

Available SF 4,520 SF

Industrial For Sublease

Building Size 19,011 SF



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**Property Name:** Airport Business Center**Address:** 17932 Sky Park Cir, Unit G & H, Irvine, CA 92614**Cross Streets:** Red Hill Ave/Main St

Sublease Through 09/30/2026

Airport Business Center

Multi-Tenant Building

Close to 55 &amp; 405 Freeways

<b>Lease Rate/Mo:</b>	\$7,910	<b>Sprinklered:</b>	No	<b>Office SF / #:</b>	1,400 SF
<b>Lease Rate/SF:</b>	\$1.75	<b>Clear Height:</b>	12'	<b>Restrooms:</b>	3
<b>Lease Type:</b>	NNN / Op. Ex: \$0.16	<b>GL Doors/Dim:</b>	2	<b>Office HVAC:</b>	Heat & AC
<b>Available SF:</b>	4,520 SF	<b>DH Doors/Dim:</b>	0	<b>Finished Ofc Mezz:</b>	0 SF
<b>Minimum SF:</b>	4,520 SF	<b>A: 200 V: 0: W:</b>		<b>Include In Available:</b>	No
<b>Prop Lot Size:</b>	POL	<b>Construction Type:</b>		<b>Unfinished Mezz:</b>	0 SF
<b>Term:</b>	Sublease Through 09/30/2026	<b>Const Status/Year Blt:</b>	Existing	<b>Include In Available:</b>	No
<b>Sale Price:</b>	NFS	<b>Whse HVAC:</b>	Yes	<b>Possession:</b>	30 Days
<b>Sale Price/SF:</b>	NFS	<b>Parking Spaces:</b>	16	<b>Vacant:</b>	No
<b>Taxes:</b>		<b>/ Ratio:</b>	3.5:1	<b>To Show:</b>	Call broker
<b>Yard:</b>	No	<b>Rail Service:</b>	No	<b>Market/Submarket:</b>	OC Airport Area
<b>Zoning:</b>	5.1	<b>Specific Use:</b>	Warehouse/Office	<b>APN#:</b>	427-202-01
<b>Listing Company:</b>	Sunday & Associates				
<b>Agents:</b>	<a href="#">Karen Sunday 949-632-7727</a>				
<b>Listing #:</b>	42341406	<b>Listing Date:</b>	04/09/2025	<b>FTCF:</b>	No Agreement On File
<b>Notes:</b>	Karen Sunday is not a member of AIR CRE. Please verify all information. No listing agreement is on file at AIR CRE. Protect yourself regarding commission.				

**Karen Sunday**  
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