

27200

TOURNEY ROAD

27200



**CLASS A OFFICE
BUILDING**

Tourney Pointe

WHY TOURNEY POINTE

27200 Tourney Road is a 210,040-square-foot creative office project including life science and medical use. Situated adjacent to the prestigious Valencia Country Club golf course, the project has beautiful views as well as numerous on-site amenities including a fitness center, game room, kitchen, conference room, and multiple outdoor sitting areas.

Fully connected internet and phone service lets employees access your company's secure and private network anywhere, including the outdoor courtyard. Your colleagues can take their laptop and work while enjoying a collaborative meeting, coffee break, leisurely lunch, or after work event.



**\$2.95/SF - \$3.05 FSG
ASKING RATE**



3/1,000 FREE PARKING



EV CHARGING STATION



**IMMEDIATE ACCESS
TO THE GOLDEN
STATE (5) FREEWAY**



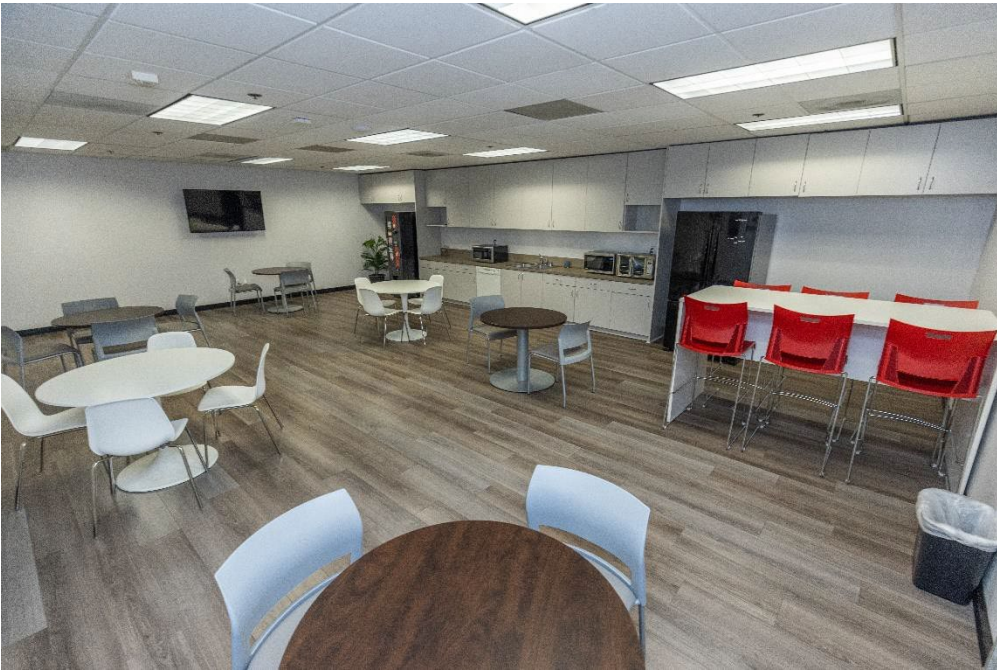
**DOCK-HIGH LOADING
AREA WITH FREIGHT
ELEVATOR ACCESS**



**ON-SITE MANAGEMENT,
ENGINEERING, AND
SECURITY**



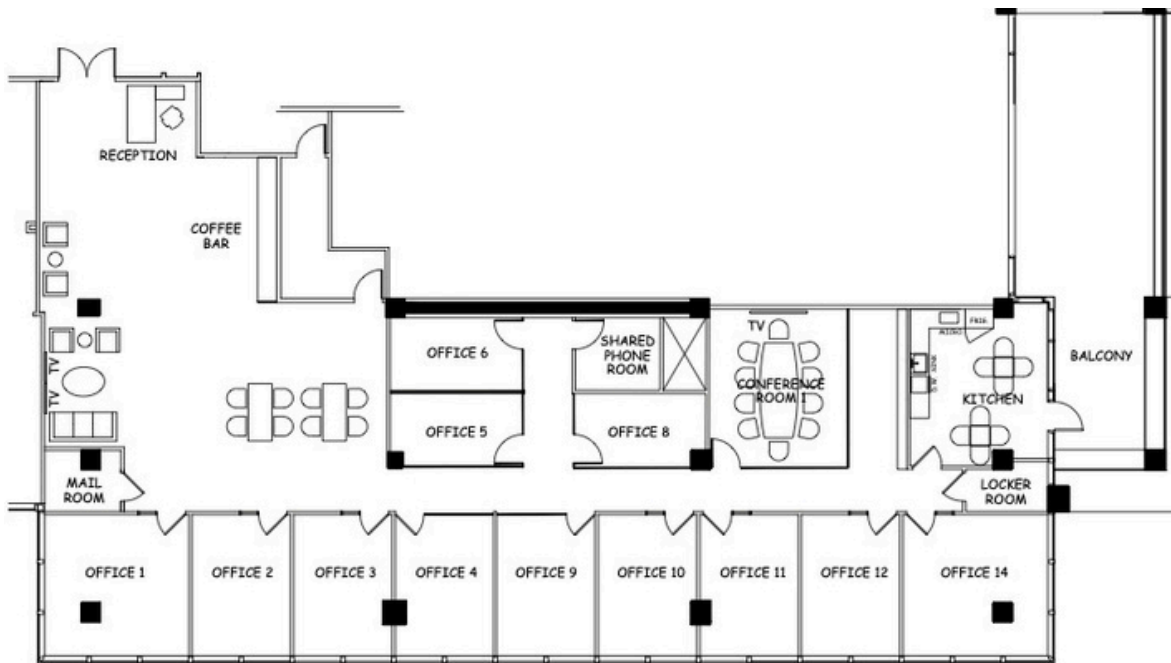
MAGNETIC LOCATION



FLEXIBLE TERM & PRICING
OPTIONS AVAILABLE

EVOLVED SPACES

CO-WORKING & EXECUTIVE SUITES



AMENITIES

- FREE & SECURE HIGH SPEED INTERNET
- FREE COFFEE, TEA & WATER
- MAIL HANDLING
- SEATED TV LOUNGE
- ERGONOMIC FURNITURE
- PRINTER, SCANNER & COPIER ACCESS
- CONFERENCE ROOM
- DAILY LOCKERS
- FRONT DESK ADMINISTRATOR
- PHONE ROOM
- KITCHEN
- OUTDOOR SEATING & PATIO
- SECURE 24/HR ACCESS

... PLUS ADDITIONAL CENTER & BUILDING AMENITIES



**EVOLVED
SPACES**

CONTACT US
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VISIT OUR WEBSITE
www.goevolvedspaces.com

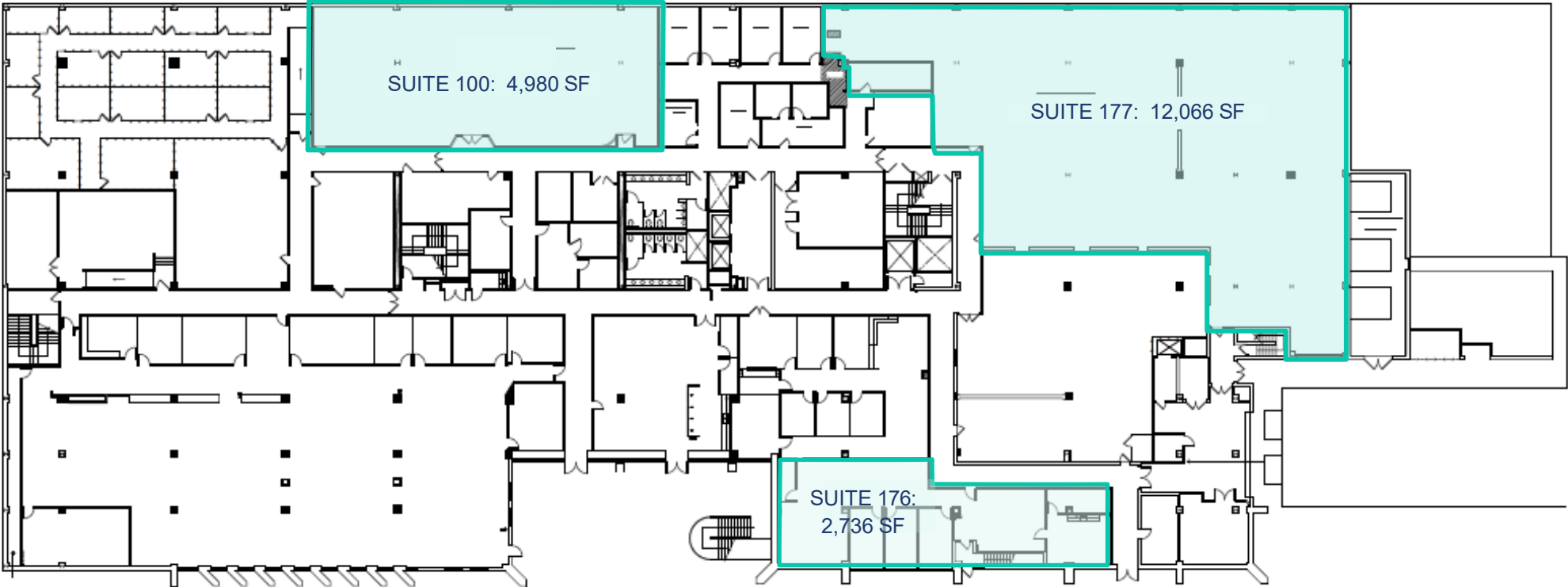
27200 TOURNEY ROAD

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FIRST FLOOR

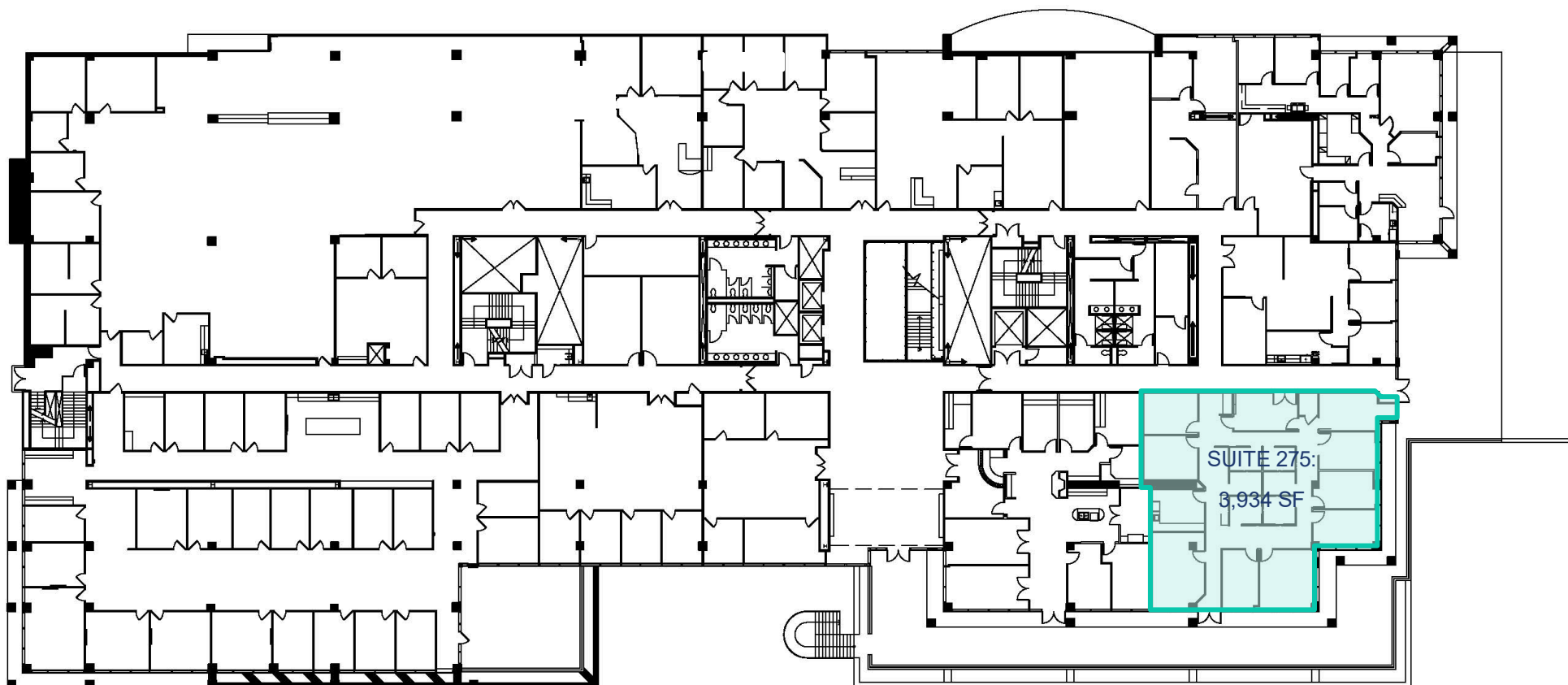
- SUITE 100: 4,980 SF
- SUITE 176: 2,736 SF
- SUITE 177: 12,066 SF

AVAILABLE SPACE



- SUITE 275: 3,934 SF

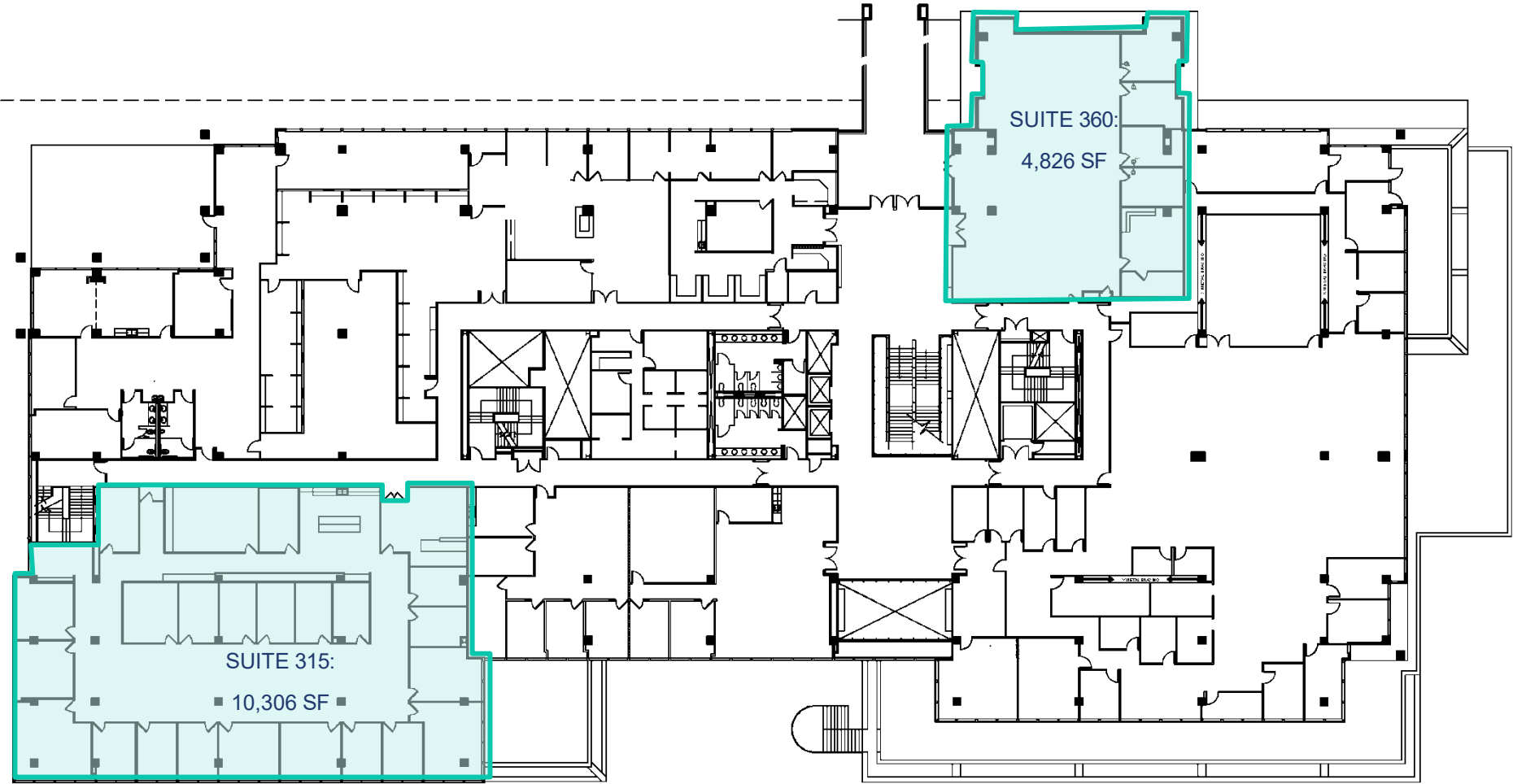
AVAILABLE SPACE



AVAILABLE SPACE

THIRD FLOOR

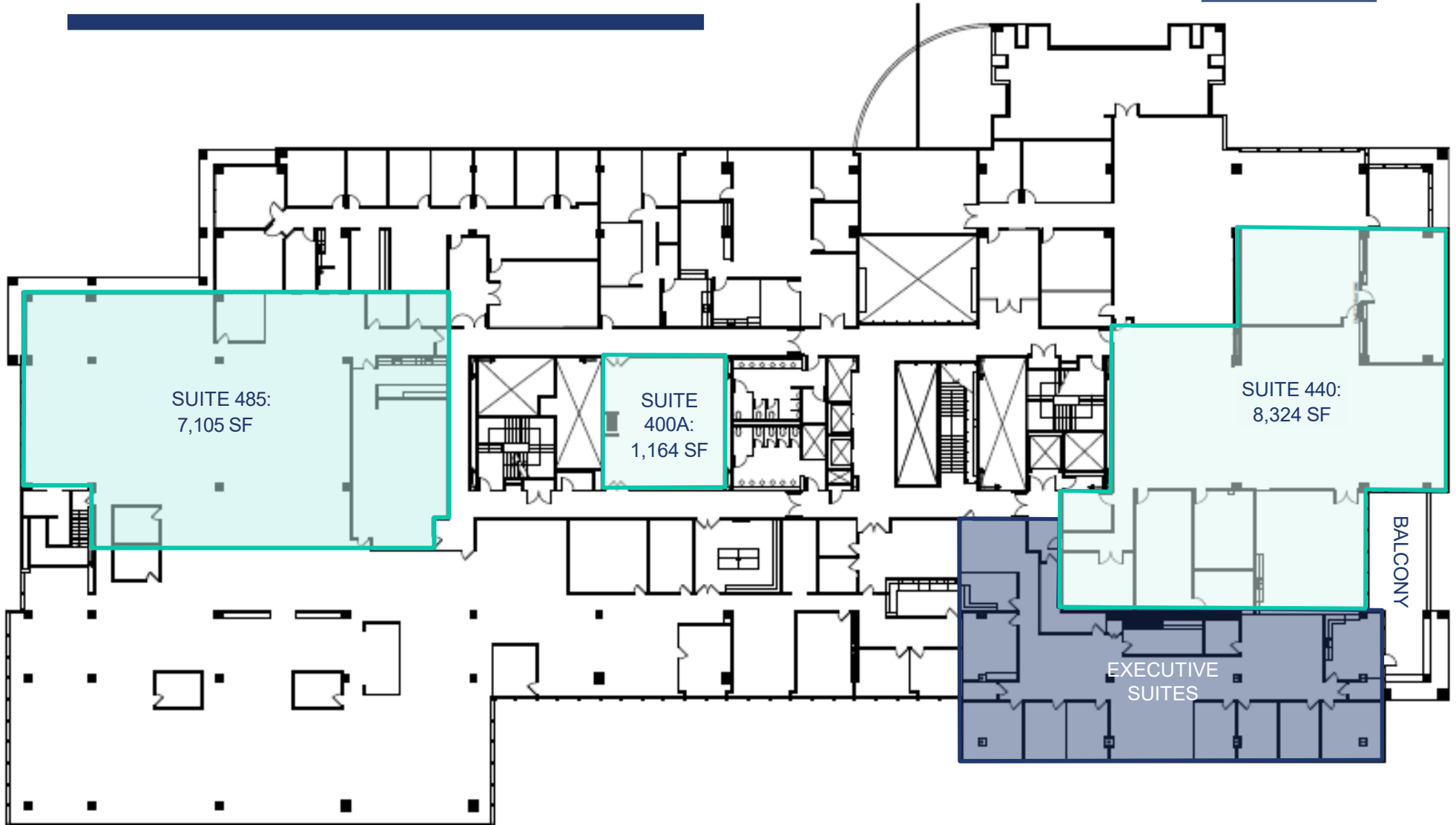
- SUITE 315: 10,306 SF
- SUITE 360: 4,826 SF



AVAILABLE SPACE

FOURTH FLOOR

- SUITE 485: 7,105 SF
- SUITE 400A: 1,164 SF
- SUITE 440: 8,324 SF
- Executive Suites





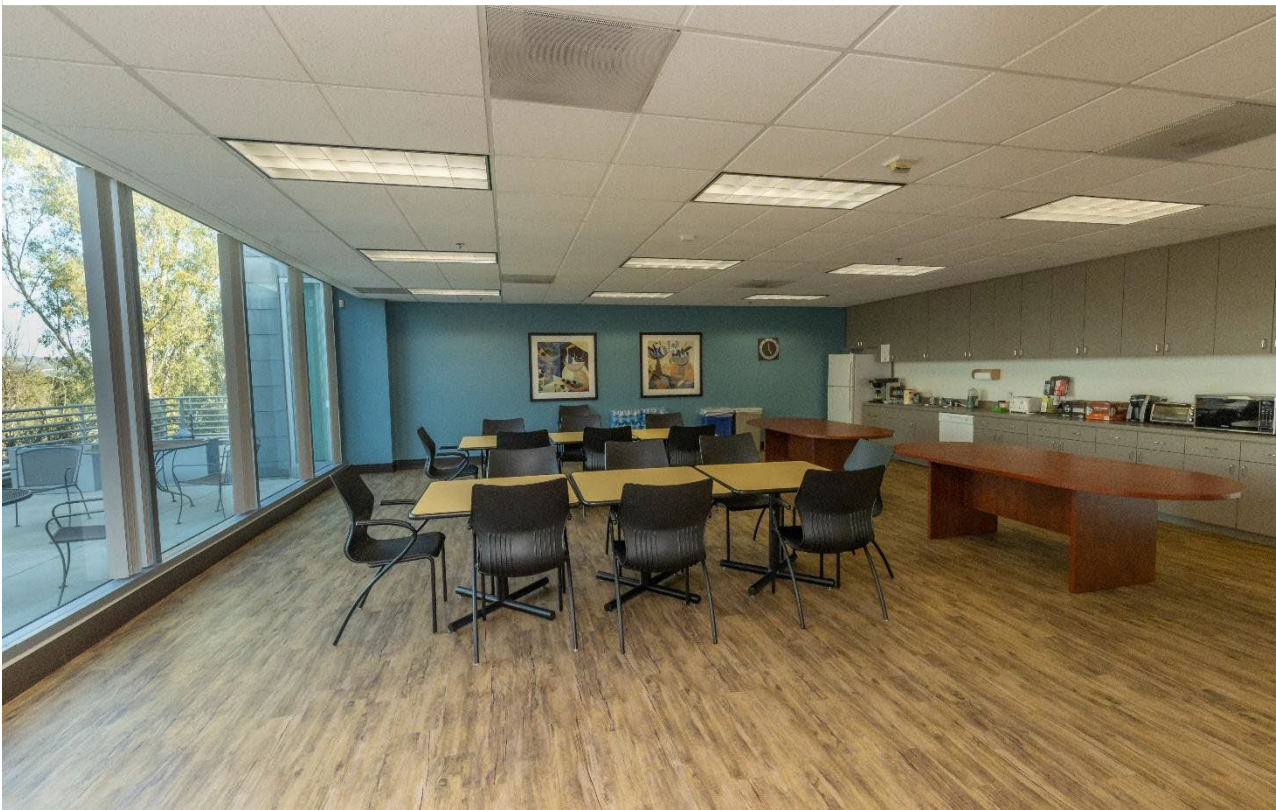
27200

**AN ALL
ENCOMPASSING
ENVIRONMENT
THAT FOSTERS
CONNECTION**

**COME HERE
TO WORK
AND GROW**



**SPACE
THAT'S
FLEXIBLE**



**ANY WAY
YOU
SLICE IT**

LEASING TEAM

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