



4040 MacArthur Blvd suite
309 Newport Beach Ca 92660

SANTA ANA, CALIFORNIA

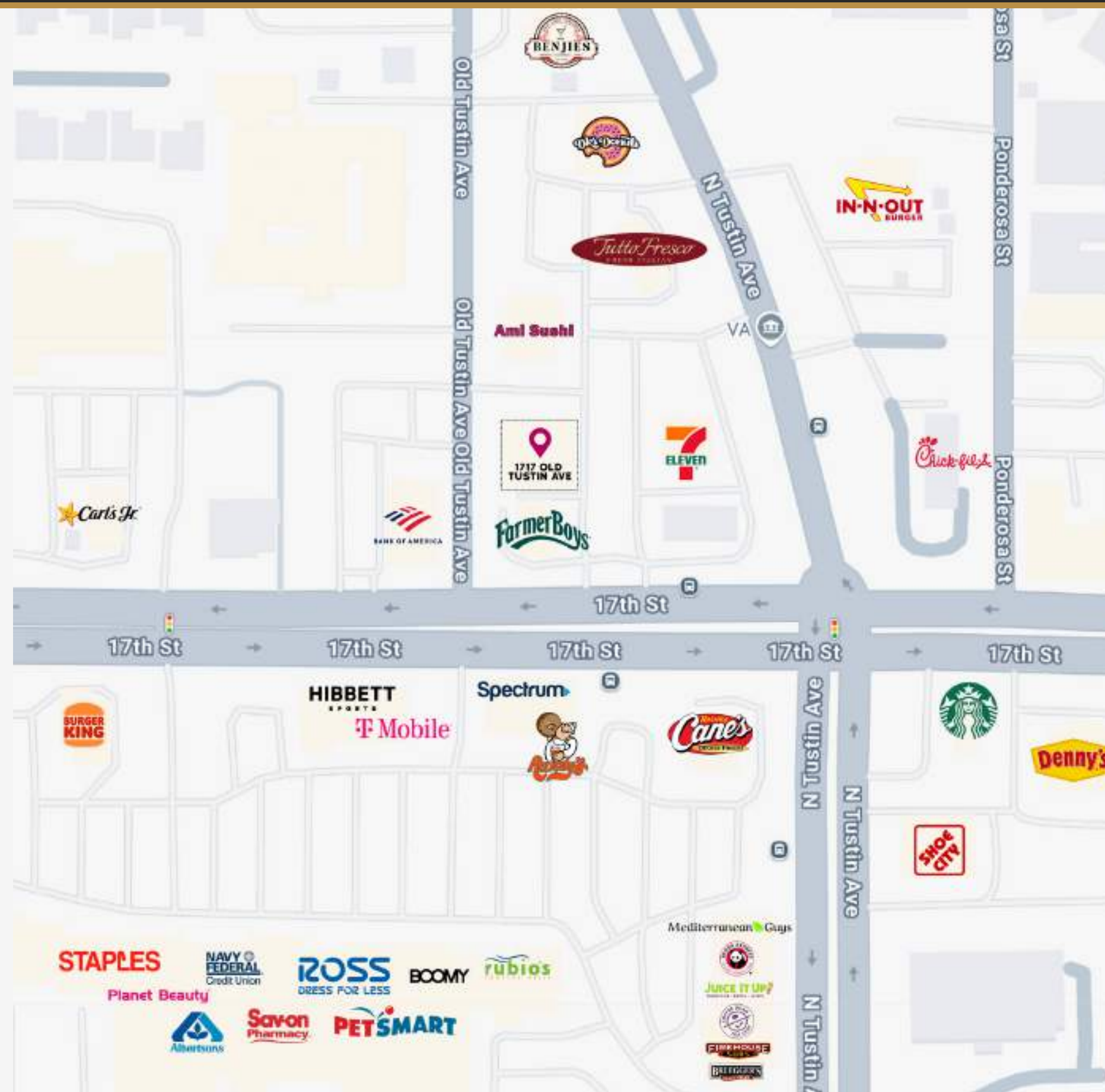
Santa Ana honors its rich cultural history as it becomes a thriving urban center with welcoming green spaces and world-class amenities, services, and infrastructure. The efficient and financially stable City government will further diversify Santa Ana's housing and economy, increase the community's safety, and support programs and services that enhance residents' quality of life.

➤ Location Benefits

Proximity:

Walking distance to shopping centers and restaurants
Near major freeways (55, 5, 22)

Area: Prime Tustin and Santa Ana Business Location



PROPERTY OVERVIEW

- **Type:** Turnkey Office
/Medical/Lab/Warehouse/Wholesale
- **Location:** Ground floor of a multi-tenant, newly remodeled professional office building
- **Existing Tenant:** Dental office

Key Features

- **Visibility:** Excellent visibility from 17th Street
- **Signage:** Building top signage available
- **Frontage & Parking:** Great frontage and open parking in the rear



INTERIOR FEATURES

- **Facilities:**

- Private bath
- Small kitchenette

- **Suite C 1383 Sq Ft:**

- Large open layout
- High ceilings

- **Suite D 2470 Sq Ft:**

- Large open layout
- High ceilings

***Must see to appreciate
the value and features
offered by these spaces.***



Unit C



Unit D



Unit D

