

FOR LEASE

IRVINE PROSPECT

17772 IRVINE BLVD., TUSTIN CA

NEWMARK

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PROPERTY FOR LEASE

Rental Rate

\$1.95/SF FSG

AVAILABILITY

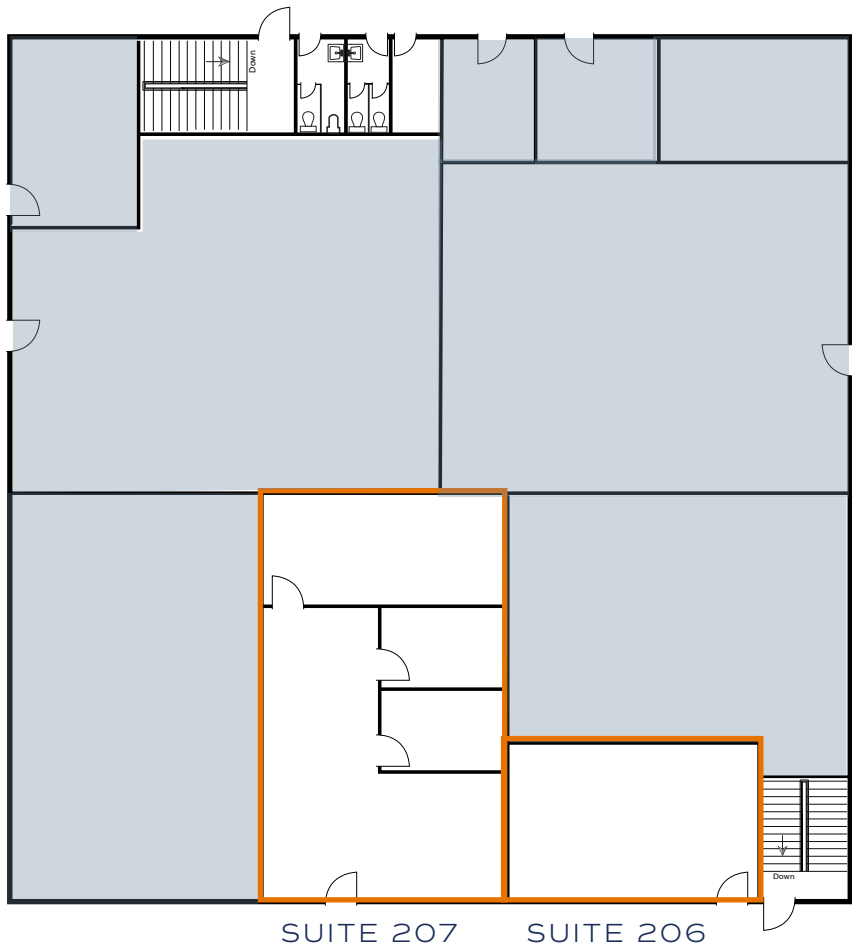
Suite	RSF	Available	Notes
206	488 SF	Feb 2026	Open floor plan
207	1,315 SF	30 Days	3 offices and open area

PROPERTY HIGHLIGHTS

- Monthly lease rate: \$1.95/SF FSG
- Two-story 16,325-square-foot professionally managed office building
- High-visibility corner location
- Free surface parking
- Walking distance to Downtown Tustin and numerous retail amenities
- Minutes away from the 5, 405, and 55 freeways



SECOND FLOOR PLAN



Suite	RSF	Available	Notes
206	488 SF	Feb 2026	Open floor plan
207	1,315 SF	30 Days	3 offices and open area





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