

TOWN SQUARE

4216-4390 KATELLA AVE, LOS ALAMITOS, CA 90720

**RETAIL / OFFICE
SPACE AVAILABLE**



PROPERTY HIGHLIGHTS

Available Space **±1,140 - ±4,200 RSF**

Asking Rate **\$1.00 / SF MG (Office)**
\$2.75 / SF NNN (Retail)
\$3.10 / SF NNN (Medical)

NNN Expenses **\$0.65 / RSF**

- Mixed-Use Property Consisting of Both Retail and Office Space
- Prominent Los Alamitos Location
- Well Maintained Retail/Office Center
- Plentiful Amenities Within Walking Distance
- Ample Parking
- Excellent Exposure and Signage Available on Katella Avenue

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Contact Us Today!

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UNIT	TYPE	SIZE	DESCRIPTION
4290A	Office	1,400 SF	- Second floor office suite - In-suite restroom - Separate meter
4292	Retail	1,220 SF	Ground floor retail space
4328	Retail	1,625 SF	- Ground floor retail space - Two private offices and open area
4332	Medical	1,140 SF	- Available 2/28/27 - Current medical space - Urgent Care facility - Reception area & multiple private exam rooms
4336	Medical	1,140 SF	
4332-4336	Medical	2,280 SF	
4374	Retail	1,200 SF	Ground floor retail space

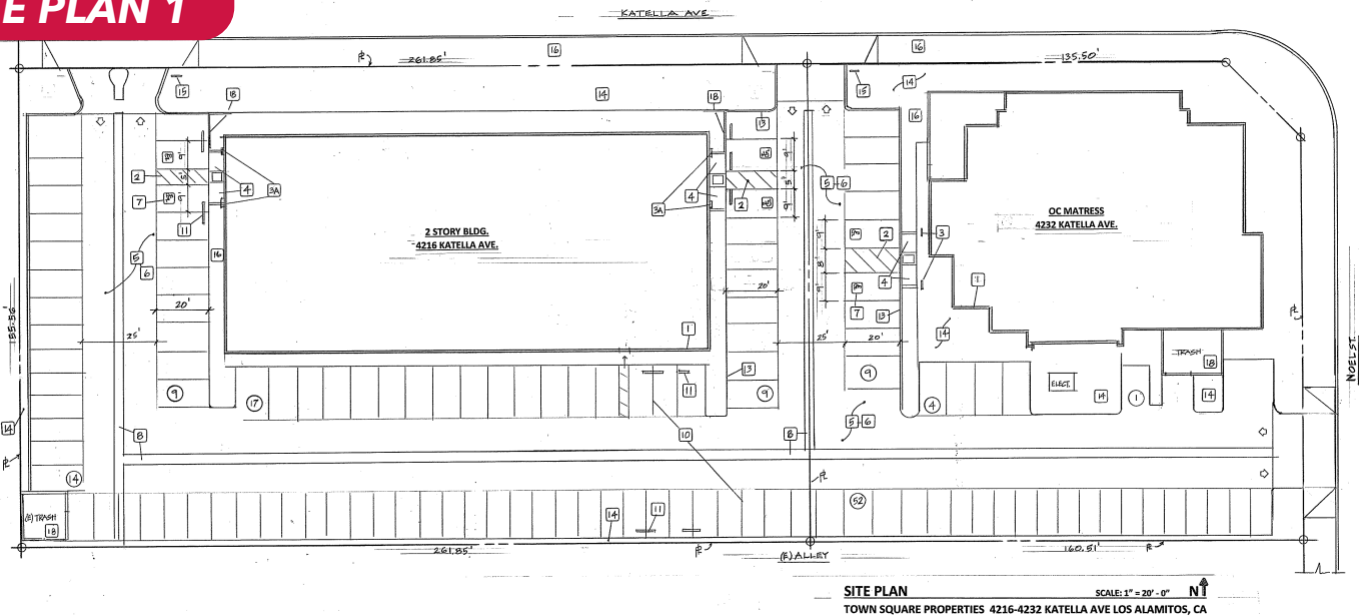
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SITE PLAN 1



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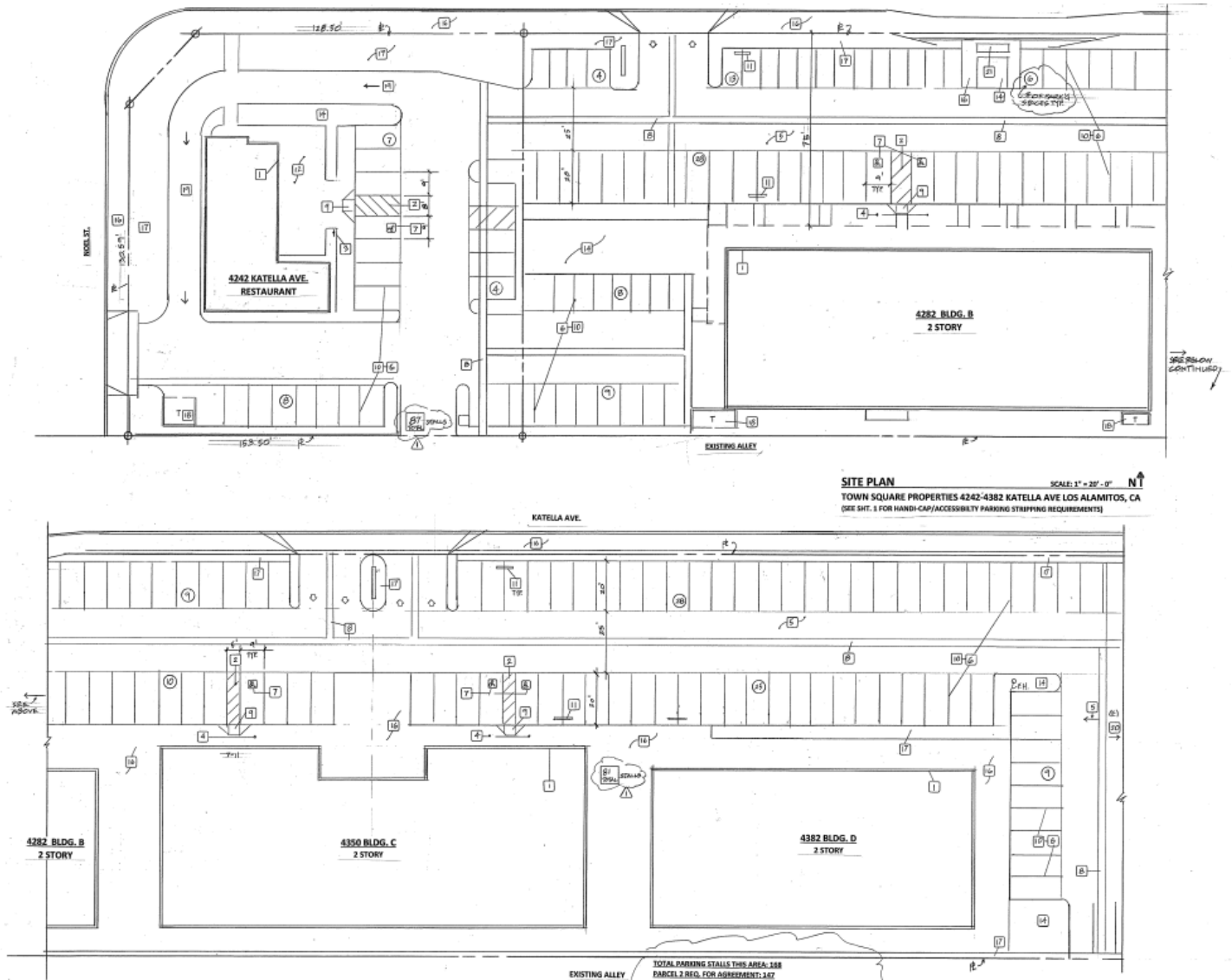
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SITE PLAN 2



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