

OFFICE SPACE FOR LEASE

# EMBASSY COURT

910

E. BIRCH STREET

Brea, CA 92821



## PROPERTY HIGHLIGHTS

- + 3-Story Atrium-Style Mixed Use Building
- + Elevator Served
- + Approximately  $\pm 40,008$  SF
- + Possible Signage Opportunity
- + Available Space from  $\pm 1,144$  –  $6,500$  SF
- + Walking Distance to Brea Regional Mall, Brea Civic Center, Embassy Suites Hotel
- + Asking \$1.80 NNN
- + Abundant Free Covered Parking (4:1,000)



## CONTACT US

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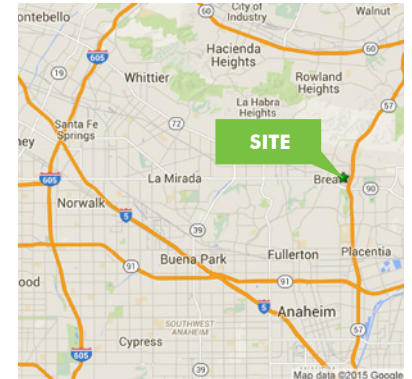
**CBRE**

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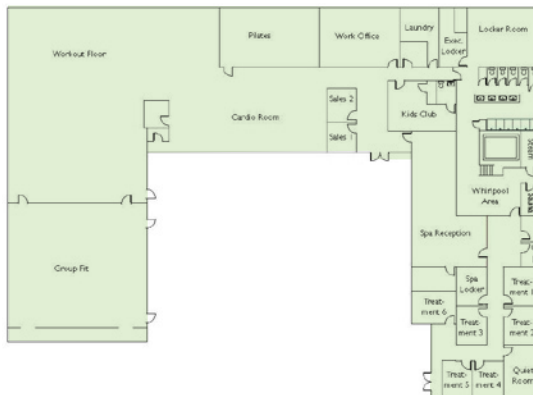


## AREA MAPS

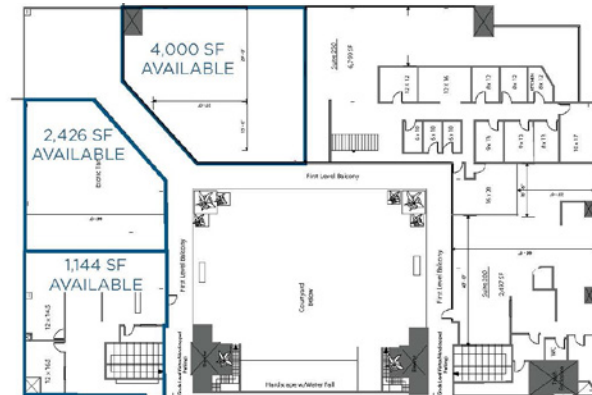


## FLOOR PLANS

### GARDEN LEVEL



### STREET LEVEL



## AVAILABLE SUITES

Suite	SF
Suite 100	±13,785 SF (Divisible)
Suite 200	±1,144 SF*
Suite 225	±2,426 SF*
Suite 250	±3,883 SF
Suite 300	±6,500 SF

Contiguous to  
\*3,570 SF

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