

±16,372 SQUARE FEET
For Lease or Sale



1 WRIGLEY
Irvine, CA

CBRE

Property Overview

±16,372

Square Foot Free-Standing
Multi-Tenant Industrial Building

±8,000

Square Feet of
Two-Story Office

±18'

Warehouse
Clearance

2

Ground Level Doors

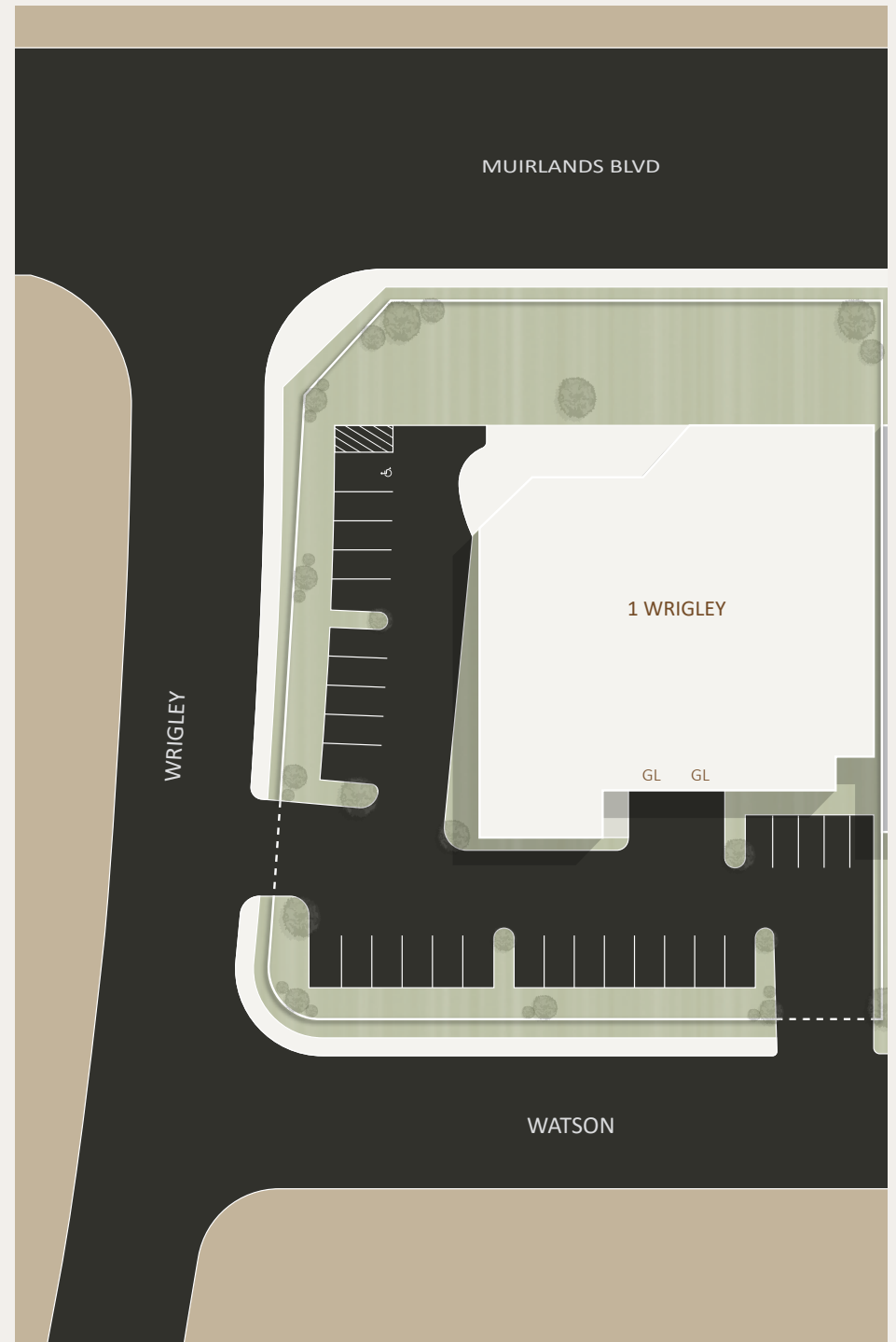
2:1,000

Parking Ratio

800

Amps of Power

- LOCATION, LOCATION, LOCATION!
- RARE, DIVISIBLE TWO-TENANT BUILDING
- CREATIVE OFFICE WITH EXPOSED DUCTING
- BUILT-IN SHOWER
- CORNER LOCATION WITH MONUMENT OR BUILDING TOP SIGNAGE AVAILABLE
- EXCELLENT ACCESS TO THE 5 AND 405 FREEWAYS VIA BAKE PARKWAY

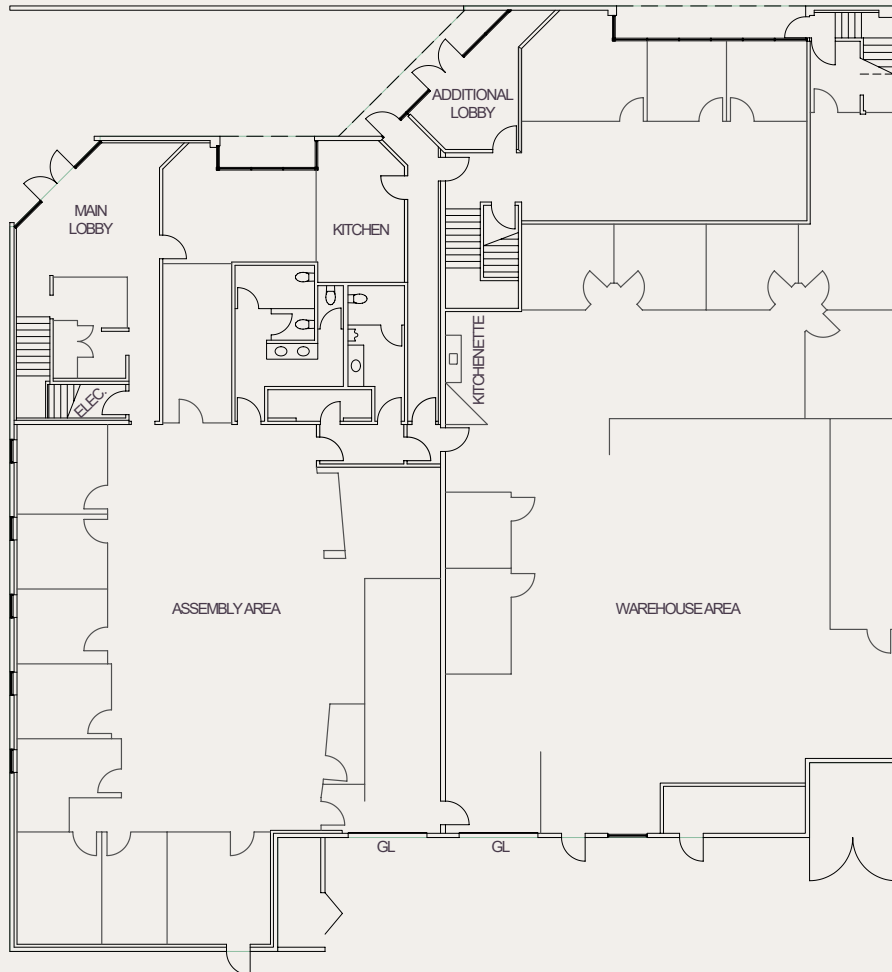


A View From Above

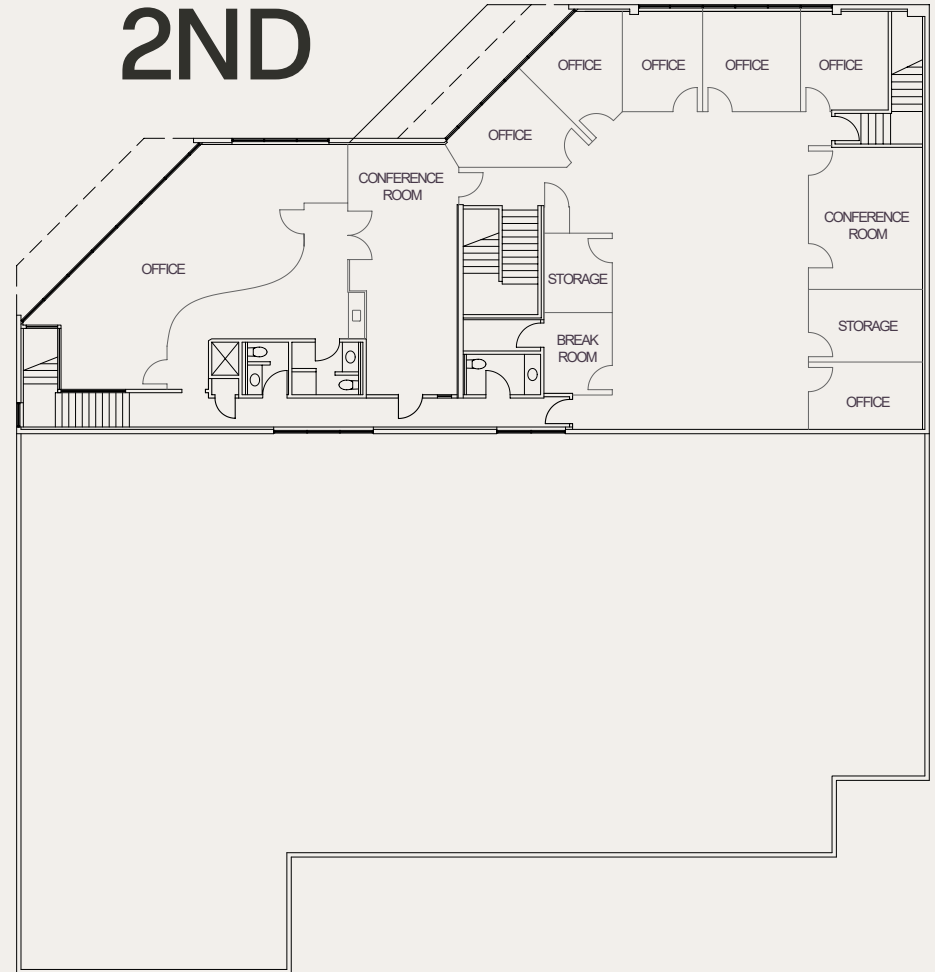


Existing Floorplan

1ST

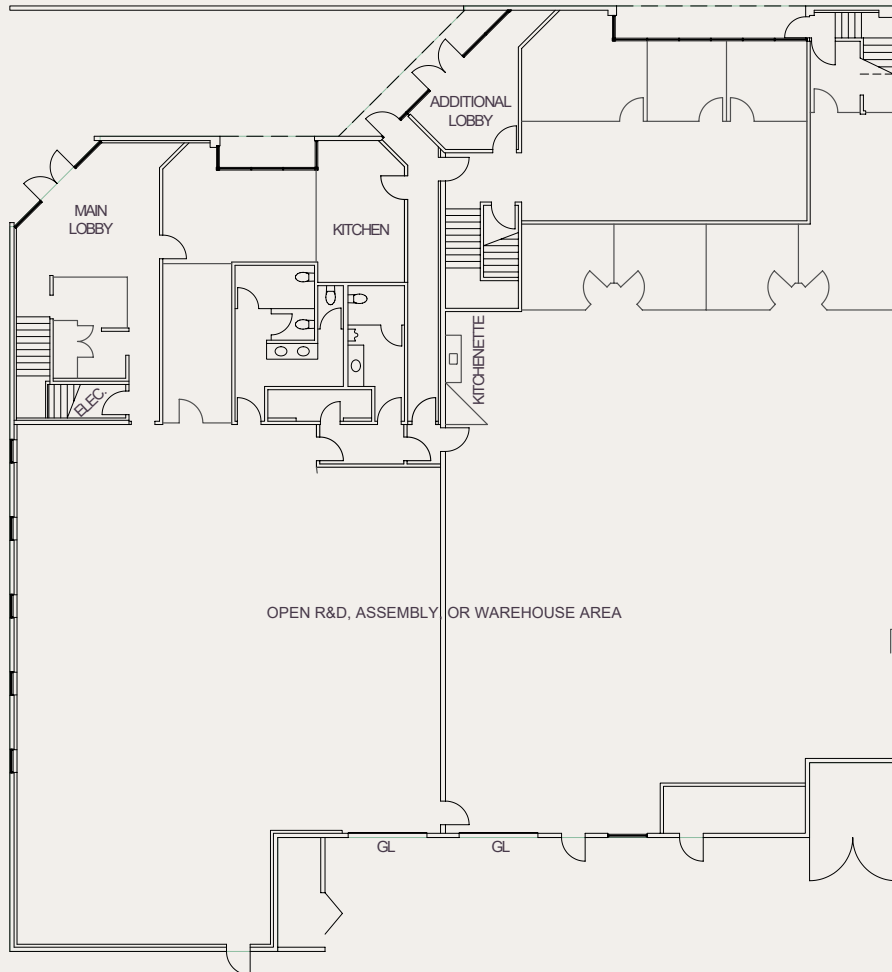


2ND

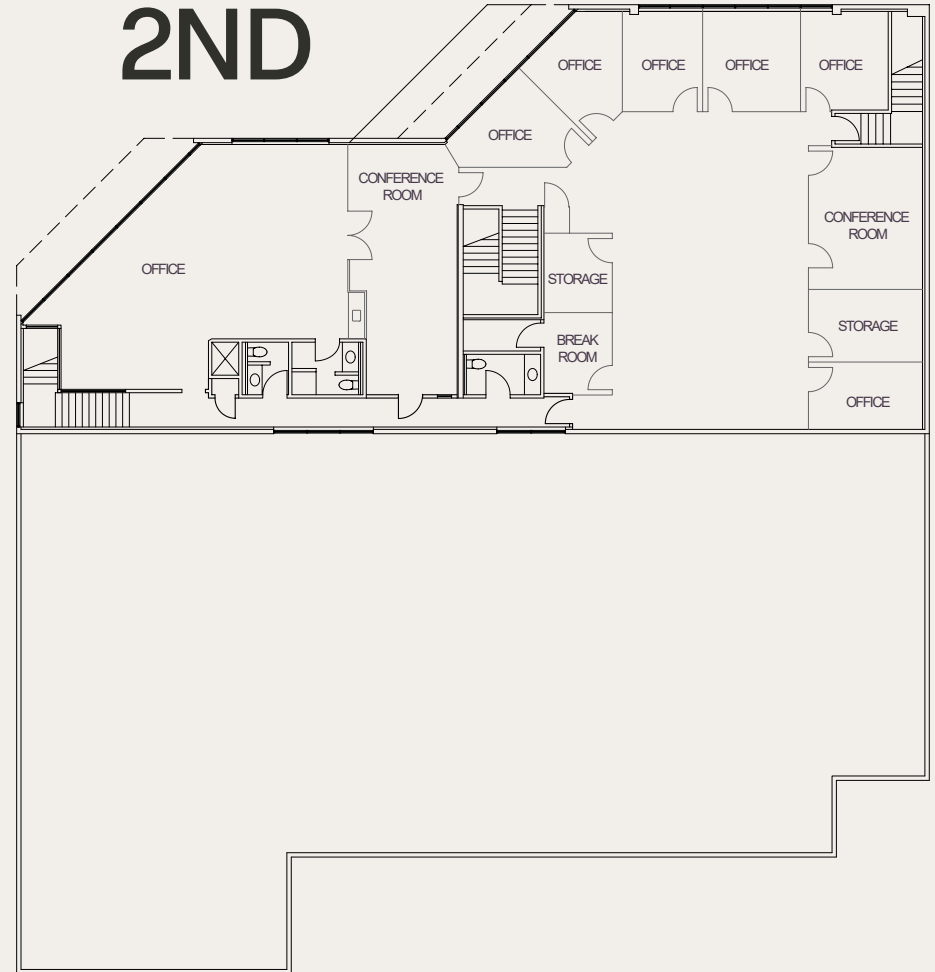


Hypothetical Floorplan

1ST



2ND



Property Photos





CONTACT US

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1 WRIGLEY

I r v i n e , C a l i f o r n i a

±16,372 Square Feet

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