



# FOR SUBLEASE




1933, 1937 & 1939 DEERE AVE  
IRVINE, CA 92606

**THREE BUILDINGS AVAILABLE FOR SUBLEASE EITHER SEPARATELY OR TOGETHER**

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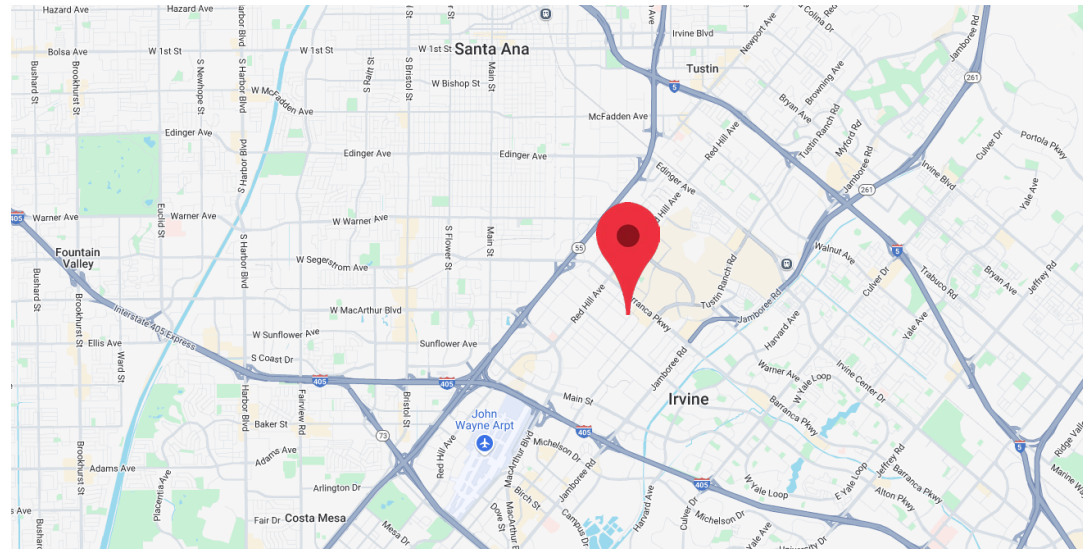


# Sublease Overview

PHOTO	ADDRESS	SF	OFFICE SF	CLEAR HEIGHT	PARKING SPACES	GROUND-LEVEL DOORS	MISC.
	1933 Deere	15,000	1,100	26'	10	3 (1 Oversized)	200-amp power
	1937 Deere	16,084	TBD	20'	20	2 (1 Oversized)	Exterior Truck Well
	1939 Deere	53,277	TBD	22'	120	6 (2 Oversized)	--

## SUBLEASE HIGHLIGHTS

- Three buildings available for sublease either separately or together
- Lease Expiration Date: August 31, 2026
- Total Square Footage: 84,361 SF
- Common yard area with gated access

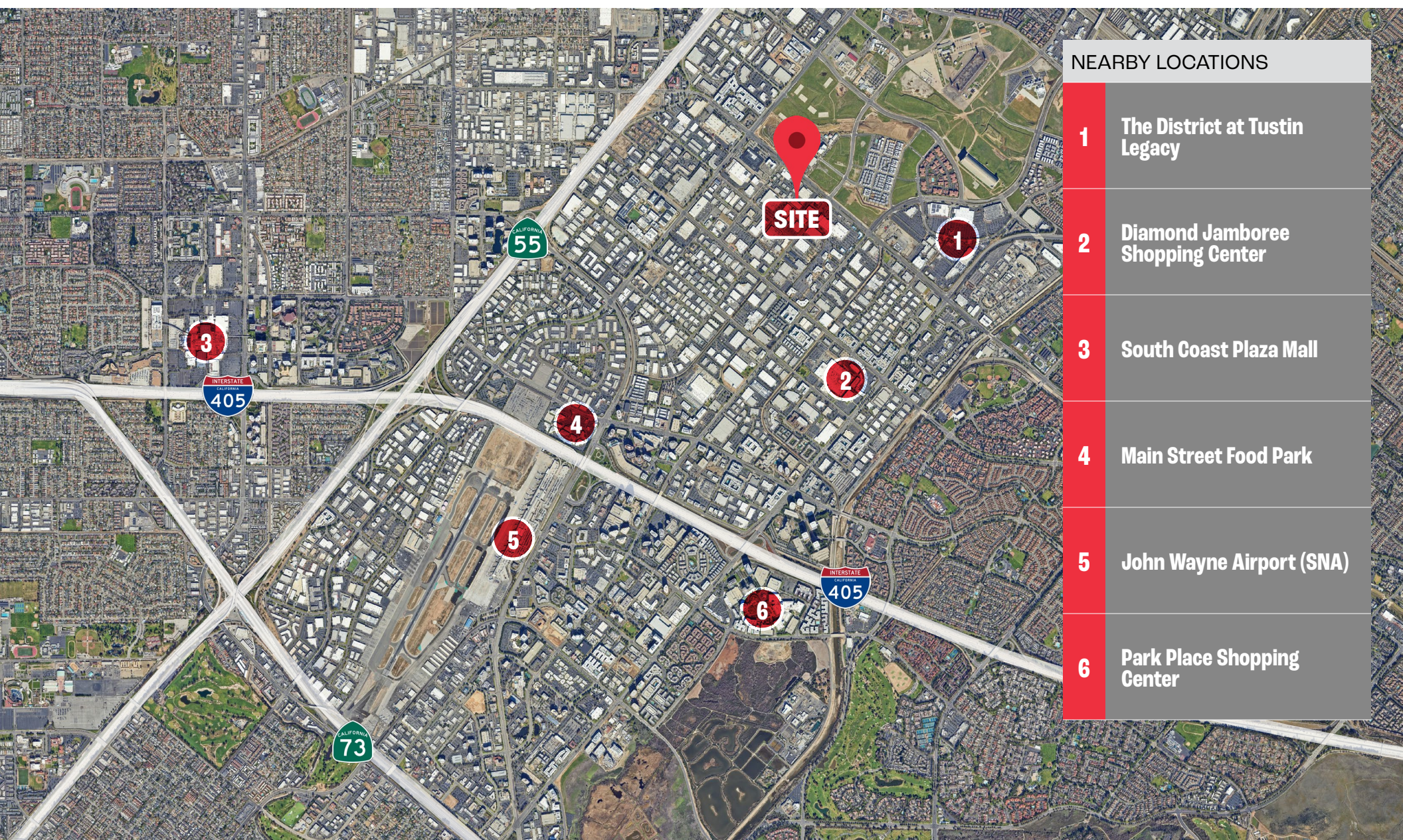


# Property Imagery





# Aerial Map



## NEARBY LOCATIONS

- |   |                                  |
|---|----------------------------------|
| 1 | The District at Tustin Legacy    |
| 2 | Diamond Jamboree Shopping Center |
| 3 | South Coast Plaza Mall           |
| 4 | Main Street Food Park            |
| 5 | John Wayne Airport (SNA)         |
| 6 | Park Place Shopping Center       |





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