



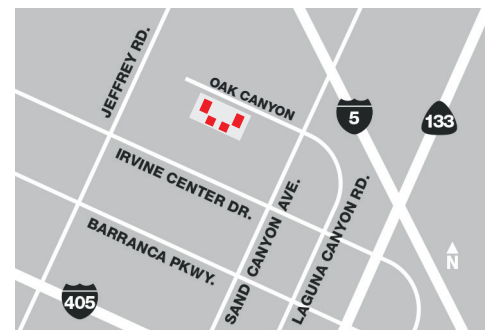
Oak Creek Business Center

6400, 6410, 6430, 6440 Oak Canyon • Irvine, CA 92618

Orange County

Irvine Spectrum®

Oak Creek Business Center, a campus comprised of four, two-story buildings, totals over 187K sq. ft. and is just minutes away from local attractions including Oak Creek Golf Course and Irvine Spectrum Center®, allowing customers and employees convenient access to 150+ shops, restaurants, and entertainment options. Abundant outdoor workspace, surface parking, and modern amenities keep your teams inspired and engaged.



World-Class Workplace Community

- Campus setting with rich landscaping and outdoor workspaces
- Ample complimentary surface parking
- Easy access to 5, 405 and 133 Freeways and 241 Toll Road
- Full-service Marriott and Courtyard Marriott Hotel nearby
- Resort-style living in nearby neighborhoods and apartments
- Walking distance to Oak Creek Golf Course and Sand Canyon Plaza
- Irvine Station connects with Metrolink and Amtrak
- Close proximity to dining and retail at Irvine Spectrum Center®

/ Work Smart. Live Well.® /



The Commons

Connect and collaborate at The Commons, a WiFi-connected open-air gathering space, offering everything you need to meet, work, dine and relax with colleagues.

Workday Conveniences

Manage time efficiently with conveniences including close proximity to The Village and Park apartment communities and access to Amtrak and Metrolink at Irvine Station.

Health + Wellness

Bike to work from nearby residential communities or take advantage of hundreds of local trails accessible from Oak Creek Business Center.

World-Class Retail Experiences

Bring work and life together with convenient access to Southern California's top retail destinations with 200+ stores, restaurants and entertainment venues at Sand Canyon Plaza and Irvine Spectrum Center.

Service + Support

Oak Creek Business Center's dedicated Customer Resource Team proactively anticipates your needs to provide seamless support and uninterrupted service.

For leasing information, call: **949.720.2550**
111 Innovation Drive, Irvine, CA 92617
IrvineCompanyOffice.com



Our mission is to provide you with **Vibrant Workplace Communities®**, where our unrivaled collection of properties, dynamic teams and memorable experiences will uniquely position you and your team to achieve unprecedented levels of success.