



LAGUNA NIGUEL BUSINESS CENTER

LUXURY OFFICE SPACE AVAILABLE FOR LEASE



LOCATION:

Laguna Niguel Luxury Offices
27611 La Paz Rd. Laguna Niguel, CA 92677

PROPERTY FEATURES:

- ◆ ±8,371 SF Available
- ◆ Two (2) Ground Level Doors
- ◆ Situated on 2.3 Acres
- ◆ High Image Office Building
- ◆ Max. Contiguous 5,800 SF

HIGHLIGHTS:

- ◆ Recently Remodeled Common Areas with Custom Tiles, Stone and Natural Woods, Newly Designed Koi Pond, Newly Upgraded Common Bathrooms
- ◆ Exceptional Location with Immediate Access to the 73 Toll Road via La Paz Rd.
- ◆ Tremendous Office Amenity Base. Within 3 Miles of: 28 Grocery Stores, 67 Restaurants, 22 Pharmacies, 54 Banks, 45 Health Clubs, and 27 Shopping Centers
- ◆ Creative Space, Immediate Occupancy, Walking Distance to Retail Development & Restaurants, Free Surface Parking, Dramatic Interior Courtyard & Water Features



ZION ENTERPRISES

27611 LA PAZ RD. LAGUNA NIGUEL, CA. 92677

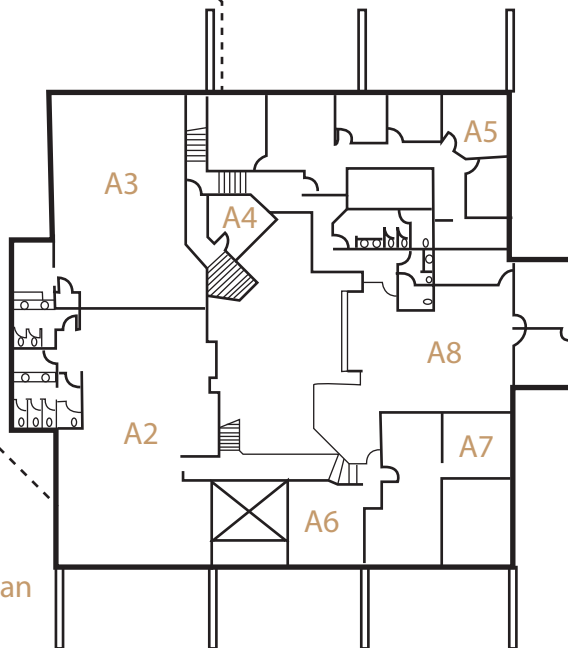
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2nd Floor Plan

A2 - Available
Rentable: 3,469.35 SF.

A3 - Available
Rentable: 2,422.31 SF.

