

SUBLEASE

WEST COAST CONSULTING

9233

ENJOY CHURCH

9233 RESEARCH DRIVE

IRVINE CA, USA

PROPERTY FEATURES

Upscale Professional Office

Entire space (as designated by floor plan) or

Individual Offices (Executive Office Lease Structure)

Excellent location with immediate access to major freeways 405 fwy, 5 fwy, and 133 hwy

Amenity rich with the Los Olivos Shopping Center and Irvine Spectrum Market Place right next door

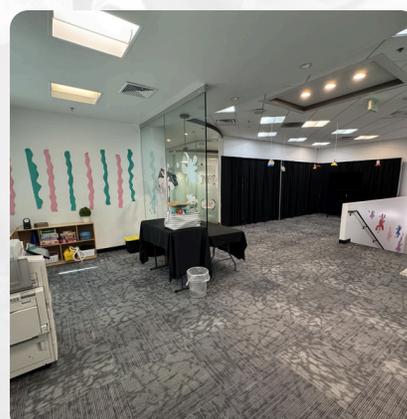
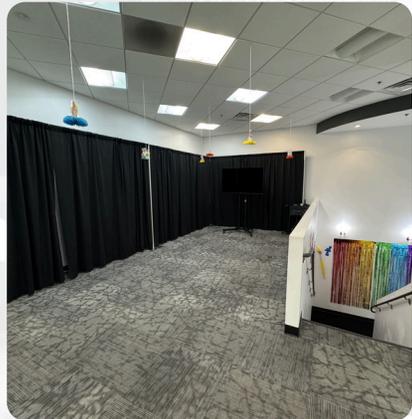
Surrounding upscale housing development and upscale hotels

100-6,515 rentable square feet available

1st floor is currently built out as an auditorium for a Christian Church with modern finishes and top of the line lighting, recording and broadcasting equipment



ADDITIONAL PHOTOS



DEMOGRAPHICS



Radius



Population

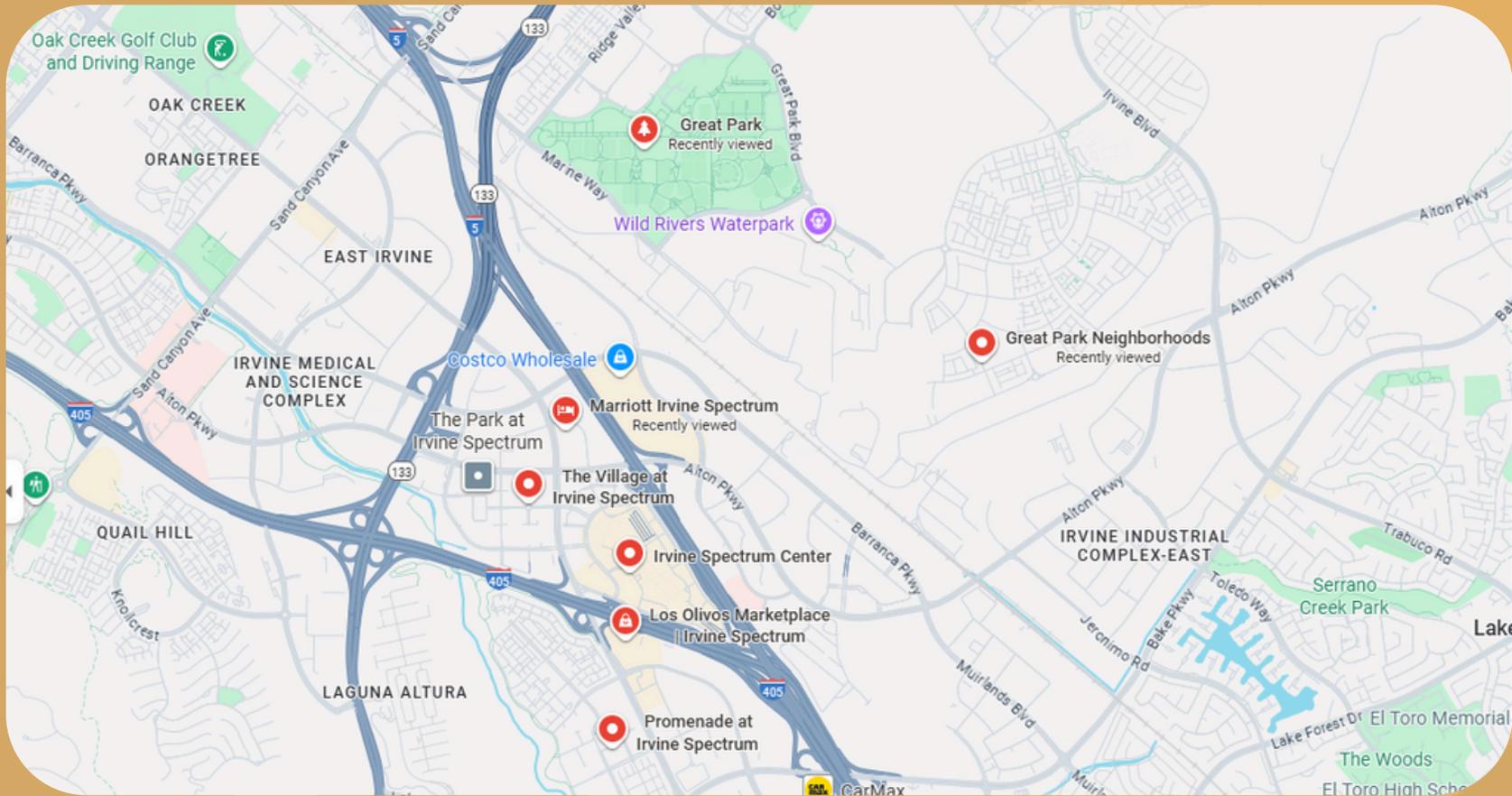


House holds



Median HH Income

Radius	Population	House holds	Median HH Income
1 Miles	6,215 People	3,048 Homes	\$118,622
3 Miles	98,502 People	42,352 Homes	\$95,779
5 Miles	341,305 People	129,017 Homes	\$114,312



Irvine Spectrum Center



Los Olivos at Irvine Spectrum Apts.
 Promenade at Irvine Spectrum Apts.
 The Village at Irvine Spectrum Apts.
 Great Park Neighborhoods (homes)



Great Park



Mariott Irvine Spectrum Hotel

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CONTACT INFORMATION

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