

# FOR LEASE

**10741  
WALKER ST.  
SUITE 400  
CYPRESS | CA | 90630**



## 3,094 - 7,169 SF OFFICE / FLEX SUITE

### PROPERTY HIGHLIGHTS:

#### OPTION 1

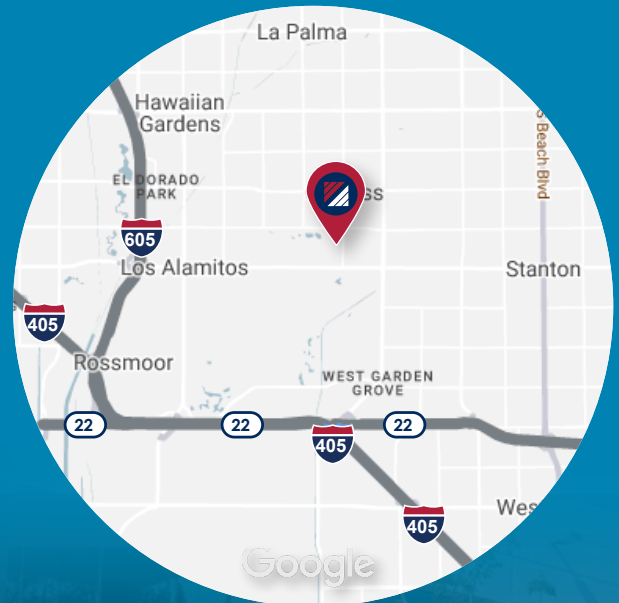
- 7,169 Square Feet
- 1st Floor Office Suite
- Eleven (11) Private Offices
- Two (2) Large Bullpen/  
Flex Rooms
- Five (5) Dedicated Restrooms
- Asking \$1.10 PSF Gross

#### OPTION 2

- 3,094 Square Feet
- 1st Floor Office Suite
- Six (6) Private Offices
- Two (2) Large Bullpen  
/Flex Rooms
- Two (2) Dedicated Restrooms
- Asking \$1.15 PSF Gross

#### FOR MORE INFORMATION, CONTACT:

**DENNIS HOLT | VICE PRESIDENT**  
P: 949.242.1714  
DENNIS.HOLT@DAUMCOMMERCIAL.COM  
CADRE #01948978



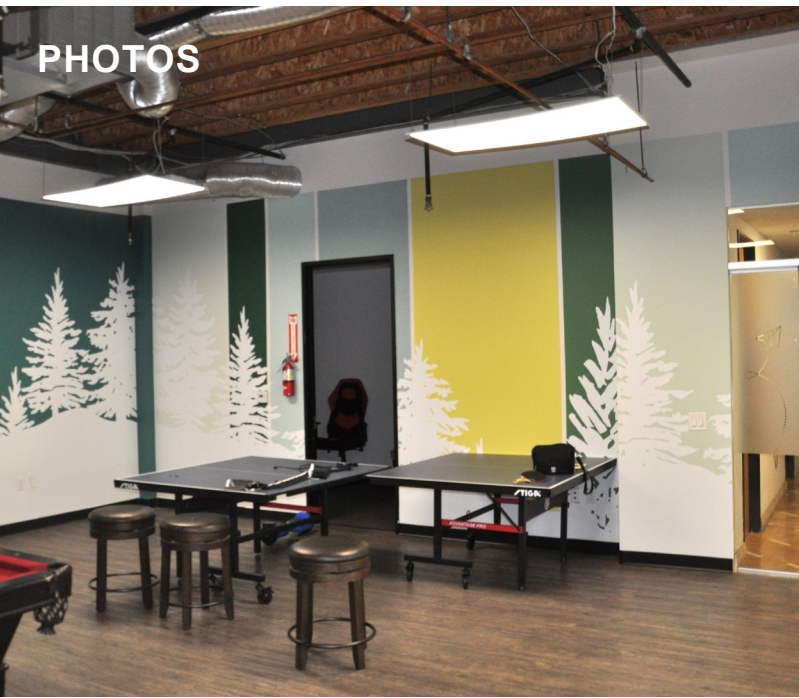
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PHOTOS



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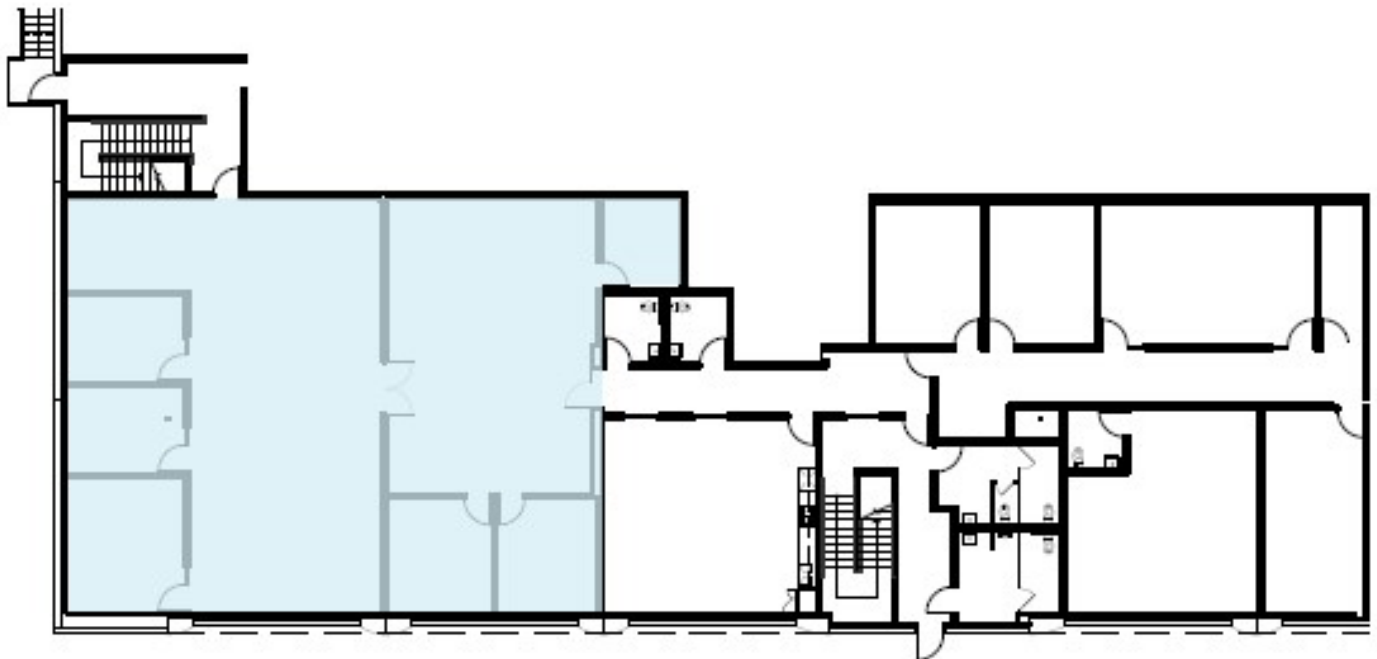
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## SITE PLAN



 7,169 SF Combined Suite

 3,094 SF Suite

\*NOT TO SCALE

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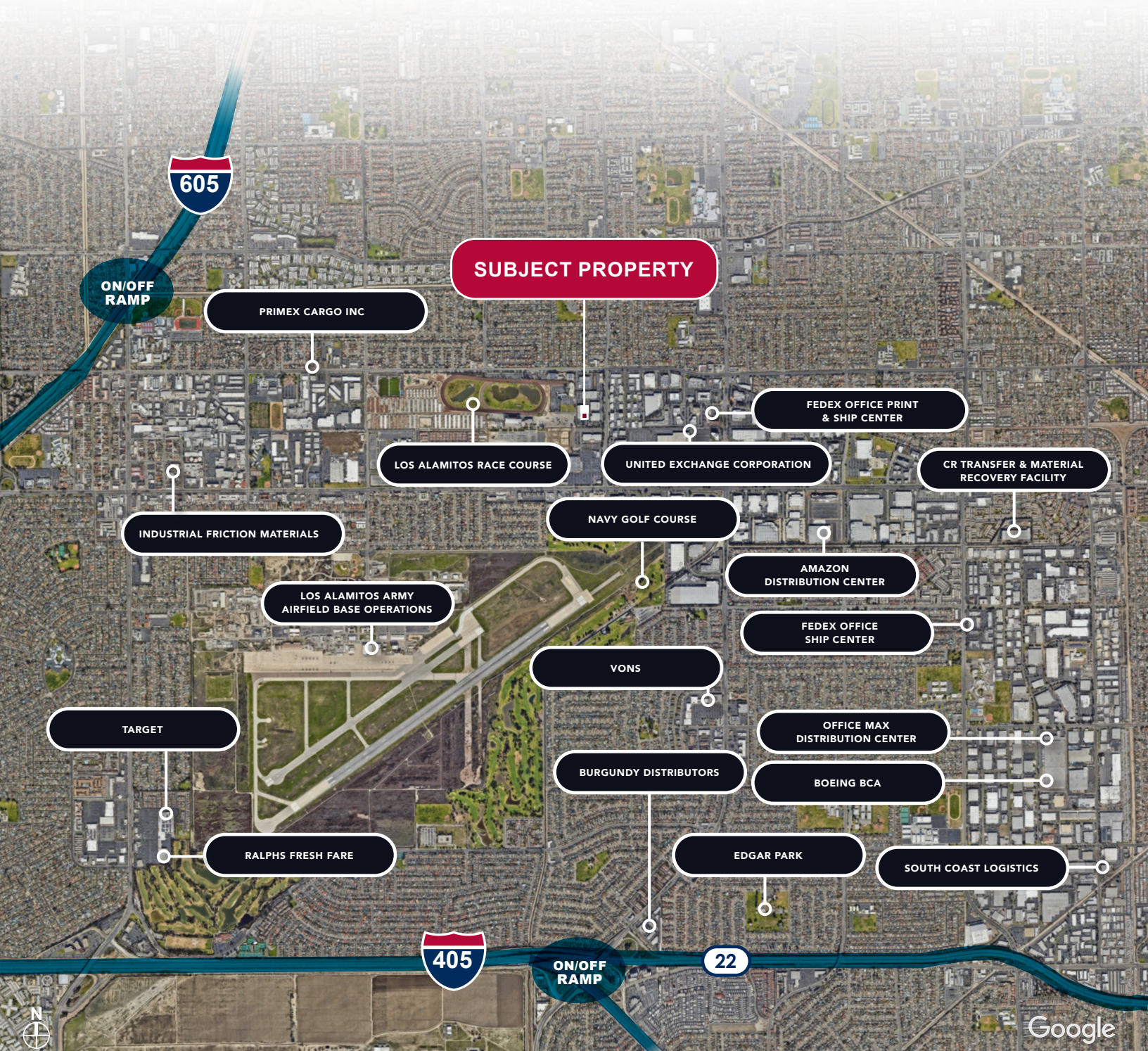
  
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## AMENITIES MAP



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