



For Sublease

300 Oceangate

Long Beach, CA

Class A Office

40,887 sf

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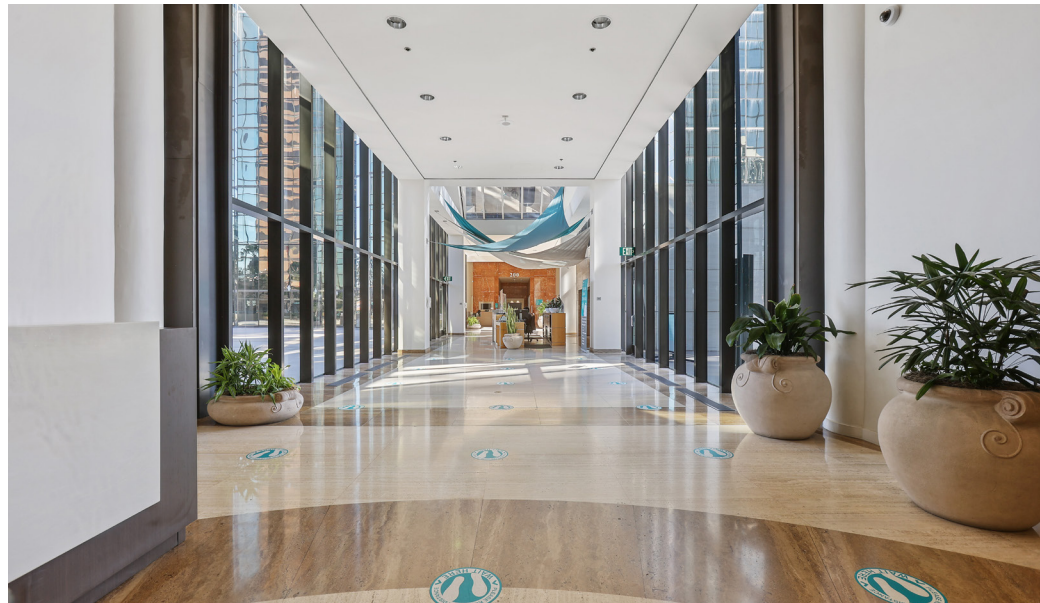
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**AVISON
YOUNG**

Property Highlights

- Building sf: 230,631
- 40,887 sf available
 - 2nd Floor - 16,575 sf
 - 3rd Floor - 16,575 sf
 - Suite 850 - 7,737 sf
- Year built: 1983
- Asking rate: negotiable
- Term: negotiable
- Property is in close proximity to numerous restaurants, hotels and other retail
- Adjacent to 710 Freeway on/off ramp with access to the 405, 91, 605 and 110 Freeways.
- Near executive housing in Palos Verdes, Naples, Belmont Shore and Orange County.



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On-Site Amenities



Restaurant



Conferencing facility



Car charging station



Car wash & detailing services



Fitness center with lockers



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Location Overview



10 MILES

LONG BEACH AIRPORT

JUNIPERO BEACH

THE PIKE OUTLETS



W SHORELINE DR

THE AQUARIUM OF THE PACIFIC

CATALINA EXPRESS FERRY STATION

LONG BEACH POLICE DEPARTMENT

LONG BEACH CITY HALL

HILTON LONG BEACH

W OCEAN BLVD

SANTA CRUZ PARK

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Availability

FLOOR	SF AVAILABLE	CONTIGUOUS SF
2nd	16,575	16,575
3rd	16,575	16,575
8th	7,737	7,737



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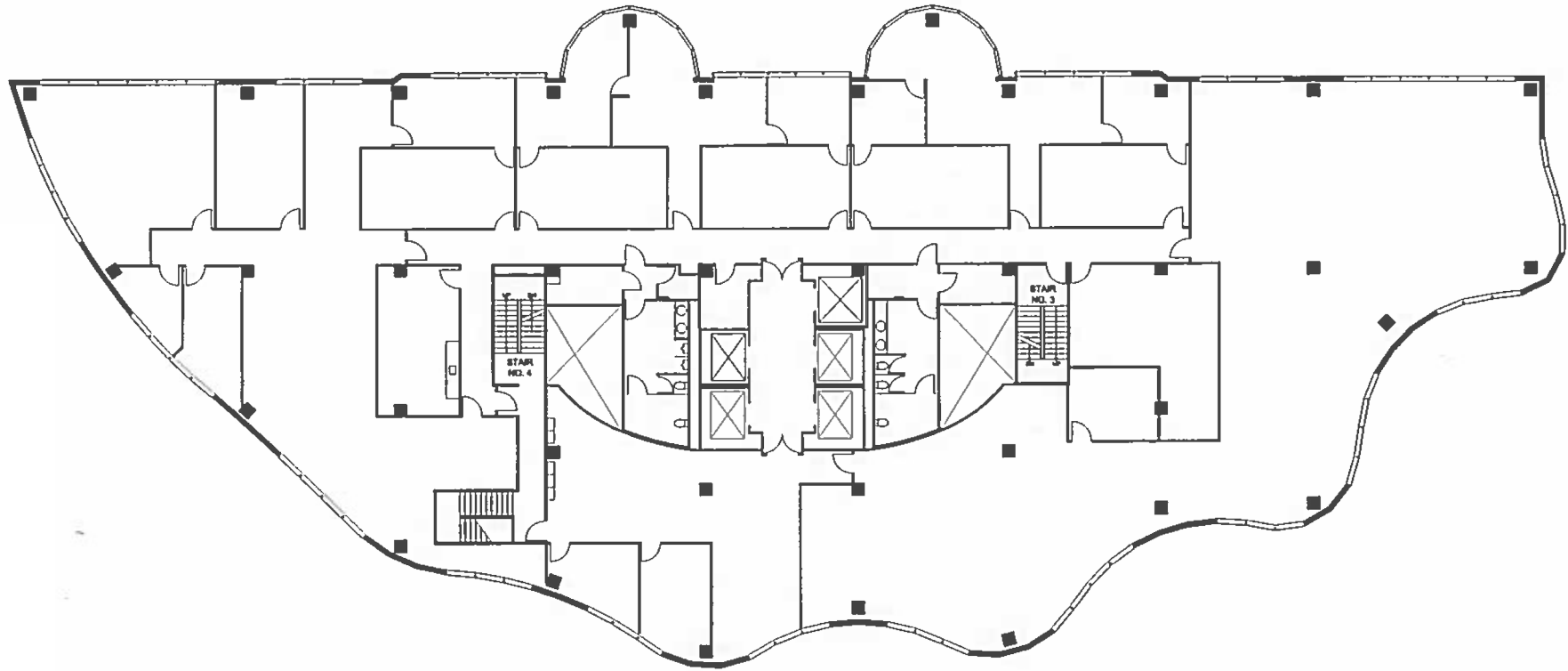
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2nd Floor | 16,575 sf



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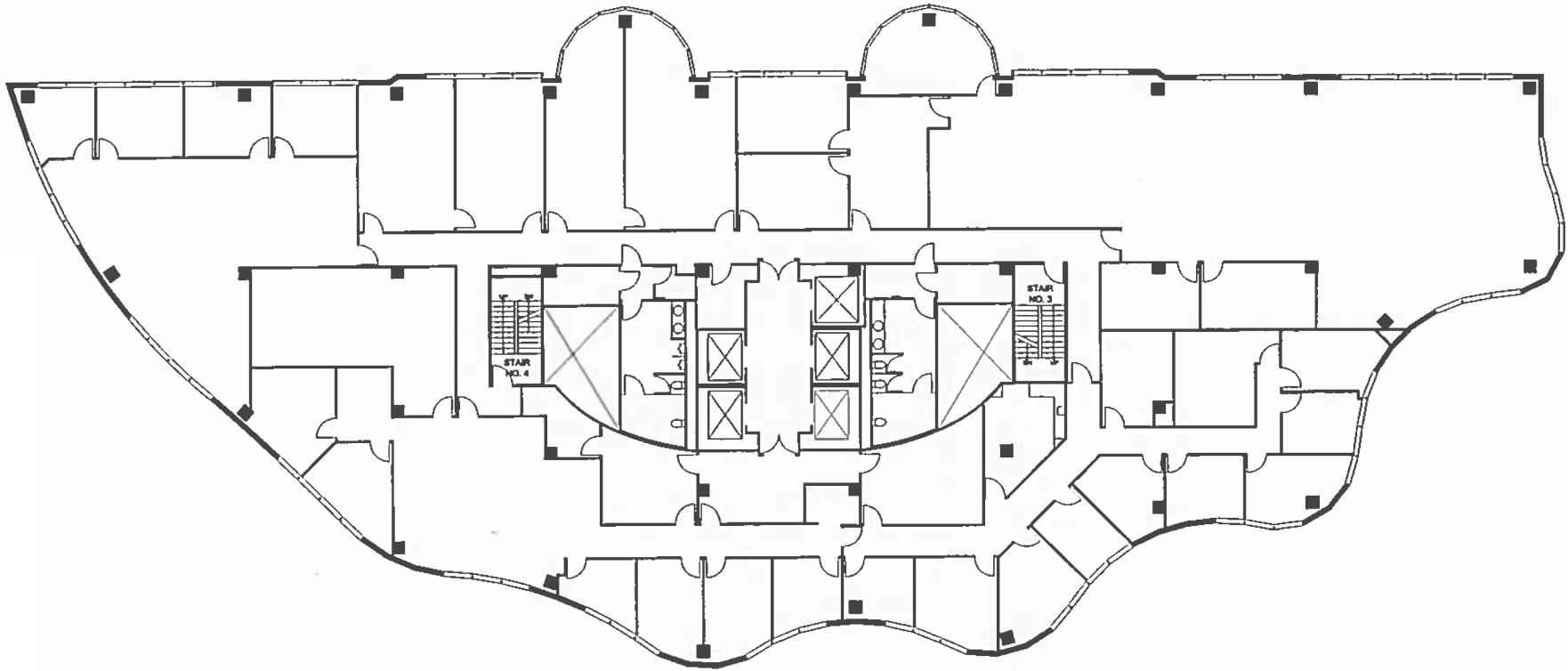
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3rd Floor | 16,575 sf



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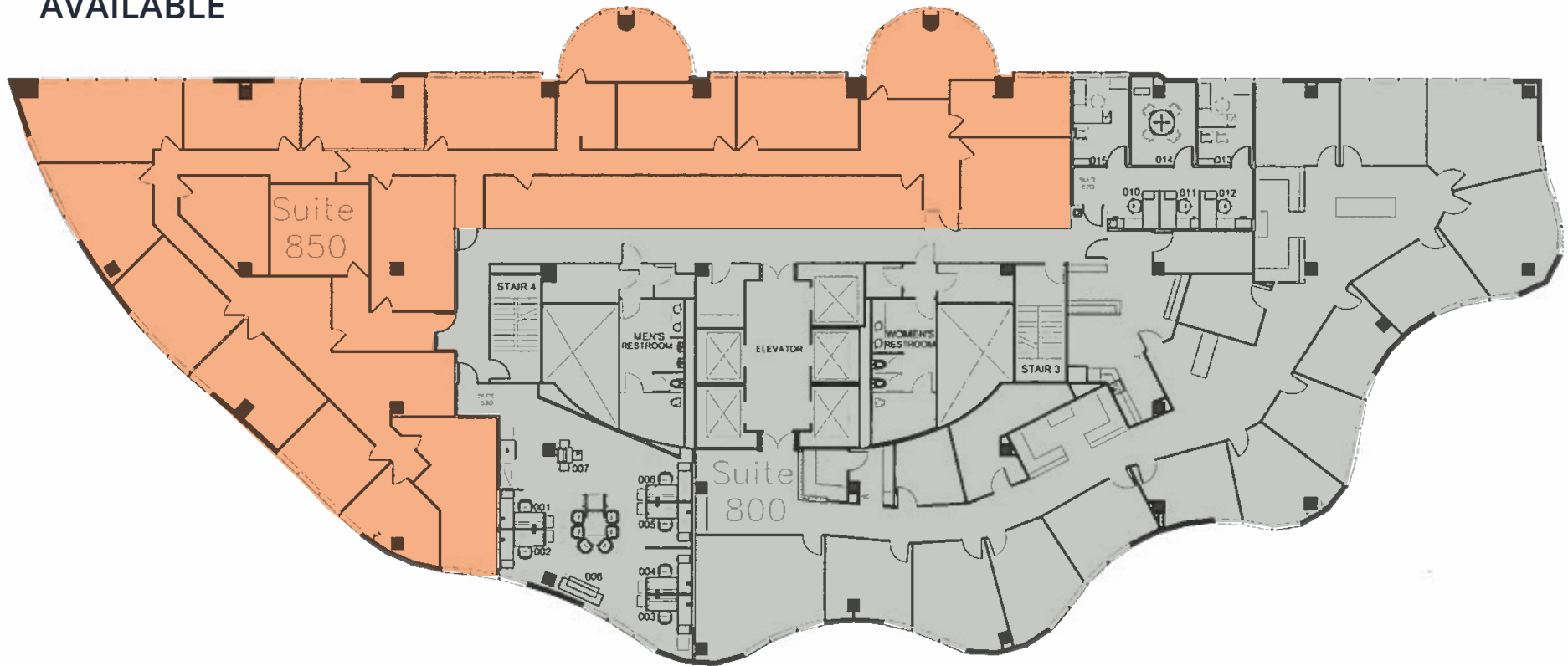
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Suite 850 | 7,737 sf

AVAILABLE



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Gallery



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