



OFFICE SPACE FOR LEASE

23807 & 23811 Aliso Creek Road

LAGUNA NIGUEL, CA 92677



THE OFFICES AT

LAGUNA
DESIGN
CENTER

NEWMARK

PROJECT OVERVIEW



23807 & 23811 ALISO CREEK RD.
LAGUNA NIGUEL, CA 92677



±238,948 SF
LAGUNA DESIGN CENTER SIZE



AMPLE FREE SURFACE PARKING SPACES
± 4 / 1,000 SF



PERMITTED USES
ZONED FOR OFFICE/RETAIL USES



UPGRADES UNDERWAY
SPEC SUITES, COMMON AREAS, LANDSCAPING



RETAIL ADJACENT
WALK TO PEET'S, WHOLE FOODS, 24-HOUR FITNESS,
SEPHORA AND MORE!



PLEASE CONTACT:

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CA RE LIC. #01372891

AVAILABILITIES

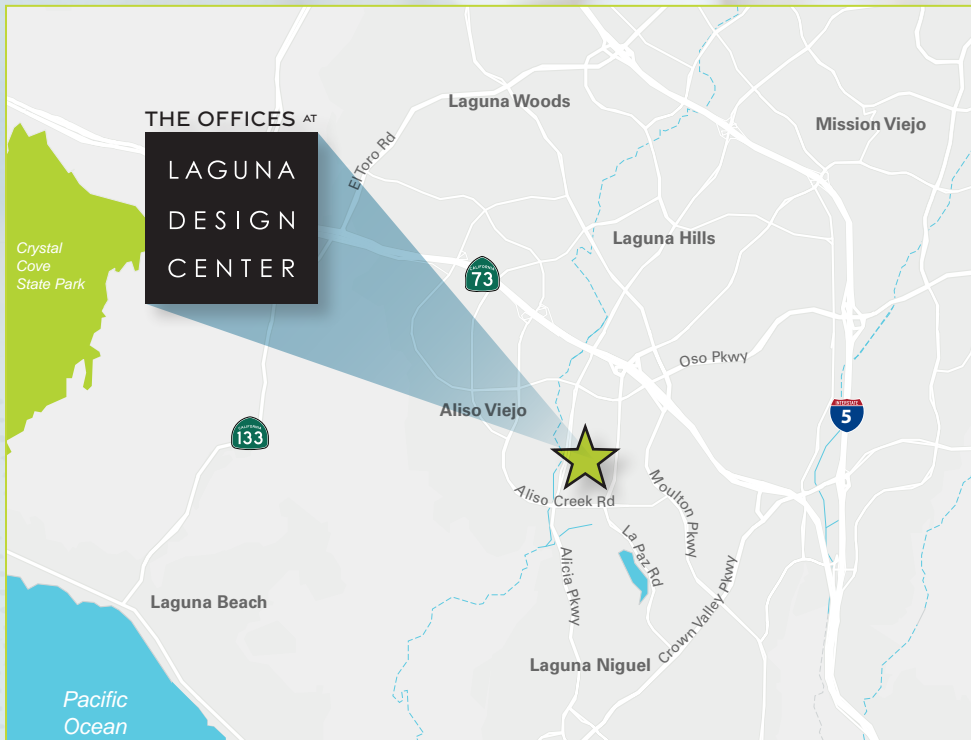
23807 ALISO CREEK ROAD

SUITE	SIZE	ASKING RATE	TIMING
200	1,776 SF	\$2.15 FSG	IMMEDIATE
205	921 SF	\$2.15 FSG	IMMEDIATE
260	3,234 SF	\$2.15 FSG	IMMEDIATE

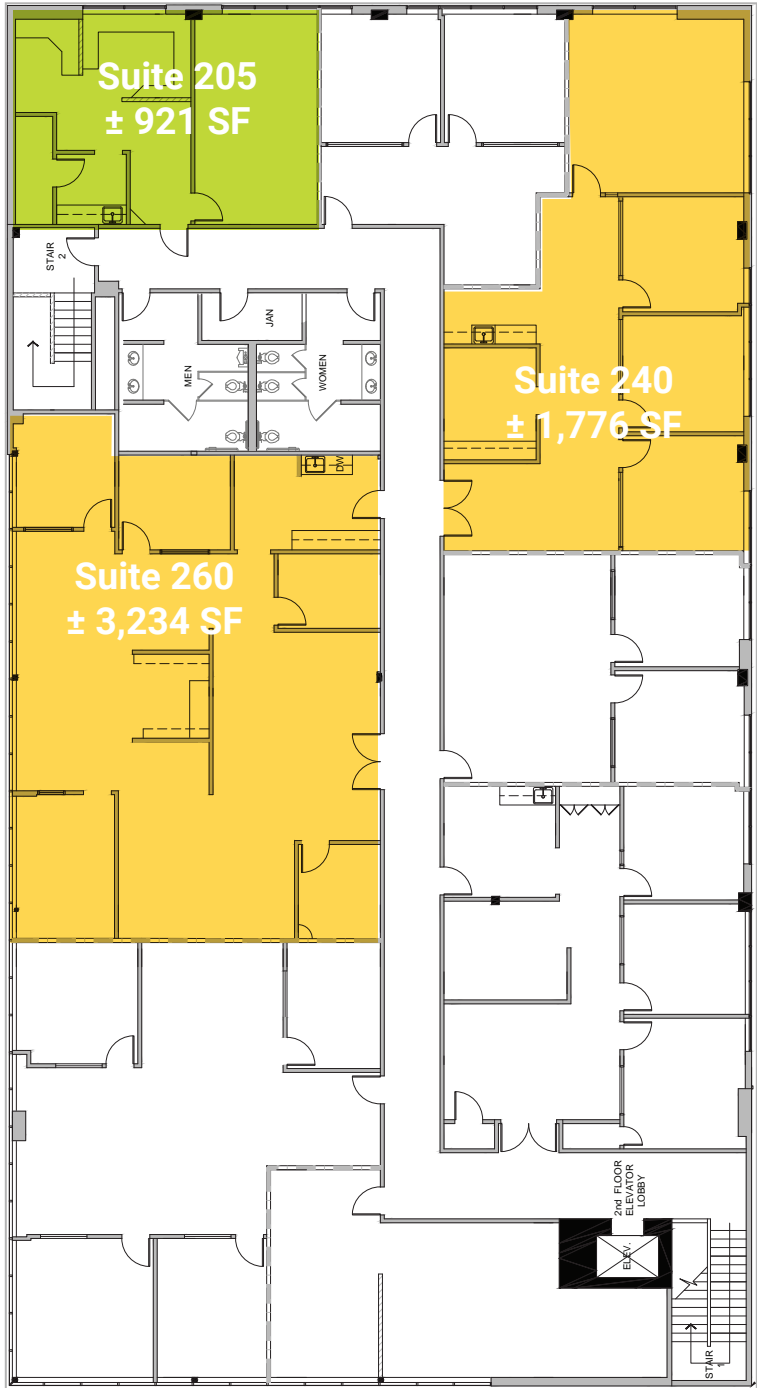
23811 ALISO CREEK ROAD

SUITE	SIZE	ASKING RATE	TIMING
181	8,305 SF	\$2.15 FSG	IMMEDIATE

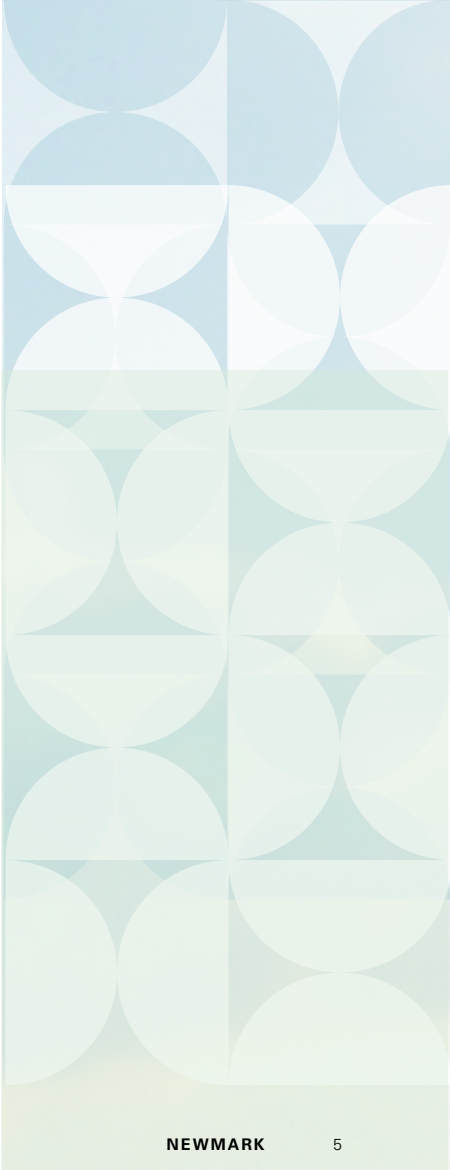
LOCATION



2ND FLOOR



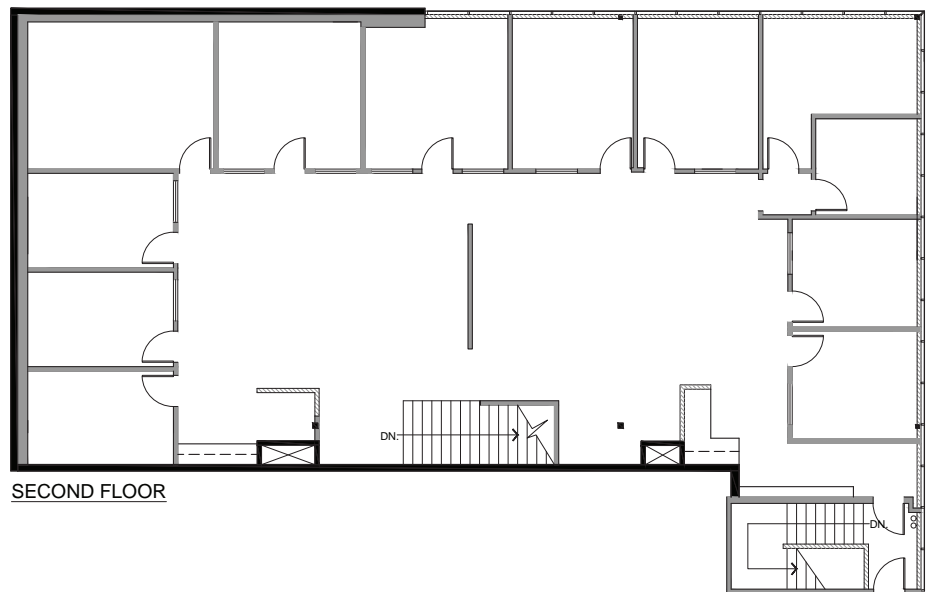
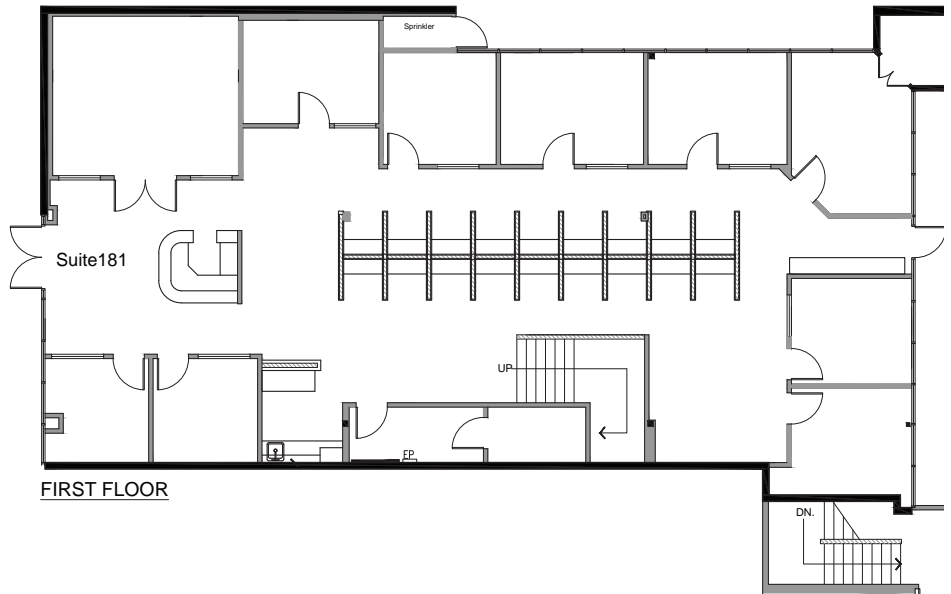
Suites 200, 202 & 205
contiguous to ± 3,312 SF





23811

FLOORPLAN



Suites 181
± 8,305 SF



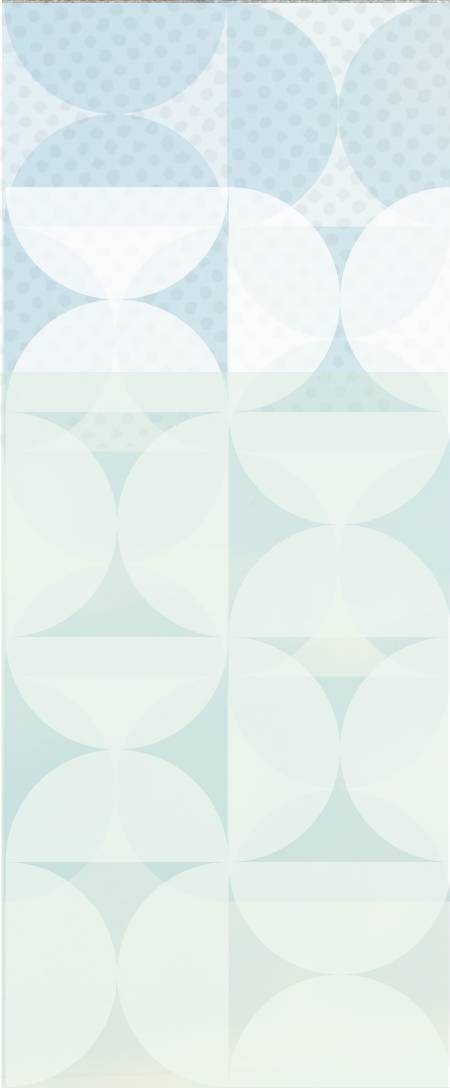
LAGUNA DESIGN CENTER

THE OFFICES AT

LAGUNA
DESIGN
CENTER



BAKER KNAPP & TUBBS	177
AVAILABLE	120
HARSEY & HARSEY	175
HARSEY & HARSEY OUTDOOR	176
AVAILABLE	181



THE OFFICES ^{AT}

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