



**BUILDING A
COSTA MESA, CA**

16,525 SF SPACE FOR LEASE

**1945
PLACENTIA**

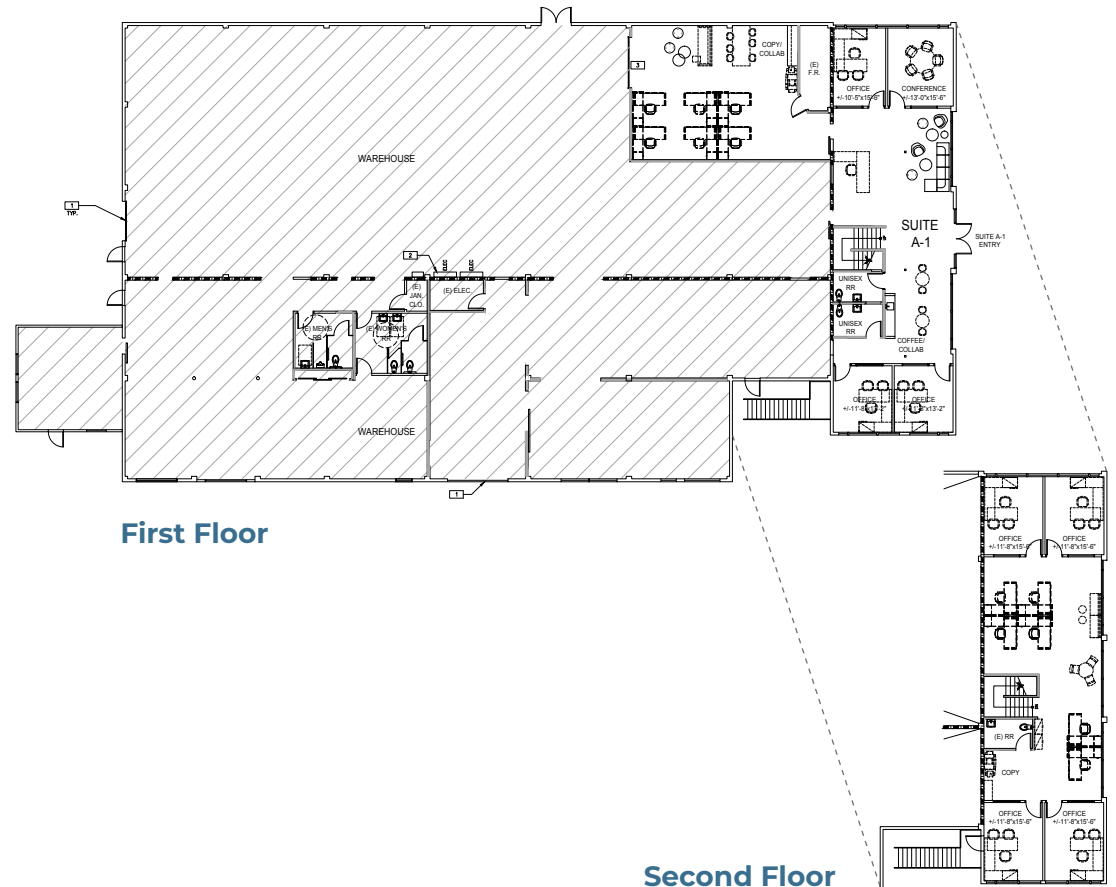
1945 PLACENTIA AVENUE, BUILDING A

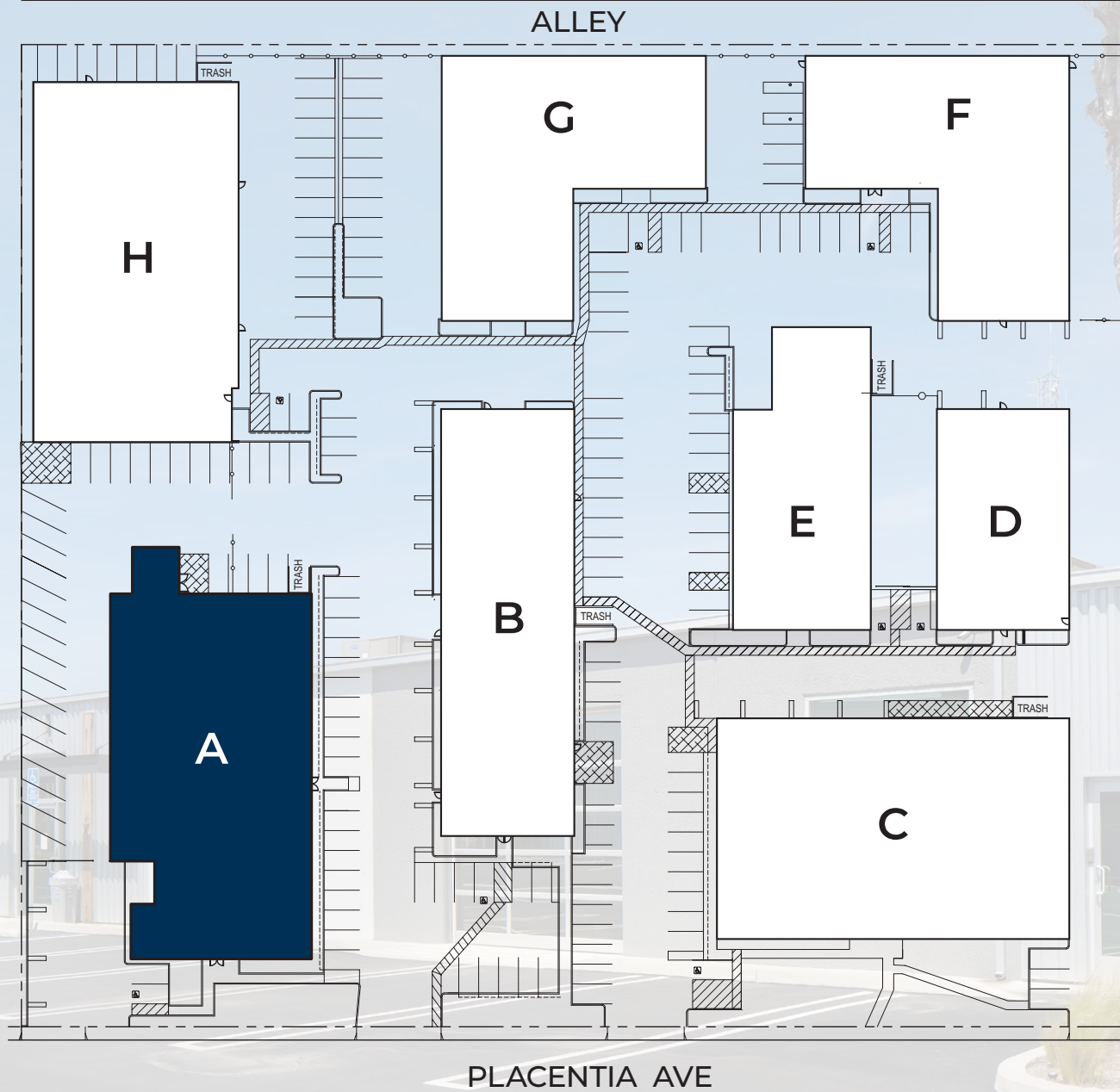
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- ±16,525 TOTAL SF
- FREESTANDING CREATIVE BUILDING
- EXTENSIVE TENANT IMPROVEMENTS
- FENCED YARD
- ±95% HVAC (TO BE VERIFIED)
- GROUND LEVEL LOADING DOORS
- HIGH IDENTITY FRONTAGE ON PLACENTIA AVENUE
- 2:1 PARKING RATIO
(2 SPACES PER 1,000 SF)
- FORMER HURLEY CAMPUS
- HIGHLY DESIRABLE WESTSIDE COSTA MESA
- CLOSE PROXIMITY TO BEACH





SITE PLAN

Pacific Ocean

1

Coast Hwy

NEWPORT BEACH



Newport Blvd

Superior Ave

55

17th St

Anaheim Ave

Pomona Ave

Placentia Ave

17th St

Monrovia Ave

18th St

Whittier Ave

19th St

1945

PLACENTIA



COSTA MESA



LOCATION



1945

PLACENTIA

BUILDING A: 16,525 SF FOR LEASE IN COSTA MESA, CA

*Exclusively
Offered By:*

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