



FOR LEASE

BACCHUS OFFICE PARK

16420 BAKE PARKWAY | IRVINE, CA | **FIRST FLOOR SPACE AVAILABLE**

CONTACT

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VICE PRESIDENT

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PROPERTY FEATURES

- High Image Professional Two Story Office Bldg.
- Highly Efficient Layout w/ Upgraded Interior
- Extensive Window Line Allowing for an Abundance of Natural Light
- Free & Common Surface Parking (4:1,000 SF)
- Ideal for Professional Office Tenants (Pure Office Zoning)
- Adjacent to Irvine Spectrum Center & Numerous Other Retail Amenities
- Close Proximity to Irvine Spectrum's Newest Residential Developments
- Immediate Access to the 5, 405, 73 & 133 Freeways/Toll Roads
- Proactive & Responsive Ownership
- Professionally Managed Business Park/Building Project

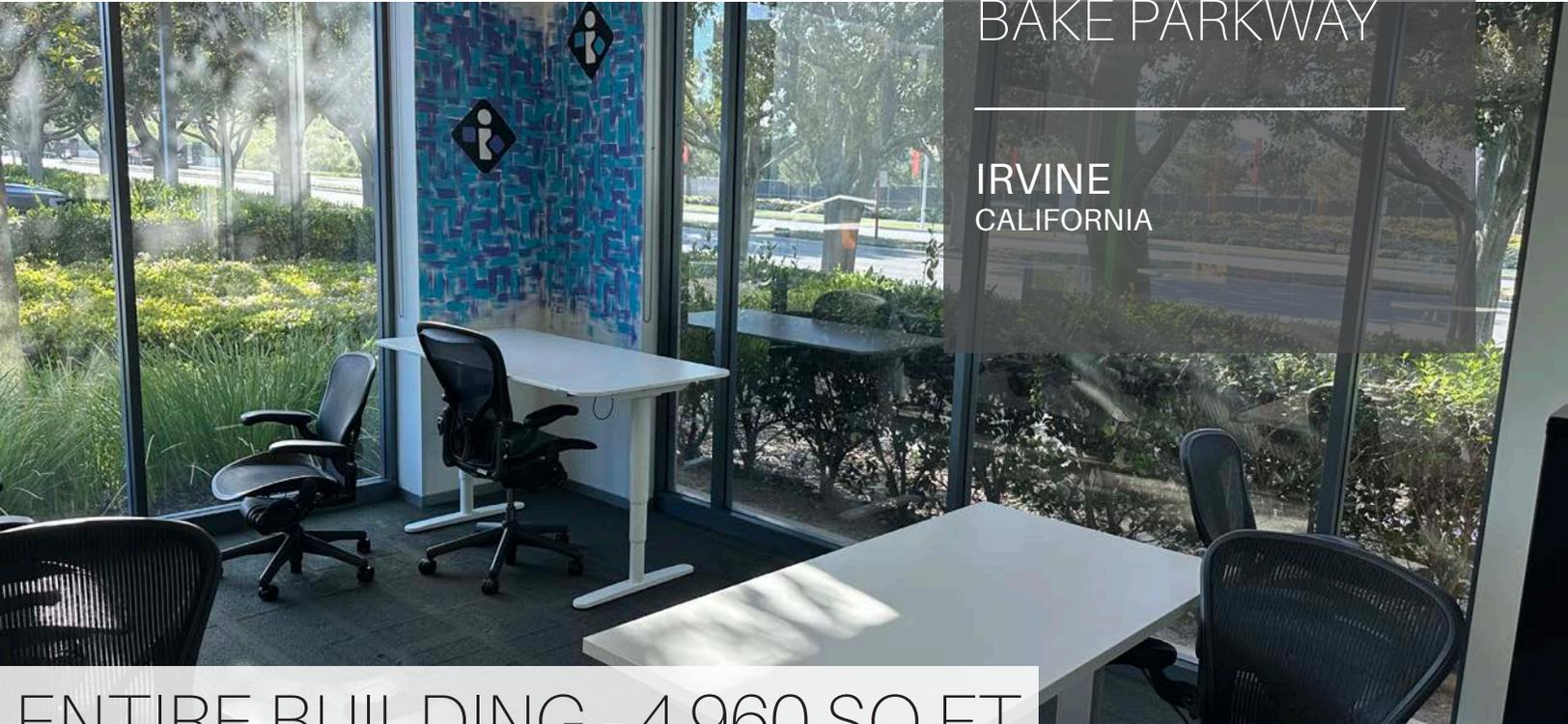


SUITE	SQ FT	LEASE RATE/SF	DESCRIPTION
FIRST FLOOR (1 ST FLOOR)	2,480	\$3.00 MG	GROUND FLOOR SPACE. TWO (2) PRIVATE OFFICES, CONFERENCE ROOM, STORAGE ROOM, CUBICLE AREA, KITCHEN AND RESTROOMS WITH PROFESSIONAL LOBBY. HERMAN MILLER OFFICE FURNITURE MAY BE MADE AVAILABLE.
ENTIRE BUILDING (1 ST FLOOR & 2 ND FLOOR)	4,960	\$3.00 MG	THREE (3) PRIVATE OFFICES, CONFERENCE ROOM, STORAGE ROOM, CUBICLE AREA, KITCHEN AND RESTROOMS WITH PROFESSIONAL LOBBY. HERMAN MILLER OFFICE FURNITURE MAY BE MADE AVAILABLE.

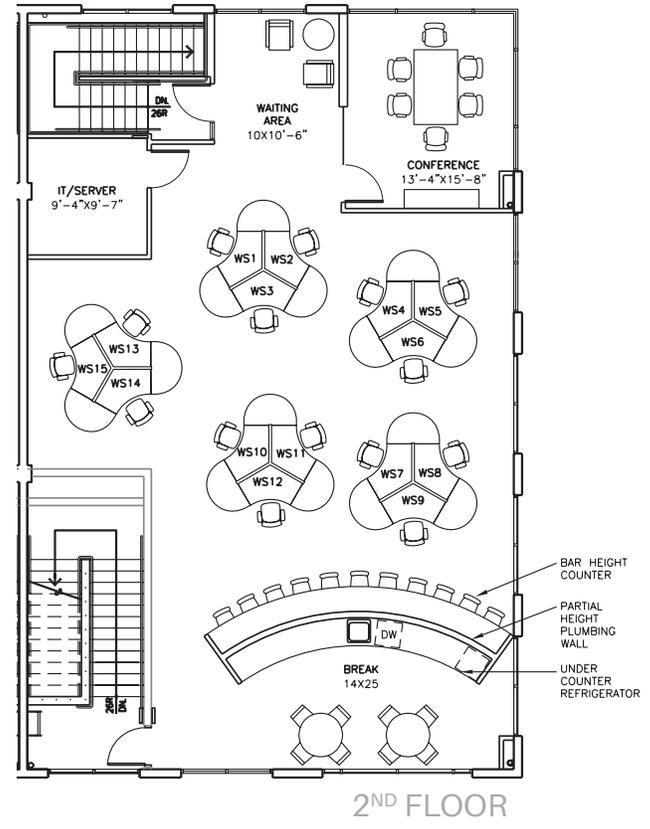
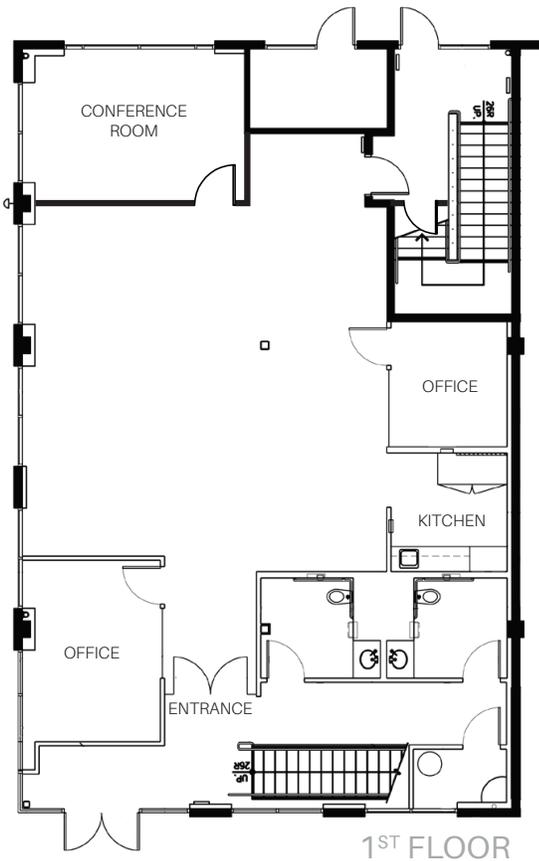
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CALIFORNIA



ENTIRE BUILDING - 4,960 SQ FT





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