

Orange Office Complex



140 S. FLOWER ST. ORANGE, CA

Lifetime Realty & Investments



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Property Overview

Office Complex located at 140 S. Flower Street, Orange, CA. Southwest City of Orange two story building ideal for Office & Medical use.

Abundant parking including some covered stalls with a quiet residential neighborhood nearby. Minutes from Angel Stadium, Honda Center, The Grove Theater, Disneyland, Main Place Mall, Chapman University, Old Town Orange and numerous shops and restaurants.

Easy access to all the major freeways including the 57fwy, 5fwy, 22fwy... off on the Chapman Ave exit.

Please call the listing agent.

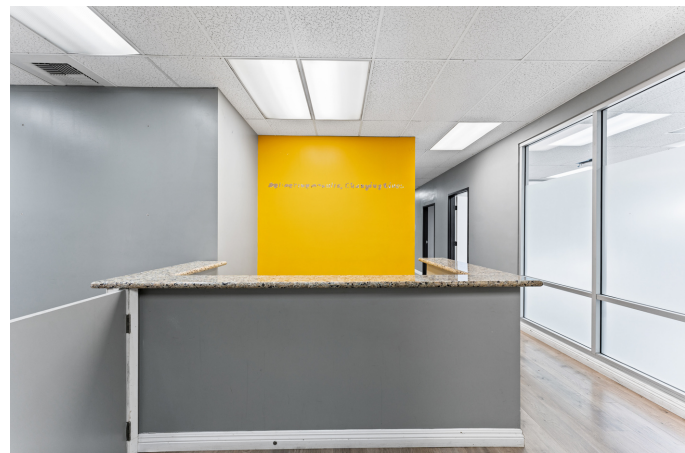
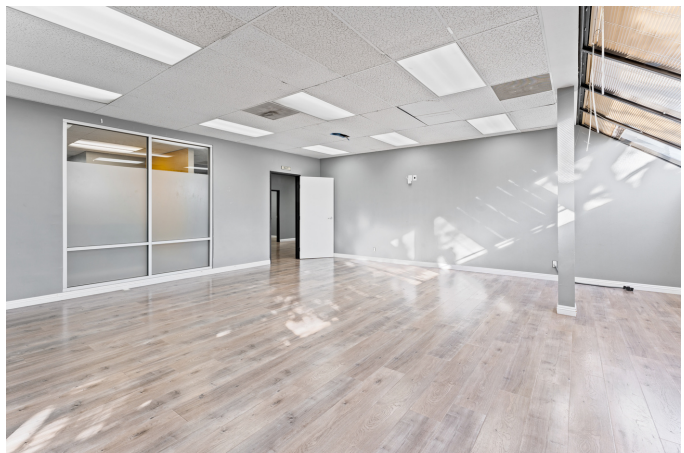


PROPERTY FACTS

Building Type	Office
Building Heights	2 Stories
Building Class	B
Unfinished Ceiling Height	10'
Year Built/Renovated	1982/2017
Building Size	11,092 SF
Parking	26 Surface Parking 9 Covered Parking

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PHOTOS

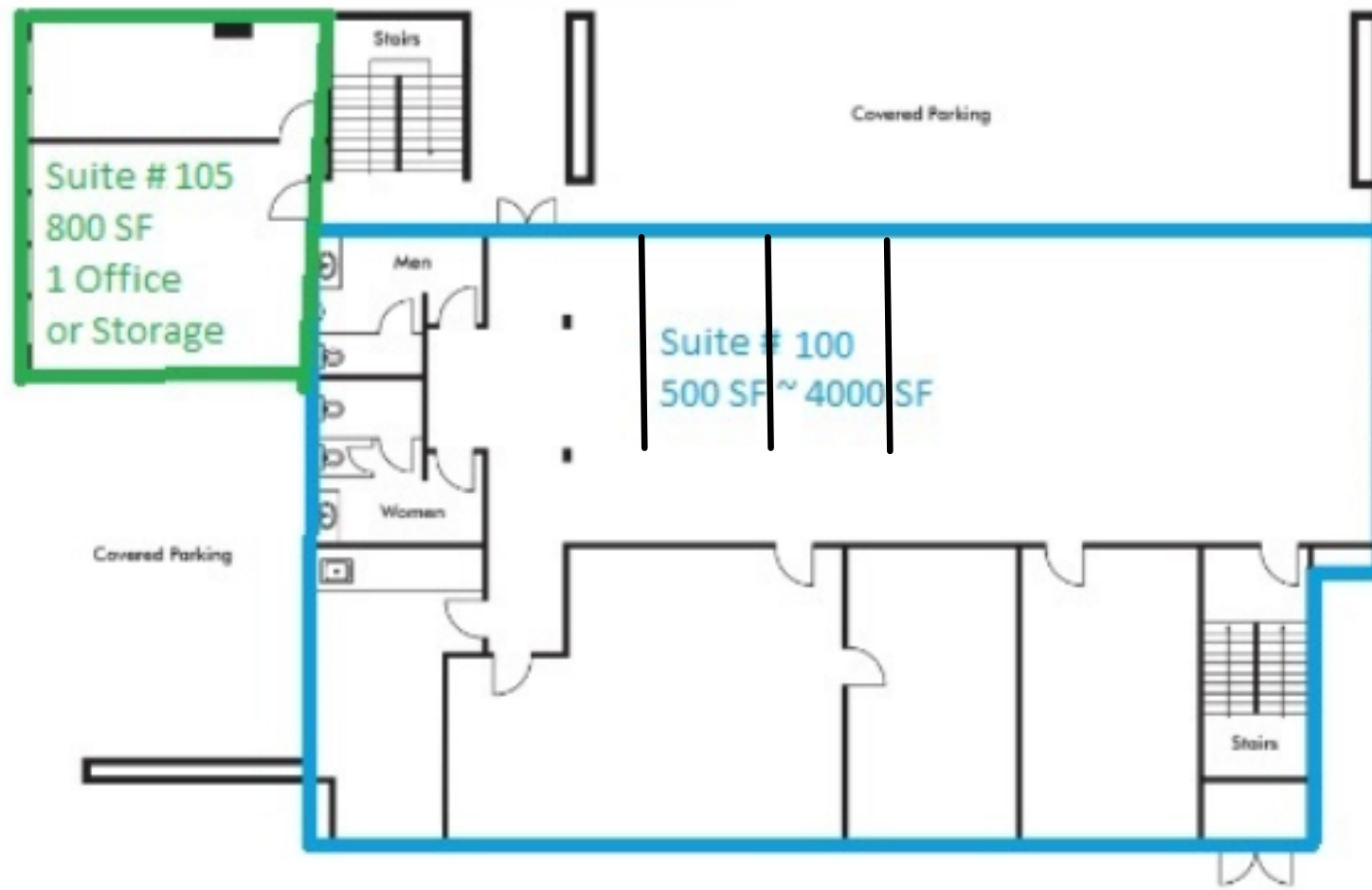




Available Suites

Suite 100	3,836 SF	Office/Retail	\$2.50
Suite 105	764 SF	Office/Retail	\$2.50 SF
Suite 201	1,892 SF	Office/Retail	\$2.00 SF

FIRST FLOOR



SECOND FLOOR



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Floor Plans

Location

Rare Chapman Corridor Location, Minutes from Chapman University, Old Town Orange, UCI Medical Center, CHOC Hospital, Angeles Stadium, Disneyland..

Parking

Abundant parking with covered stalls 4: 1000 Ratio

Transit

Minutes from Orange Metro link/ ARTIC Station. Close to all Major Freeways 5, 57, 22



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Contact

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