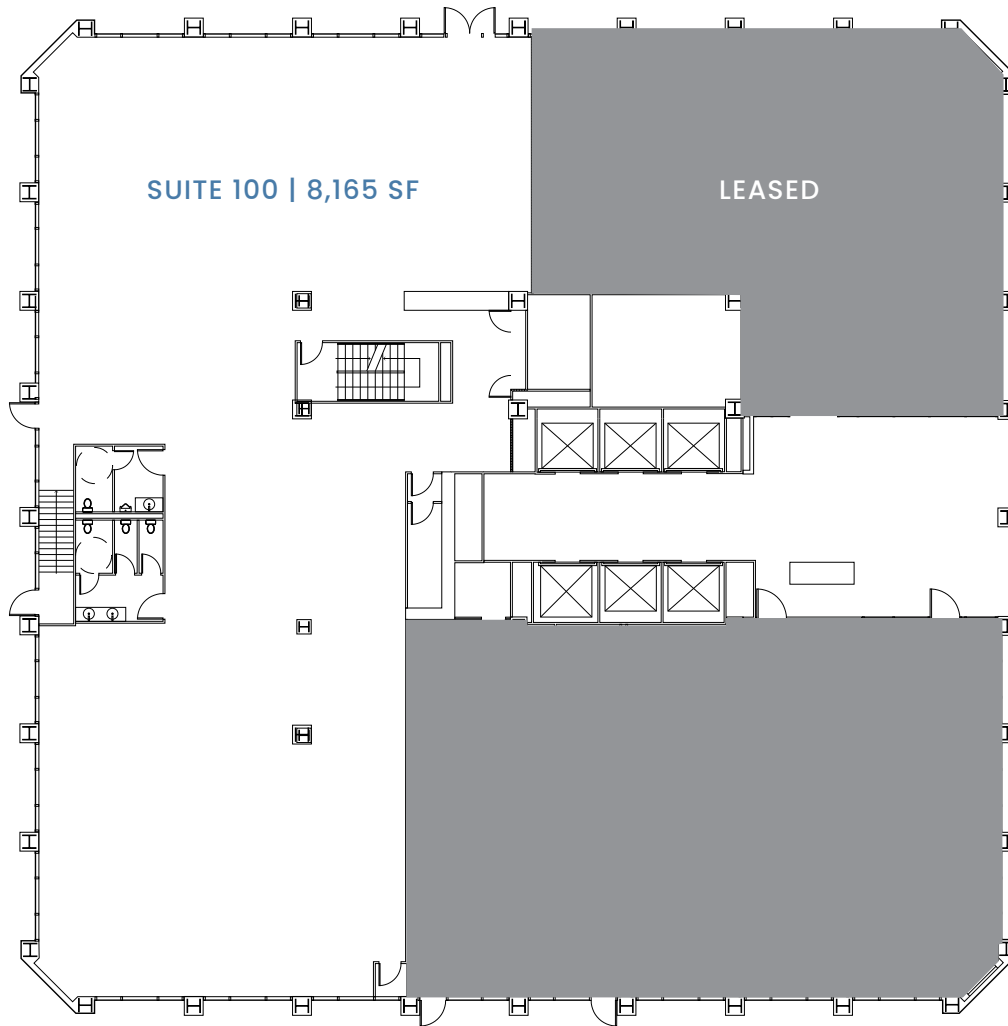
This premier showroom opportunity is ideally located next to South Coast Plaza, the West Coast's prestigious luxury shopping hub, celebrated globally for its extensive selection of over 250 upscale boutiques, acclaimed restaurants, and superior amenities, including valet parking, currency exchange, multilingual support, and personal stylist services. Positioned within the vibrant Segerstrom Center for the Arts campus, the showroom space benefits from proximity to iconic venues such as Segerstrom Hall, Founders Hall, the Renée and Henry Segerstrom Concert Hall, Samueli Theater, and Julianne Argyros Stage, as well as South Coast Repertory.

The location is within walking distance of high-end hotels like the Westin, Wyndham, Hilton, and Marriott, ensuring seamless access to premium accommodations. Within a 10-minute stroll, visitors can explore over 70 dining options, from fine dining to casual eateries, alongside essential services such as banks, ATMs, and fitness clubs. The surrounding area features fourteen residential communities, providing over 5,000 homes and fostering a dynamic "Live. Work. Walk." lifestyle, making this showroom opportunity both highly attractive and strategically positioned.



PRIME SHOWROOM OPPORTUNITY

in the Heart of Costa Mesa



First Floor.

SUITE 100, 8,165 SF

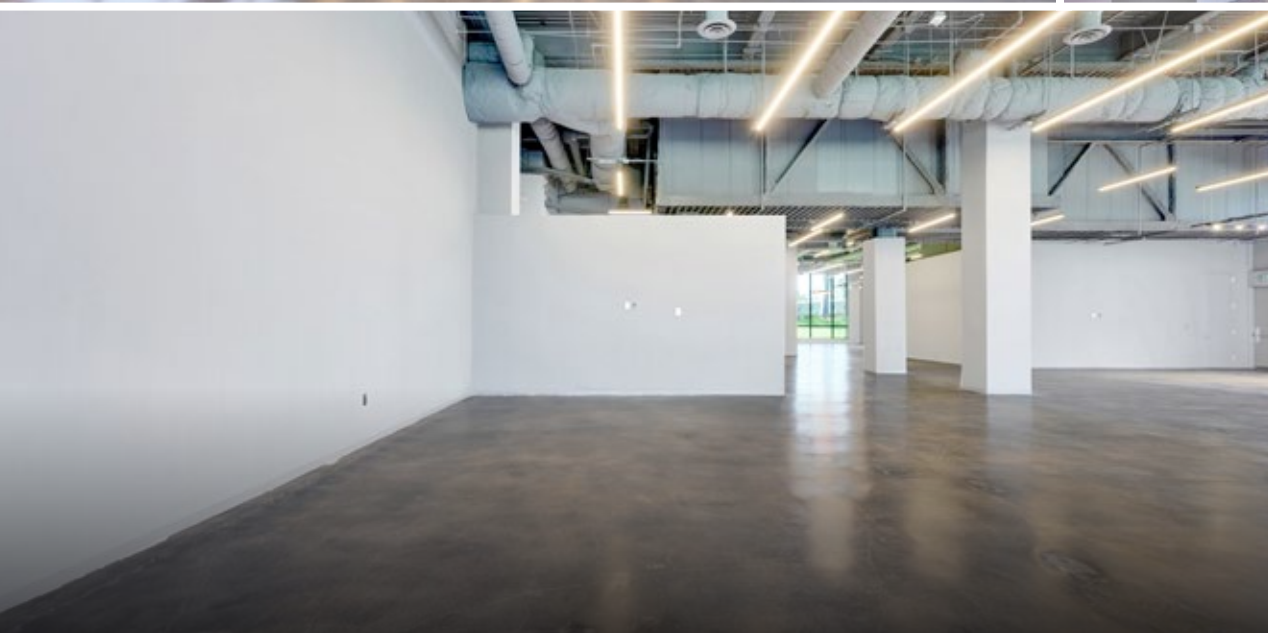
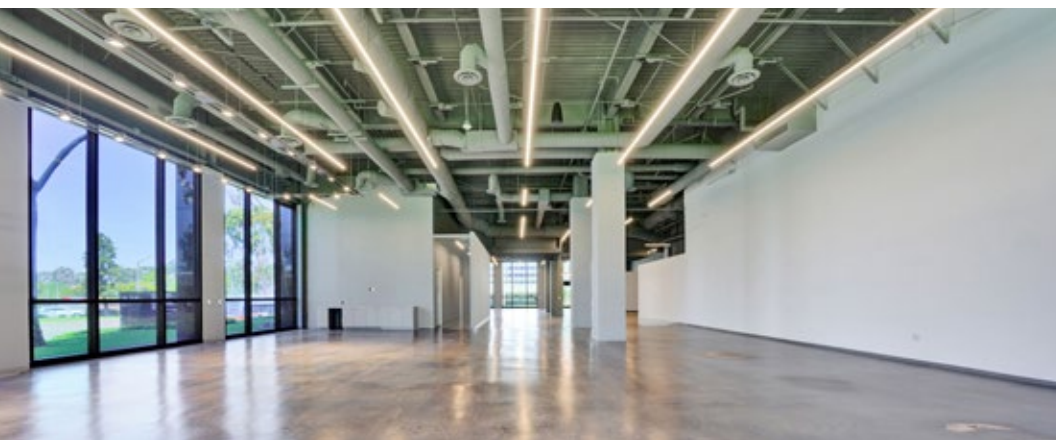
- CREATIVE OPEN SPACE
- 21-FOOT DECK-TO-DECK HEIGHT
- STAINLESS STEEL COLUMNS
- POLISHED GLASS CONCRETE
- 16-FOOT VIEW LIGHT HEIGHT

VIRTUAL TOUR

Park Tower

ORANGE COUNTY

SUITE 100



COSTA MESA

City of the Arts

Costa Mesa, centrally located in Orange County, excels as a vibrant business hub and upscale residential area. It features a diverse economic landscape and is home to South Coast Plaza, a leading retail and dining destination. The city offers cultural richness with attractions like the Segerstrom Center for the Arts and boasts strategic freeway access and proximity to Newport and Huntington beaches. Costa Mesa seamlessly blends dynamic business opportunities with an exceptional quality of life, making it a prime location for growth and prominence.

WITHIN A 3-MILE RADIUS (2024)

Population: 189,422

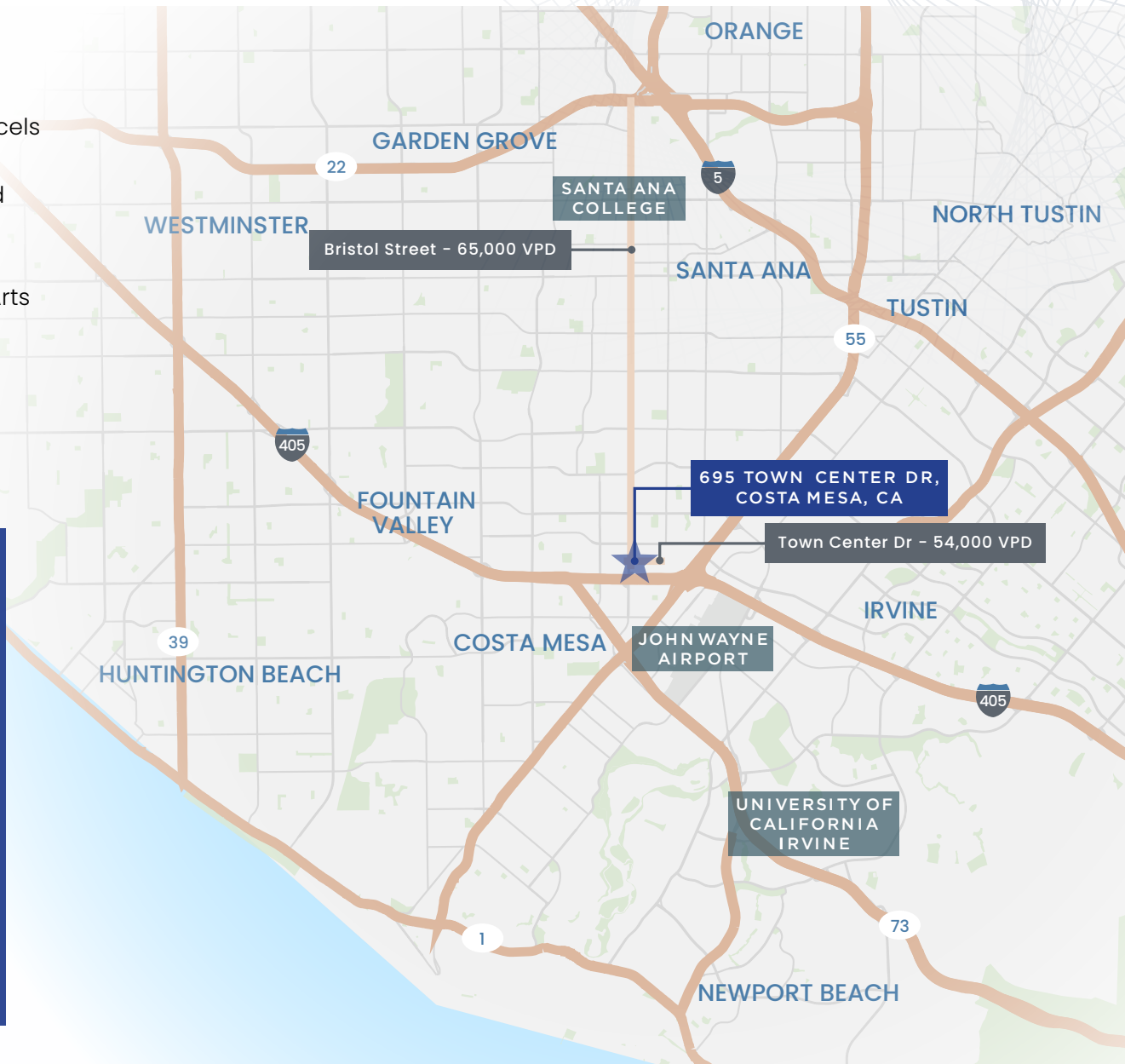
Median Household Income: \$104,481

Median Age: 35

Employee Base: 273,398

Daytime Population: 335,264

Bachelor's degree or higher: 26.5%



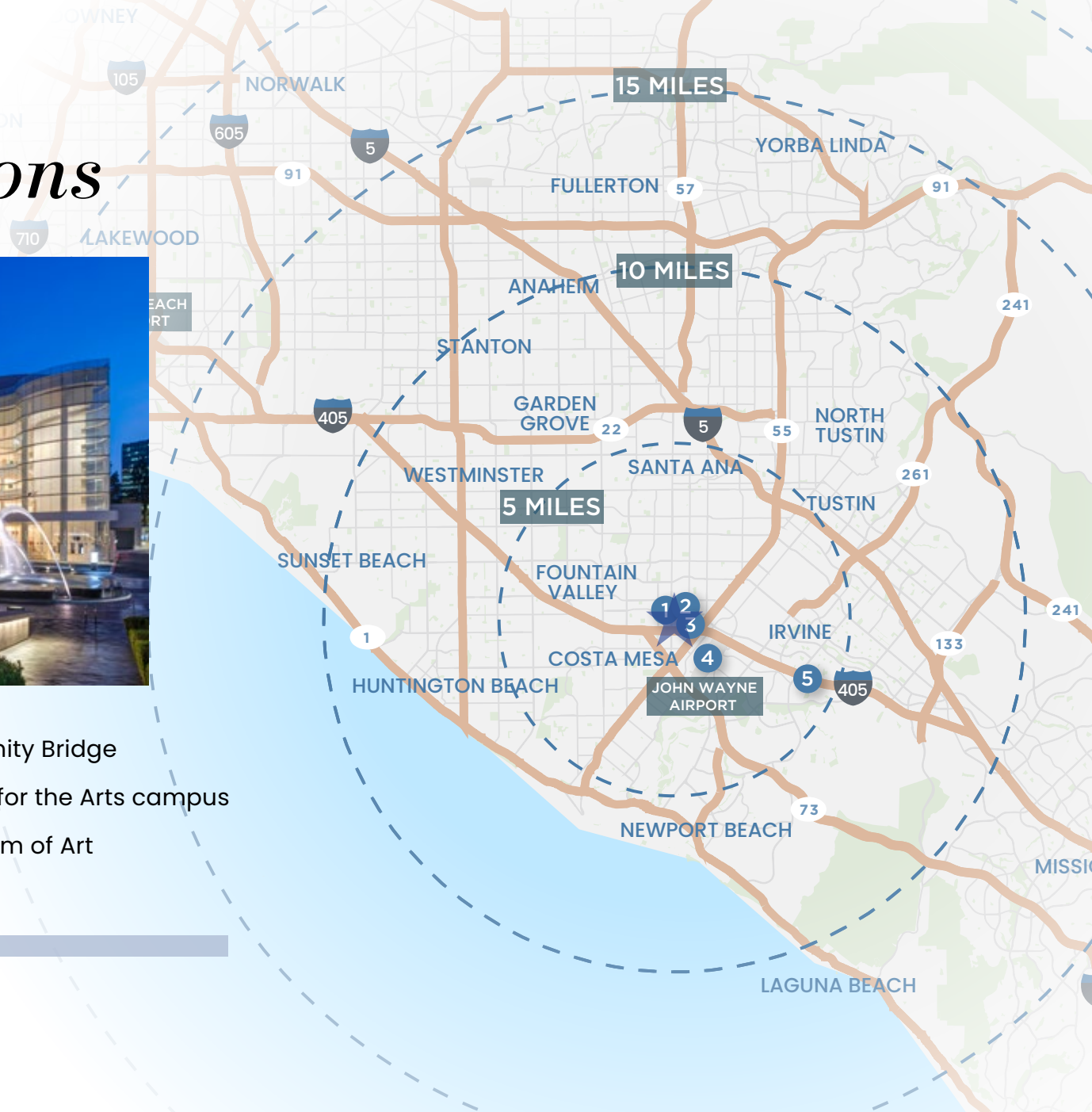
STRATEGIC ACCESS TO

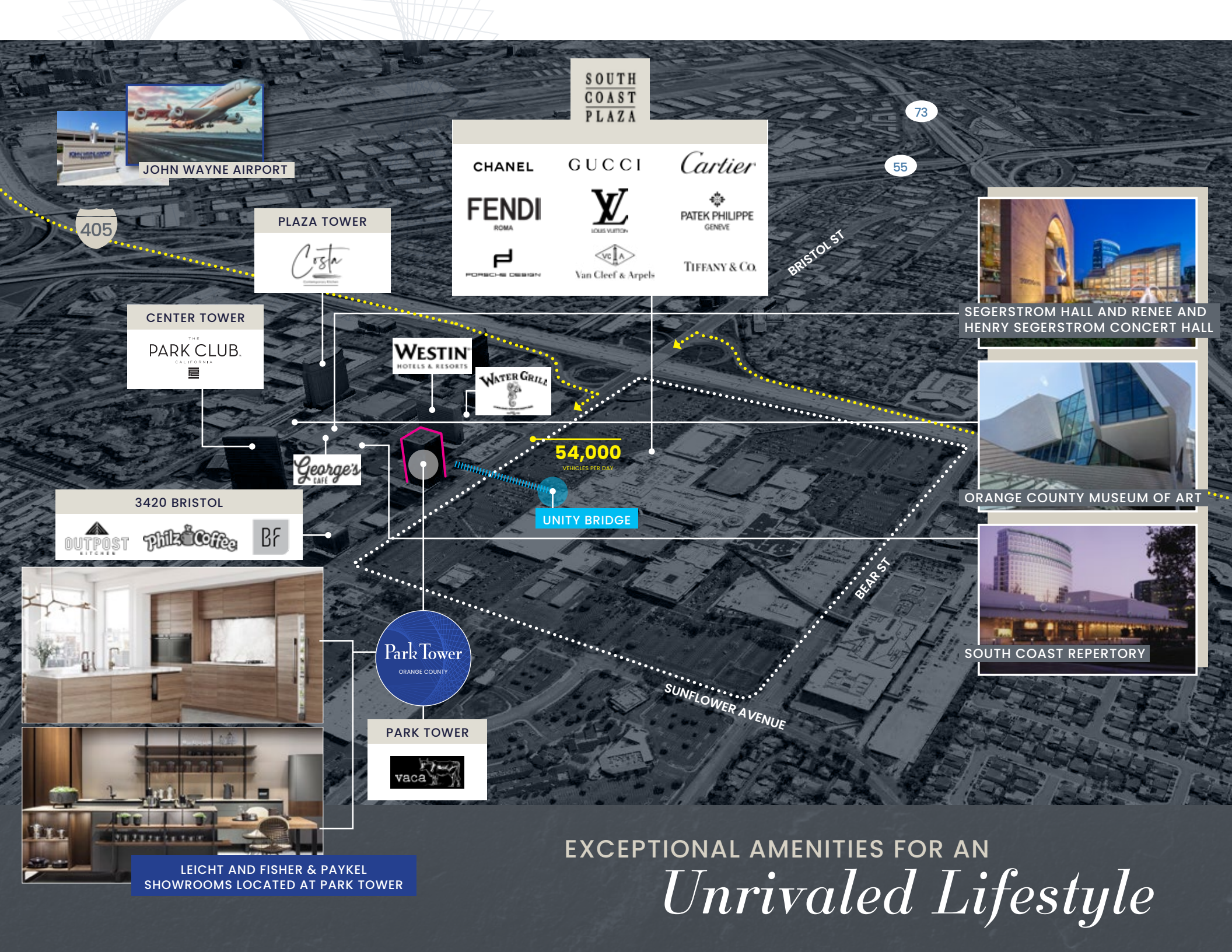
Key Destinations



- 1 Connected** to South Coast Plaza via Unity Bridge
- 2 Located** within the Segerstrom Center for the Arts campus
- 3 Adjacent** to the Orange County Museum of Art
- 4 Five minutes** to John Wayne Airport

DIRECT ACCESS





SOUTH
COAST
PLAZA

CHANEL GUCCI Cartier
FENDI ROMA LV LOUIS VUITTON PATEK PHILIPPE GENEVE
PORSCHE DESIGN Van Cleef & Arpels TIFFANY & CO.

PLAZA TOWER
Costa

CENTER TOWER
THE
PARK CLUB
CALIFORNIA

WESTIN
HOTELS & RESORTS
WATER GRILL

SEGERSTROM HALL AND RENEE AND
HENRY SEGERSTROM CONCERT HALL

ORANGE COUNTY MUSEUM OF ART

3420 BRISTOL
OUTPOST KITCHENS Philz Coffee Bf

54,000
VEHICLES PER DAY
UNITY BRIDGE

SOUTH COAST REPERTORY



Park Tower
ORANGE COUNTY



PARK TOWER
vaca

LEICHT AND FISHER & PAYKEL
SHOWROOMS LOCATED AT PARK TOWER

EXCEPTIONAL AMENITIES FOR AN
Unrivalled Lifestyle



RETAIL

Neighbors

TIFFANY & Co.

SAINT LAURENT
PARIS

Dream de la Route

CHANEL

GUCCI

Cartier



VALENTINO



PATEK PHILIPPE
GENEVE

FENDI
ROMA



Van Cleef & Arpels

Maison Margiela
PARIS

Park Tower

ORANGE COUNTY

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