

FOR SALE

±2,540 SF

23832 ROCKFILED BLVD
STE 155, LAKE FOREST



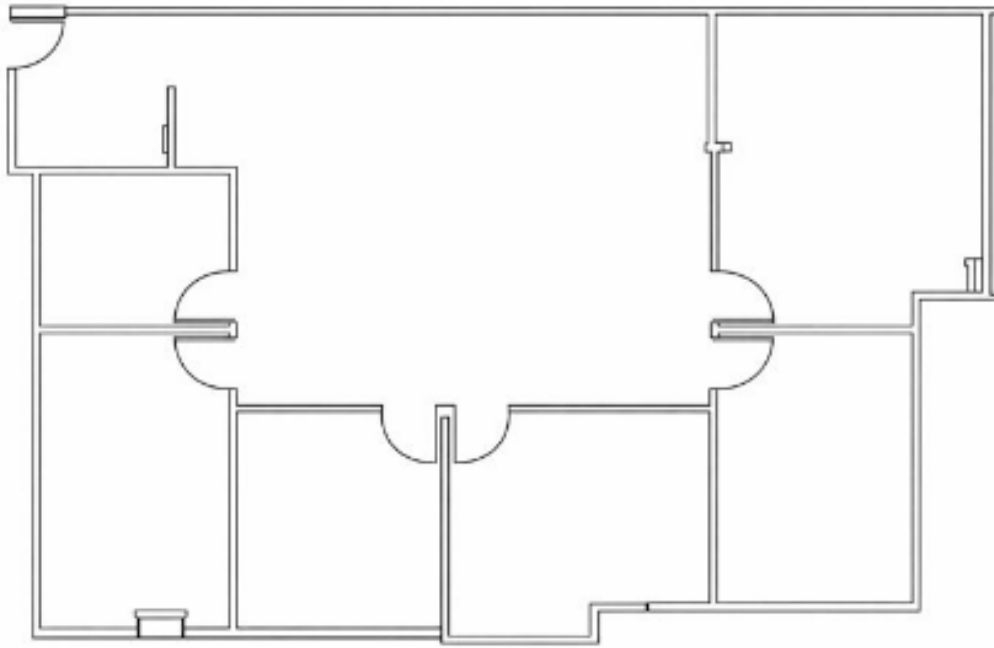
R. SCOTT COLTON

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CASEY LYNTON

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PROPERTY OVERVIEW

±2,540 SF Office Condo on First Floor

Medical Office Potential

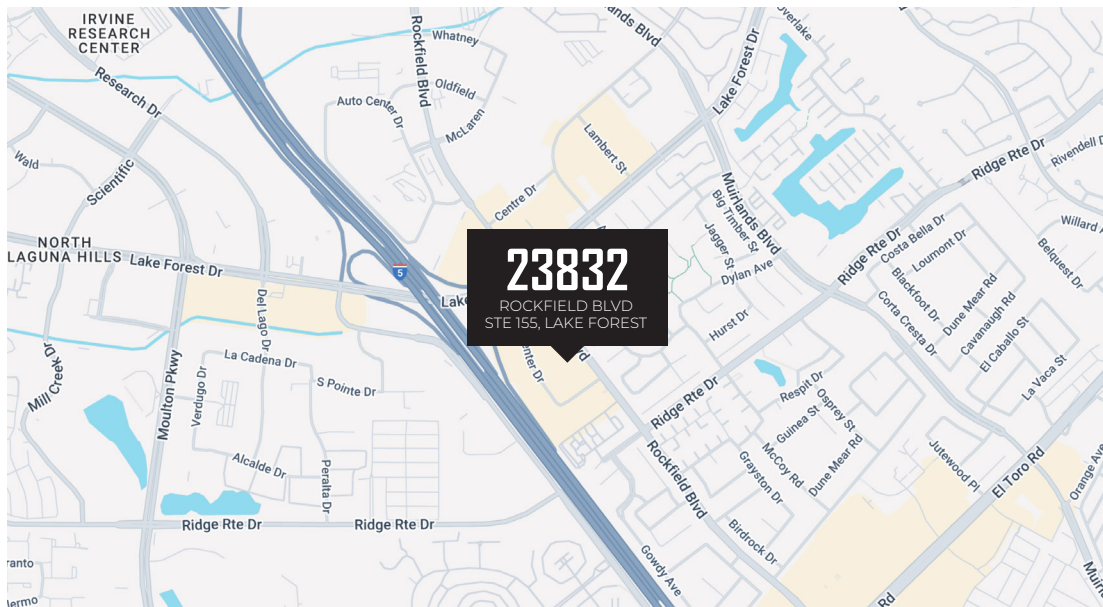
Ground Level Corner Suite

4:1,000 Parking Ratio

Minutes From Irvine Spectrum Center

Walking Distance to Lake Forest Gateway Shopping Center

Close Proximity to the 5 Freeway



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AMENITIES NEAR NEW DEVELOPMENTS:

THE GREAT PARK - 12 MIN
THE IRVINE SPECTRUM - 9 MIN
405 & 5 FREEWAY - 3 MIN
133 FREEWAY - 10 MIN
HOLIDAY INN - 1 MIN
LAKE FOREST GATEWAY - 1 MIN