

ARBOR VILLAGE



FOR LEASE

RETAIL

14705 - 14845 Jeffrey Rd, Irvine, CA

For more information, contact:

Angela Draper - Leasing Manager

License# 01972882

adraper@essexrealty.com

☎ 949-798-8100

ESSEX || **REALTY
MANAGEMENT, INC.**

Features:

- Situated in a densely populated Irvine neighborhood.
- Steady flow of customers day & night to visit various Tenants including, Taiko Restaurant, Shik Do Rak, Sunmerry Bakery, A&J Restaurant, Ameci Pizza, AT&T, Honeyberry Desserts, 7-Leaves, Thai Cafe, KFC & many more
- Busy intersection of Jeffrey Road & Walnut
- Easy access to the 405 & 5 Freeways
- Close proximity to Irvine Valley College

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AVAILABLE

Retail:

14775 Jeffrey Road - Suite F - 3,705 SF

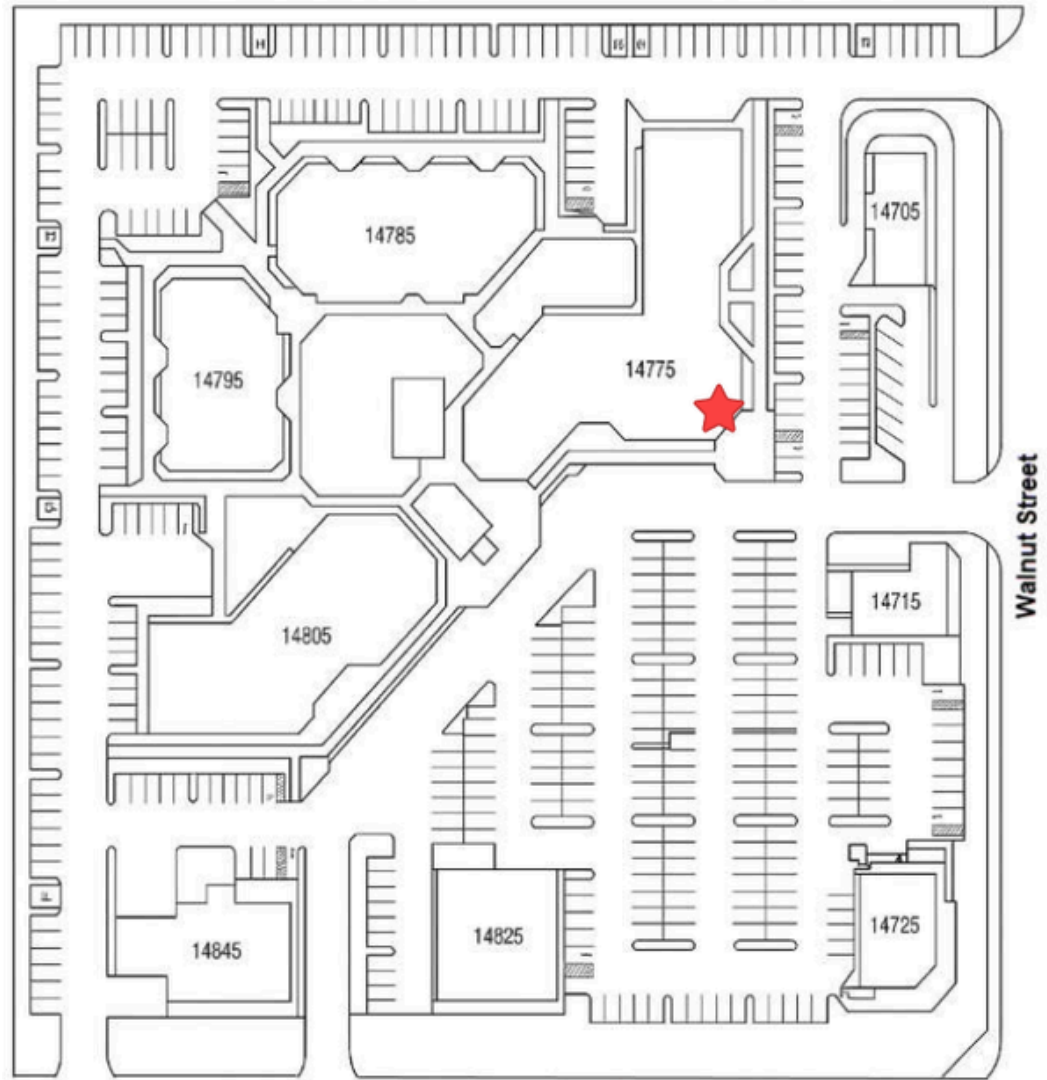
\$6.50 psf + \$1.13 NNN

Former veterinary clinic with 4 exam rooms, a surgery room, a radiology room, 6 offices, and multiple rooms for storage and kennels.



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SITE PLAN



Jeffrey Road

Walnut Street

Retail Tenants

14775-F Yukeli Pharmacy
 14775-B Soma Tea & Mocktails
 14775-C TotalCare Clinic
 14775-D Ameci Pizza
 14775-F AVAILABLE 3,705 SF ★
 14775-H AT&T
 14775-I Shibuyala
 14775-J Taiko
 14775-L A Little Tea

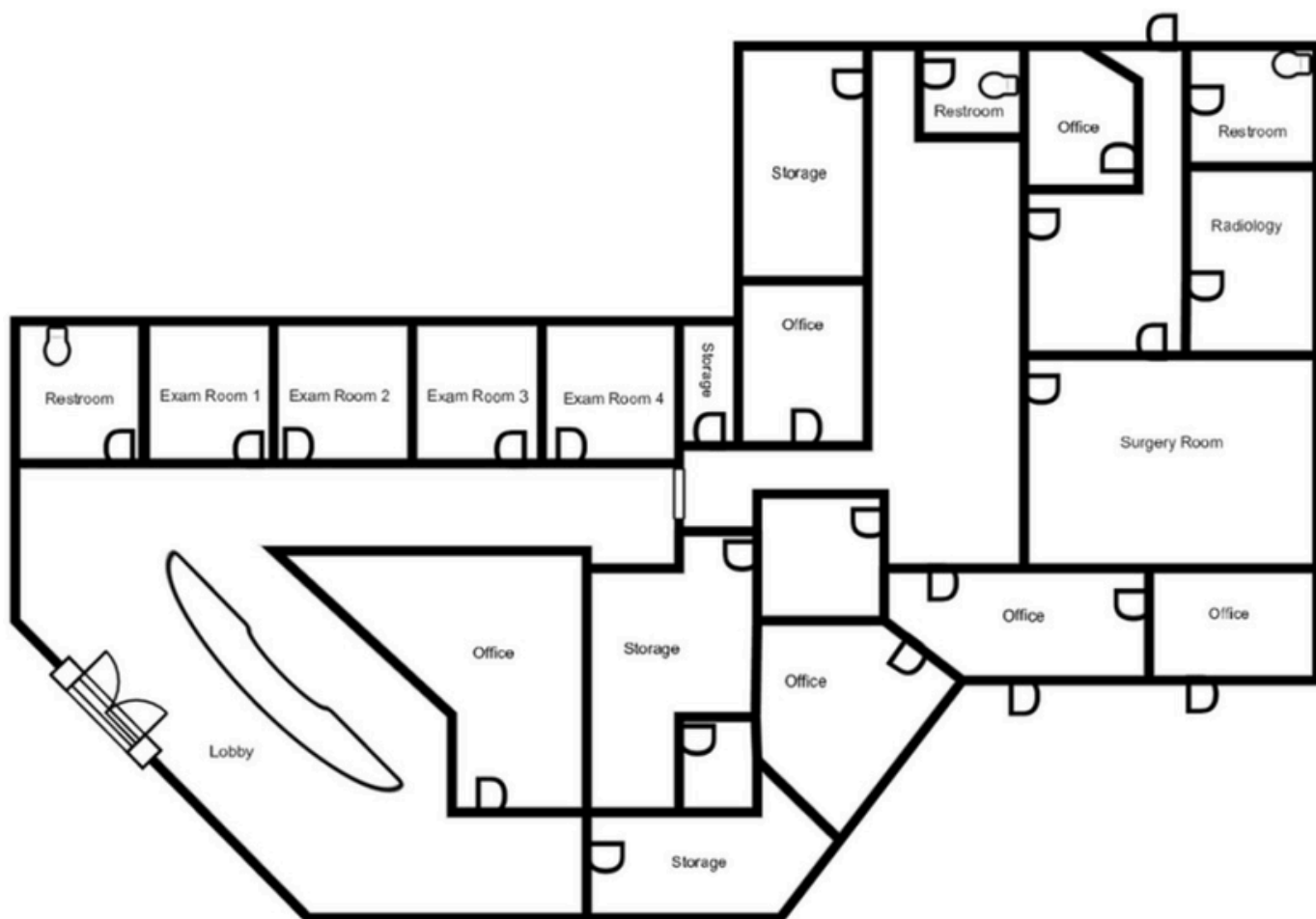
14805-A Lollicup Tea Zone
 14805-B Seawave Beauty Salon
 14805-D A&J Restaurant
 14805-E Sunmerry California, Inc.
 14805-F Dynamic Martial Arts
 14805-G Evergreen Health & Herbs
 14805-H Shik Do Rak
 14705 KFC
 14715 Thai Cafe

14725 Royal Business Bank
 14825 China Garden Seafood

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