

FOR SUBLEASE

TEASER RATE

\$1.00 FOR 6 MONTHS

BROKER BONUS

\$2.00 PER SQUARE FOOT

±12,551 SF

**7505 IRVINE CENTER DRIVE
SUITE 200, IRVINE**



R. SCOTT COLTON

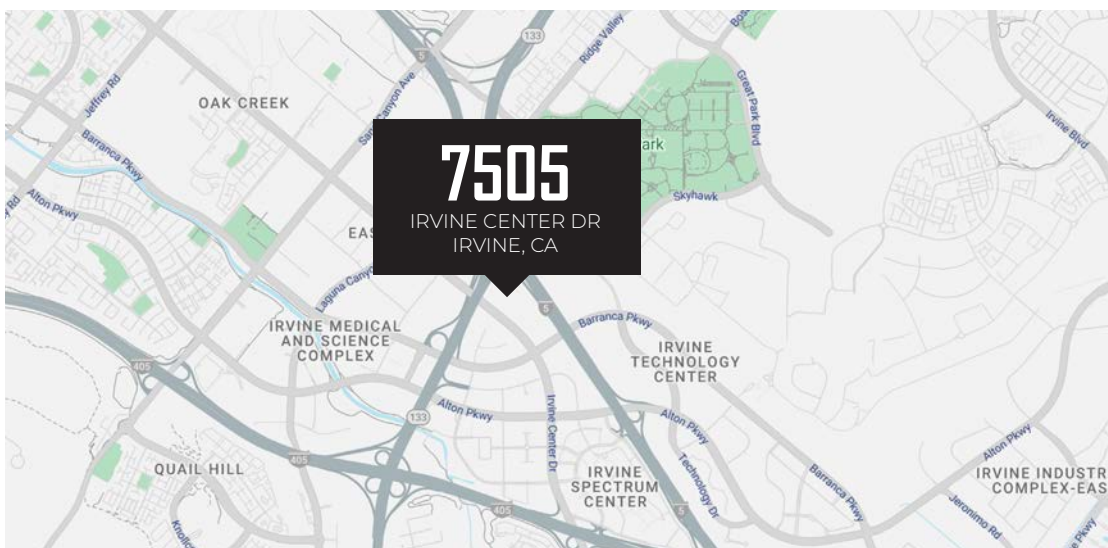
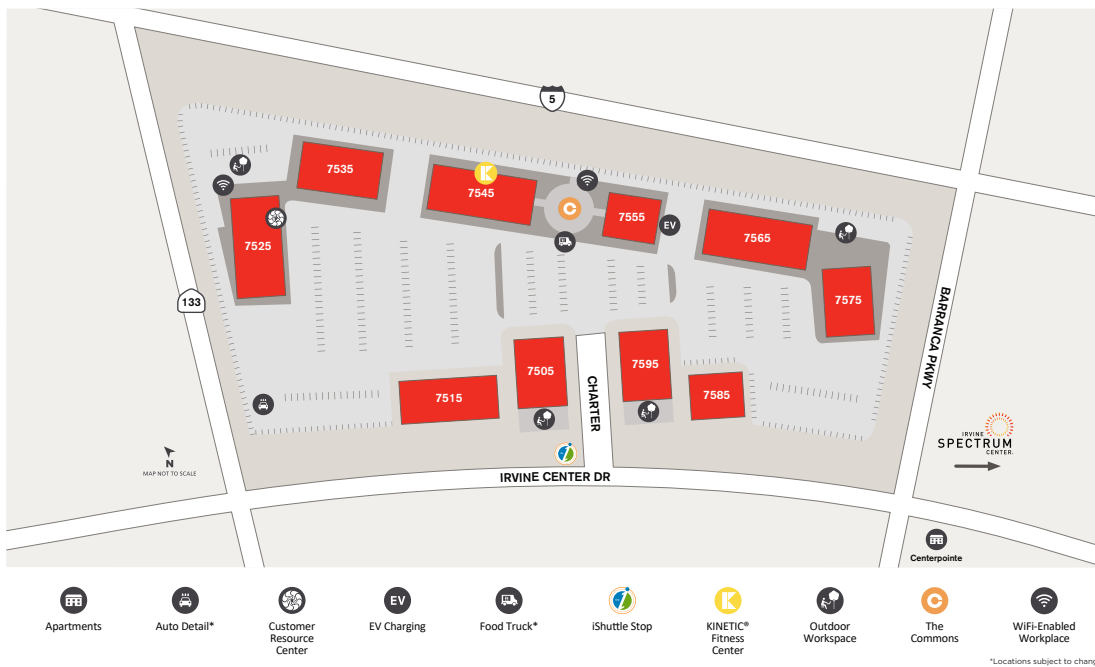
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TRENT MARTIN

Associate
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SITE MAP



PROPERTY OVERVIEW

Suite 200: ±12,551 SF Office Space

High-End Upgraded Space

14 Offices, 2 Conference Rooms & Large Kitchen

Free & Abundant Surface Parking

Located in the Irvine Business Center

Close Proximity to the 5, 405 and 133 Freeways

Lease Rate: \$1.90 PSF NNN

Sublease Through December 31, 2028

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