



# MAIN<sup>AT</sup>MAIN

2100 MAIN STREET, IRVINE CA

CBRE



## 2100 Main

is an 89,041-square-foot, four-story office building situated within the well-established Irvine Concourse Business Park. As one of 12 buildings in this premier mixed-use campus, the property offers strong freeway visibility and convenient regional access. Tenants benefit from an extensive collection of on-site amenities, including cafés, restaurants, hotels, Equinox Sports Club, and banking services. Recently improved outdoor workspaces and updated HVAC systems provide a contemporary, efficient work setting—minutes from John Wayne Airport, Fashion Island, South Coast Plaza, and The District at Tustin Legacy.





# BUILDING

# FEATURES



Four-story, 89K SF Office Building



Excellent Freeway Visibility



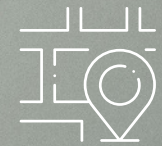
Desirable Mix of On-Site Amenities



Multiple Outdoor Working Environments



HVAC Upgrades



Located in the Heart of Irvine



# FIND YOUR SPACE



- 1 **SUITE 210**  
10 Private Offices,  
1 Conference Room and  
Break Area  
**±3,957 SF**

- 2 **SUITE 240 (Spec Suite)**  
2 Private Offices, and  
Open Office Area  
**±2,971 SF**

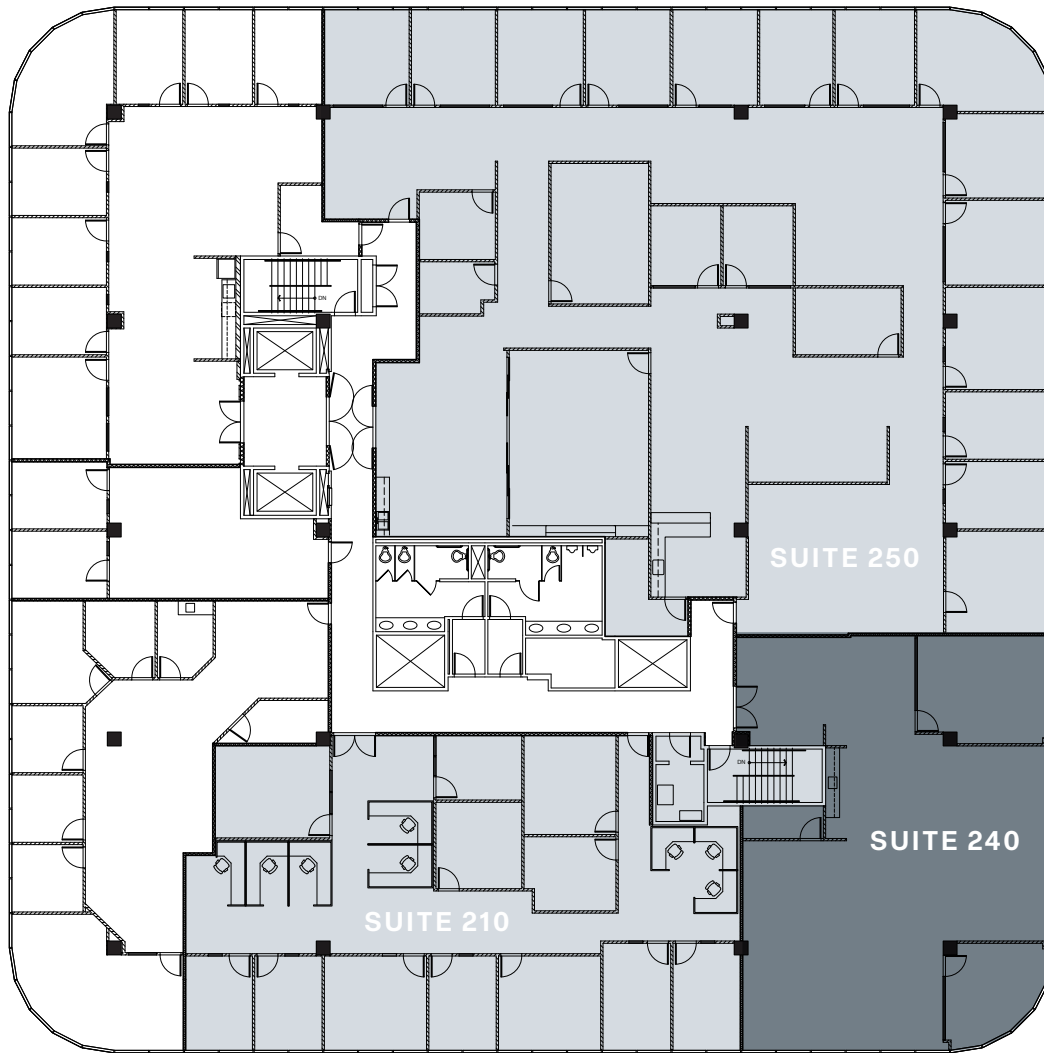
- 3 **SUITE 250**  
4 Perimeter Private Offices,  
Open Area, Kitchen, and  
Conference Room  
**±9,830 SF**

- 4 **SUITE 350**  
3 Private Offices, 1 Conference  
Room, Kitchen and Open Area  
**±5,126 SF**

- 5 **SUITE 420**  
7 Private Offices, Open Bull  
Pen, Storage Office, and  
Break Room  
**±4,766 SF**



# SECOND FLOOR PLAN



SUITE 210

**±3,957 SF**

**±6,928 SF**

SUITE 240

**±2,971 SF**

(SPEC SUITE)

SUITE 250

**±9,830 SF**

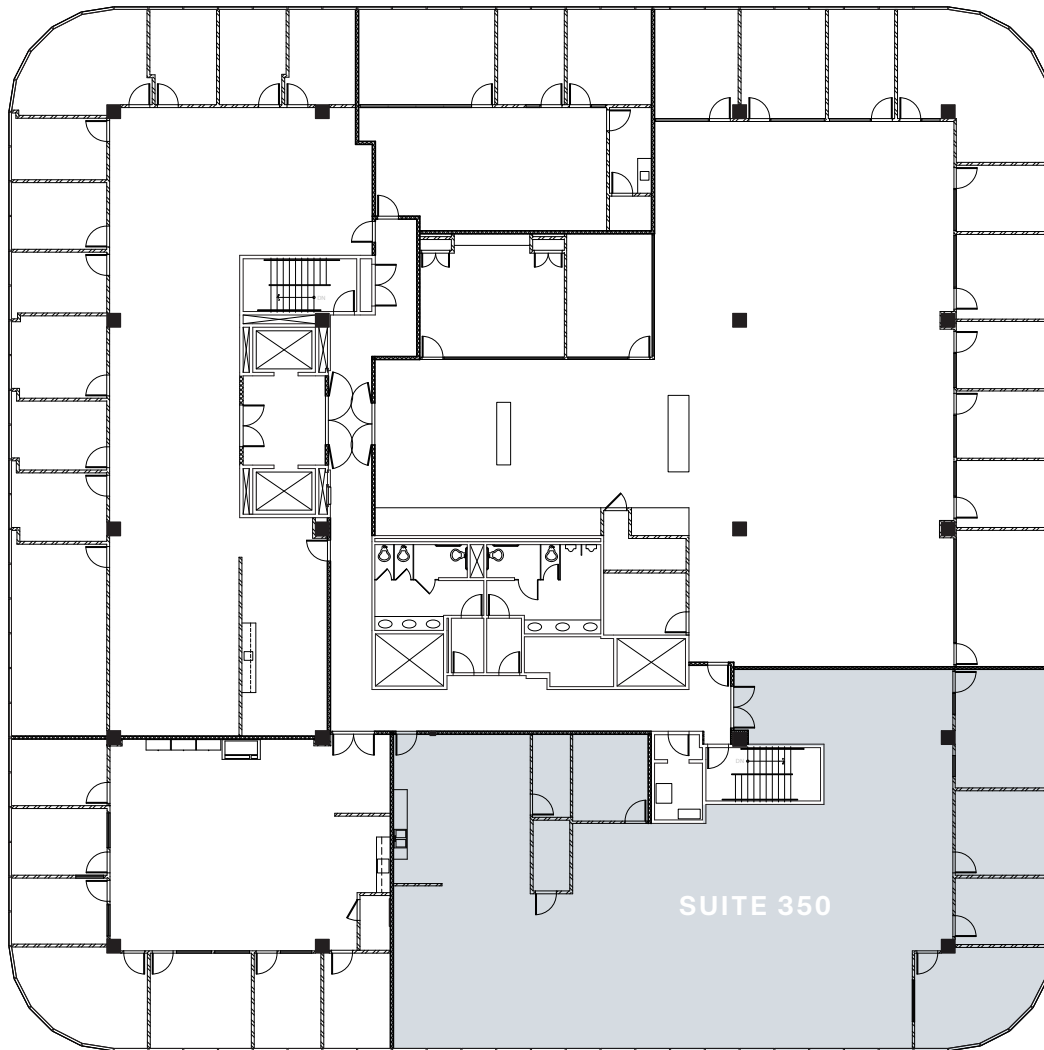
**±12,801 SF**

(EXTERIOR SIGNAGE OPPORTUNITY)



\*ALL 3 SUITES CAN BE COMBINED FOR **±16,758 SF**\*

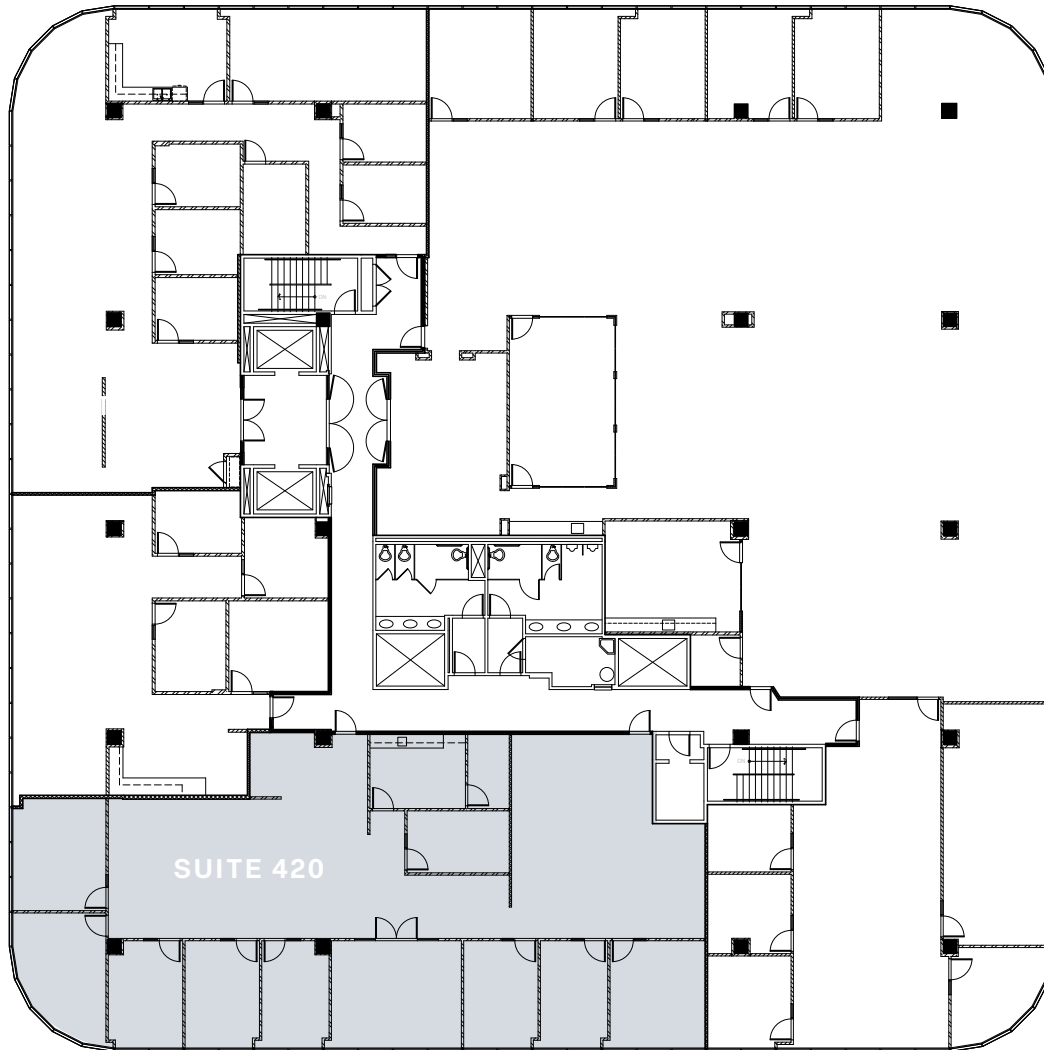
# THIRD FLOOR PLAN



SUITE 350  
**±5,126 SF**



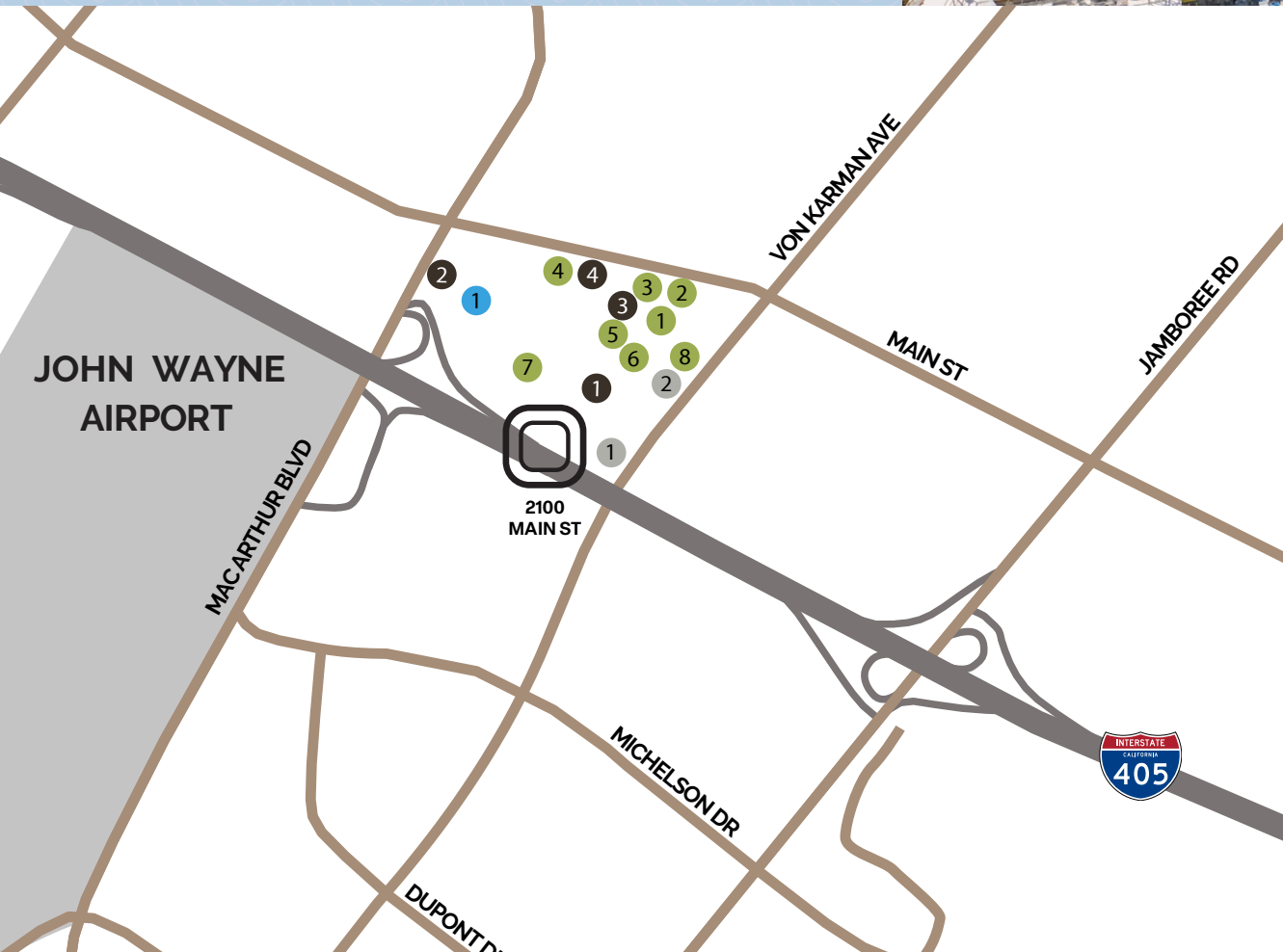
# FOURTH FLOOR PLAN



SUITE 420  
**±4,776 SF**



# ON - SITE AMENITIES



## DINING ★

1. The Trough
2. Izakaya Osen
3. The Goldfinch
4. SOL Mexican Cocina
5. Maldon's Bistro
6. KIT Coffee
7. MJ's Cafe
8. Vibrante SoCal Kitchen

## ON-SITE LODGING ★

1. Sonesta Hotel
2. Embassy Suites by Hilton

## ON-SITE HEALTH & FITNESS ★

1. Equinox

## ON-SITE SERVICES ★

1. Sunwest Bank
2. California Bank & Trust
3. Umpqua Bank
4. Tesla Super Charging Stations

# NEARBY

# AMENITIES

## DINING ★

1. Galpão Gaucho
2. McDonald's
3. Carl's Jr.
4. Flame Broiler
5. Nekter Juice
6. Jersey Mike's
7. Cluck Kitchen
8. Starbucks
9. Gulliver's
10. El Torito
11. Il Fornaio
12. Bosscat Kitchen
13. TEN Sushi
14. Pandor Artisan Bakery
15. Benny & Mary's
16. North italia
17. Ruth's Chris
18. Starbucks
19. Lady M Cake
20. Wahoo's
21. Postino
22. Houston's
23. Panini Kabob
24. Puesto

25. Warehouse 42

26. Boudin SF

27. Krave Asian Fusion

28. The Bistro

29. TP Tea

30. Main Street Pizza

31. Greek Island Cuisine

32. Baja Fresh

33. Hangar 24

34. Mother's Market & Kitchen

35. Irvine Market Liquor

## HEALTH & FITNESS ★

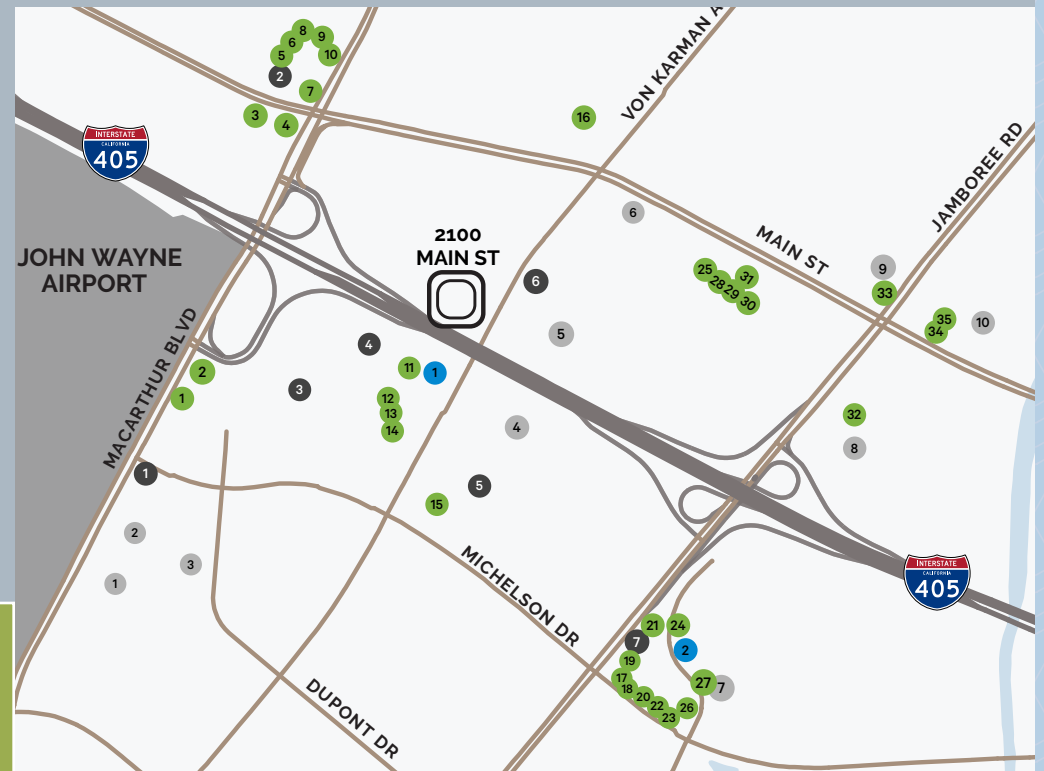
1. LifeTime
2. LA Fitness

## LODGING ★

1. Hyatt House
2. Hilton Garden Inn
3. Marriott
4. Atrium Hotel
5. Hilton
6. Hampton Inn
7. AC Hotel
8. Hyatt regency
9. Residence Inn
10. Courtyard

## SERVICES ★

1. Concentra Urgent Care
2. US Bank
3. 7-Eleven
4. Bank of America
5. CureNow Urgent care
6. City National Bank ATM
7. Chase





JOHN WAYNE AIRPORT

MAIN AT MAIN

405

SONESTA HOTEL

VON KARMAN AVE



For more information, please contact:

**Carol Trapani**

+1 949 725 8603

carol.trapani@cbre.com

Lic. 01099644

**Keith Black**

+1 949 725 8633

keith.black@cbre.com

Lic. 01266477



© 2026 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners and use of these images without the express written consent of the owner is prohibited.

**CBRE**