

OFFICE SPACE FOR SUBLLEASE

LOS ANGELES CORPORATE CENTER



1255 CORPORATE CENTER DR
MONTEREY PARK, CA 91754

OWNED BY

OMNINET

EXCLUSIVELY
SUBLLEASED BY

km Kidder
Mathews

Property Highlights



ACCESS
TO MASS
TRANSIT



ENERGY
STAR
CERTIFIED



EV
CHARGING
STATIONS



4/1,000
FREE
PARKING

Break room, server room, storage and
enclosed reception

Professionally owned and managed by
Omninet Capital

Class A office space with a corporate identity

Direct access to the 10, 710, and 60 freeways

Centrally located to numerous restaurants and
retail amenities



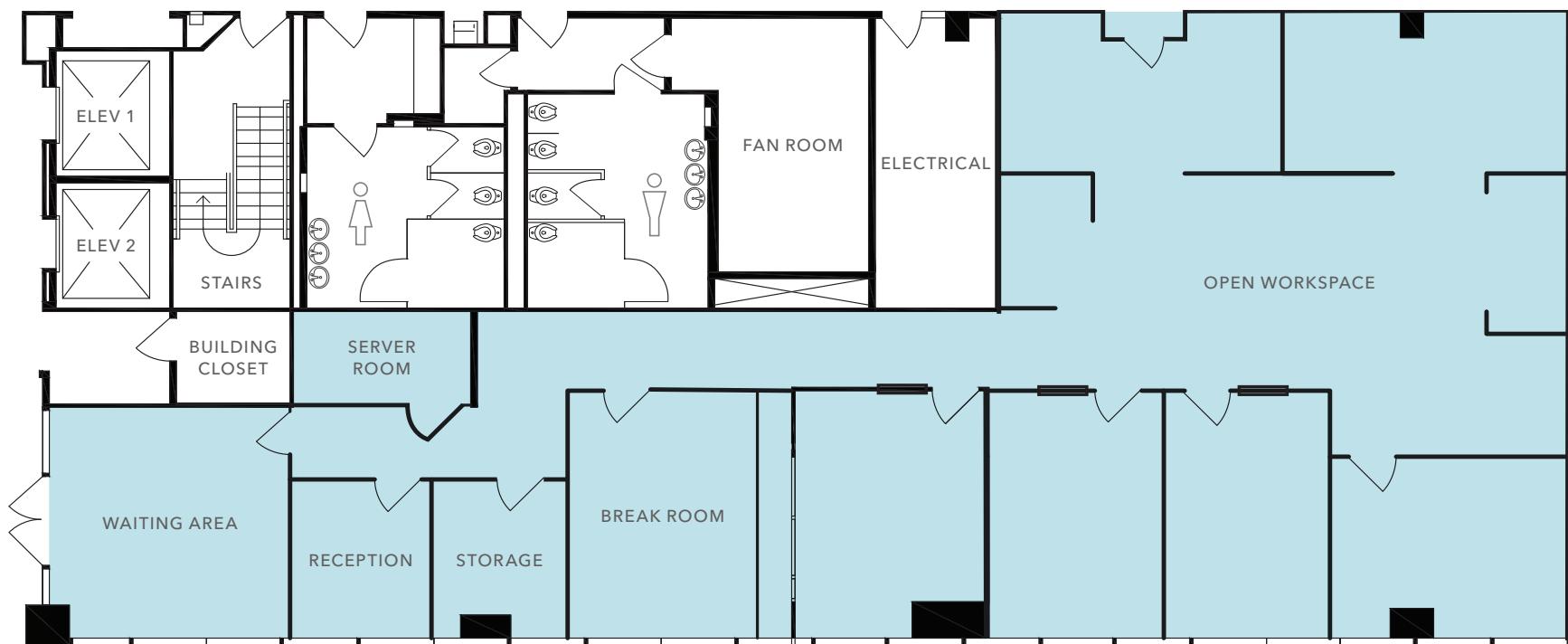
SUITE AVAILABILITY

Suite	RSF	Lease Rate (FSG)	End of Term	Description
SUITE 105	3,395 RSF	Negotiable	10/31/2028	Move-in ready ground-floor suite featuring double door exterior access, four (4) window offices and an open space designed to accomodate six (6) workstations
SUITE 306	1,564 RSF	Negotiable	10/31/2028	Four (4) window offices, three (3) interior offices



1255 CORPORATE CENTER DR

SUITE 105



Not drawn to scale

±3,395 RSF

AVAILABLE

NEGOTIABLE

LEASE RATE (PER MONTH FSG)

10/31/2028

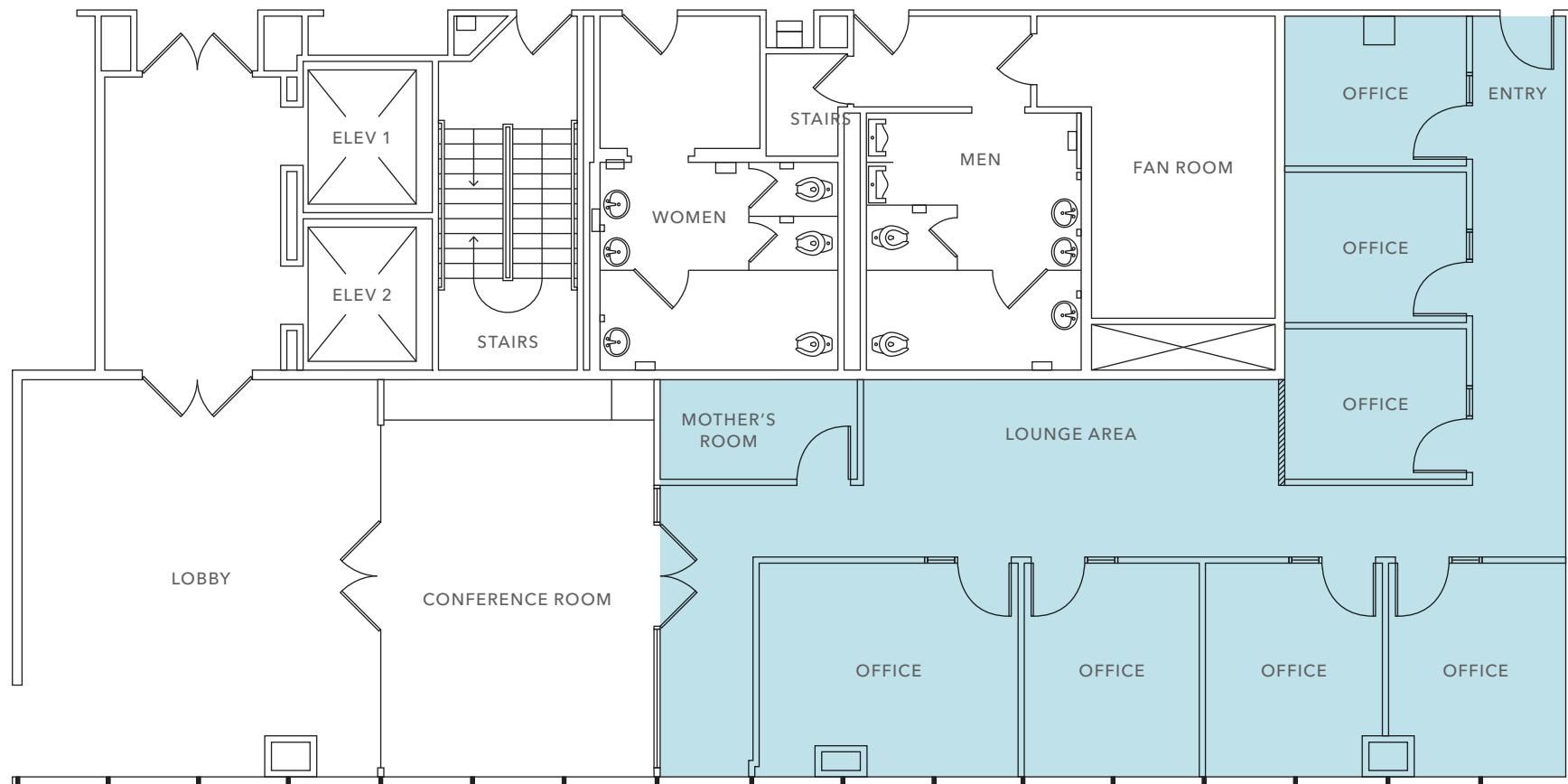
END OF TERM

AVAILABLE FOR SUBLEASE

KIDDER MATHEWS

1255 CORPORATE CENTER DR

SUITE 306



±1,564 RSF

AVAILABLE

NEGOTIABLE

LEASE RATE (PER MONTH FSG)

10/31/2028

END OF TERM

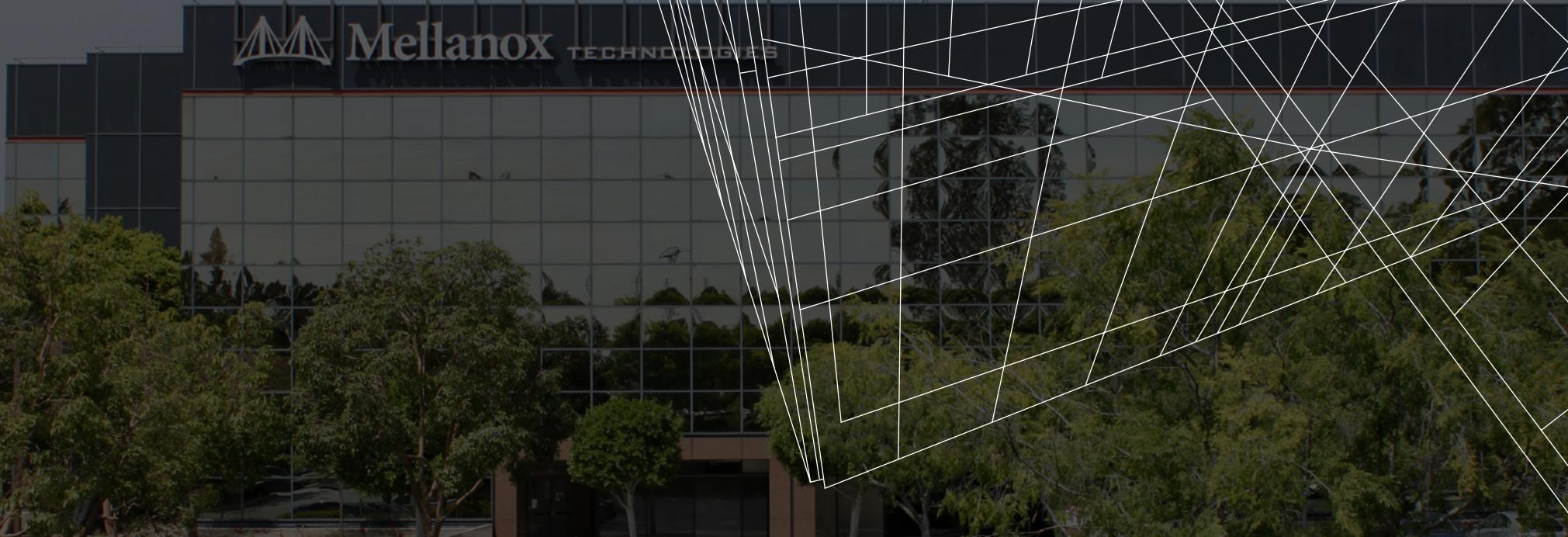
AVAILABLE FOR SUBLEASE

KIDDER MATHEWS

1255 CORPORATE CENTER DR



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Owned by

OMNINET

Exclusively subleased by

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km **Kidder
Mathews**