

719 SF  
HIGH-END MEDICAL  
OR OFFICE SPACE  
NOW AVAILABLE  
FOR LEASE

## CAPISTRANO PROFESSIONAL PLAZA

30250 Rancho Viejo Rd. Suite B  
San Juan Capistrano, CA



### PROPERTY HIGHLIGHTS:

- Fully built-out office
- Laminate wood flooring
- Freeway visibility
- Competitive lease rate
- Convenient South OC location
- Professional setting
- Office and medical uses permitted
- Efficient floor plan
- Easy access to 5, 73, and 74 Hwy
- 4:1 Parking ratio
- Meticulously cared for professional plaza
- Beautiful landscaping and fountains
- Several amenities nearby
- Close to Amtrak rail station
- [www.capistranoprofessionalplaza.com](http://www.capistranoprofessionalplaza.com)

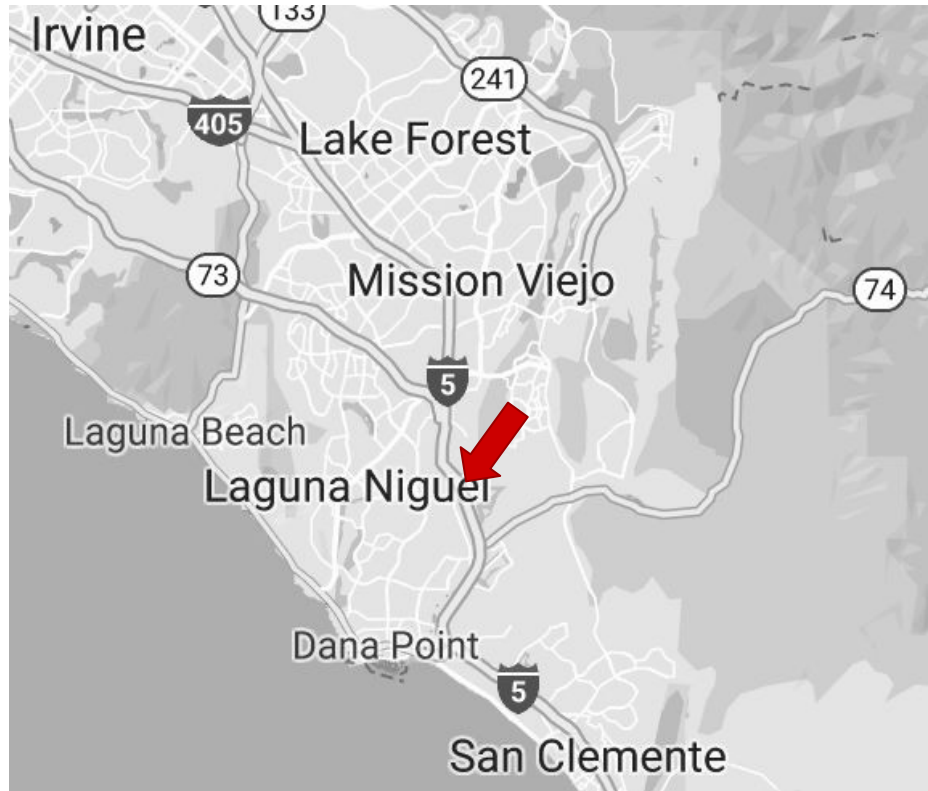
### Leasing Contact:

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949.216.0469

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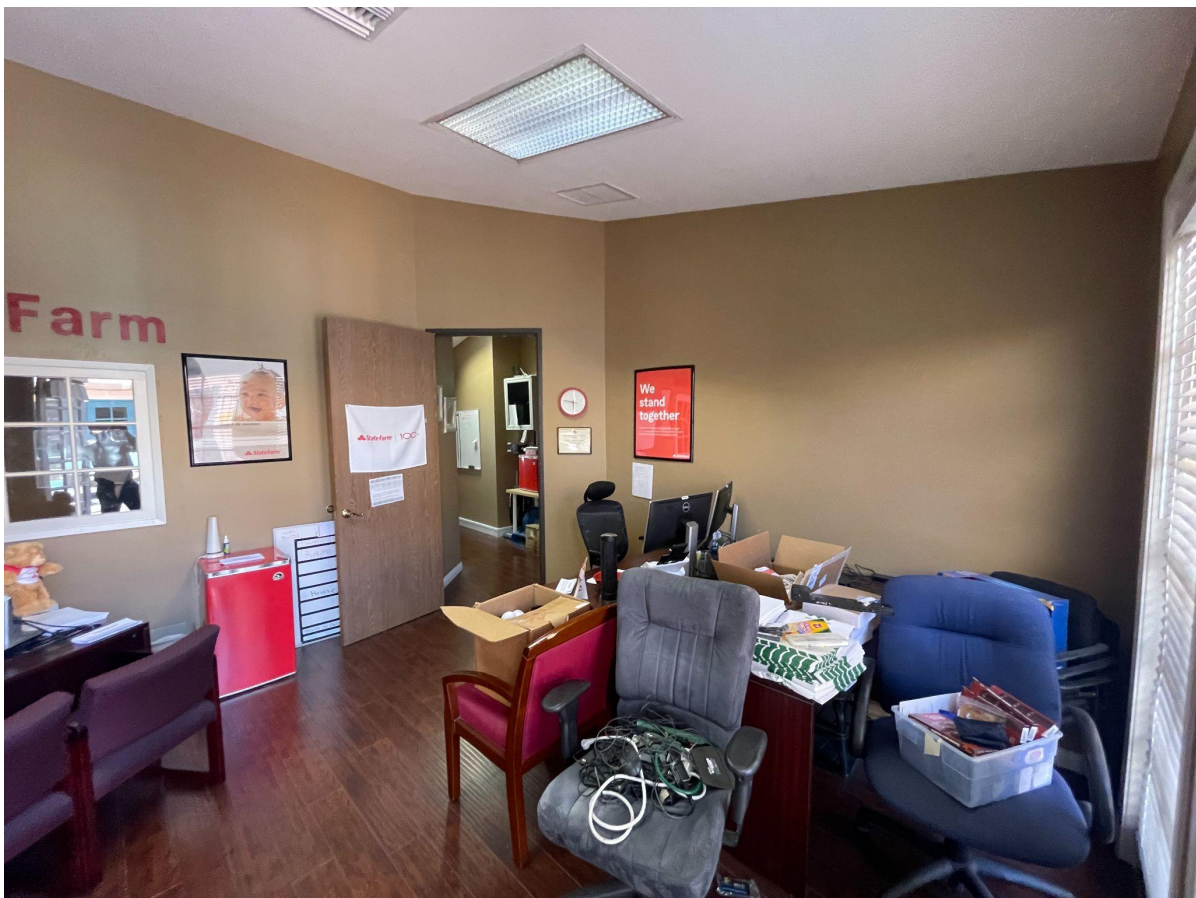
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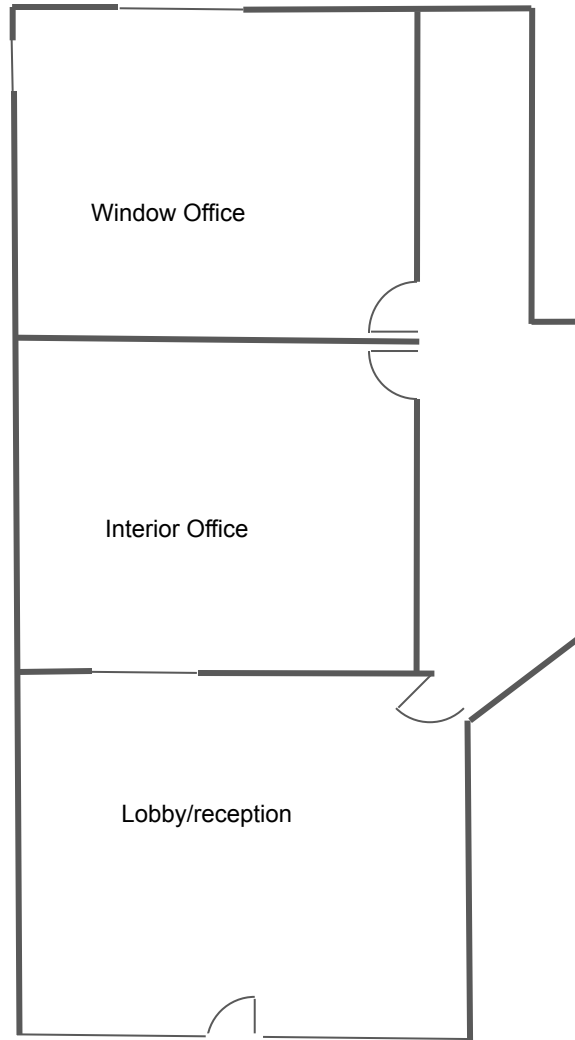
SOUTH COUNTY OFFICE

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Associates**  
COMMERCIAL REAL ESTATE

# INTERIOR PHOTOS



# FLOOR PLAN & SUITE NOTES



\* Floor plan not to scale

## SUITE HIGHLIGHTS

30250 Rancho Viejo Rd. Suite B

- 719 SF ground-floor suite
- Reception/lobby
- 1 Private window offices
- 1 Private interior office
- File/storage area



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# EXTERIOR PHOTOS



FOR MORE INFO  
OR TO TOUR:

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**Ashwill Associates**  
COMMERCIAL REAL ESTATE  
SOUTH COUNTY OFFICE

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