

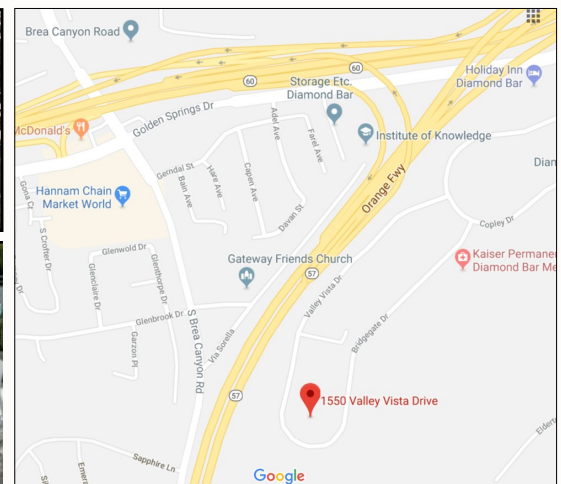
# For Lease - Suite 202 - 3,310 SF Shell Space

## 1550 Valley Vista Drive, Diamond Bar



### Building Features

- Gateway Corporate Center
- High Quality Building
- Above Standard Finishes
- Awesome View
- Above Code Quantity of Bathrooms
- Parking 3.3/100
- Plug-in Electrical Vehicle Stations (PEV)
- Elevator Served
- Fiber Service to Building
- Shared Conference Rooms
- Shared Receptionist Available
- Shared Gym w/Shower
- Shared Patio
- Solar Panels
- Generator
- Landlord Provided Construction Management



Easy Freeway Access 60 & 57



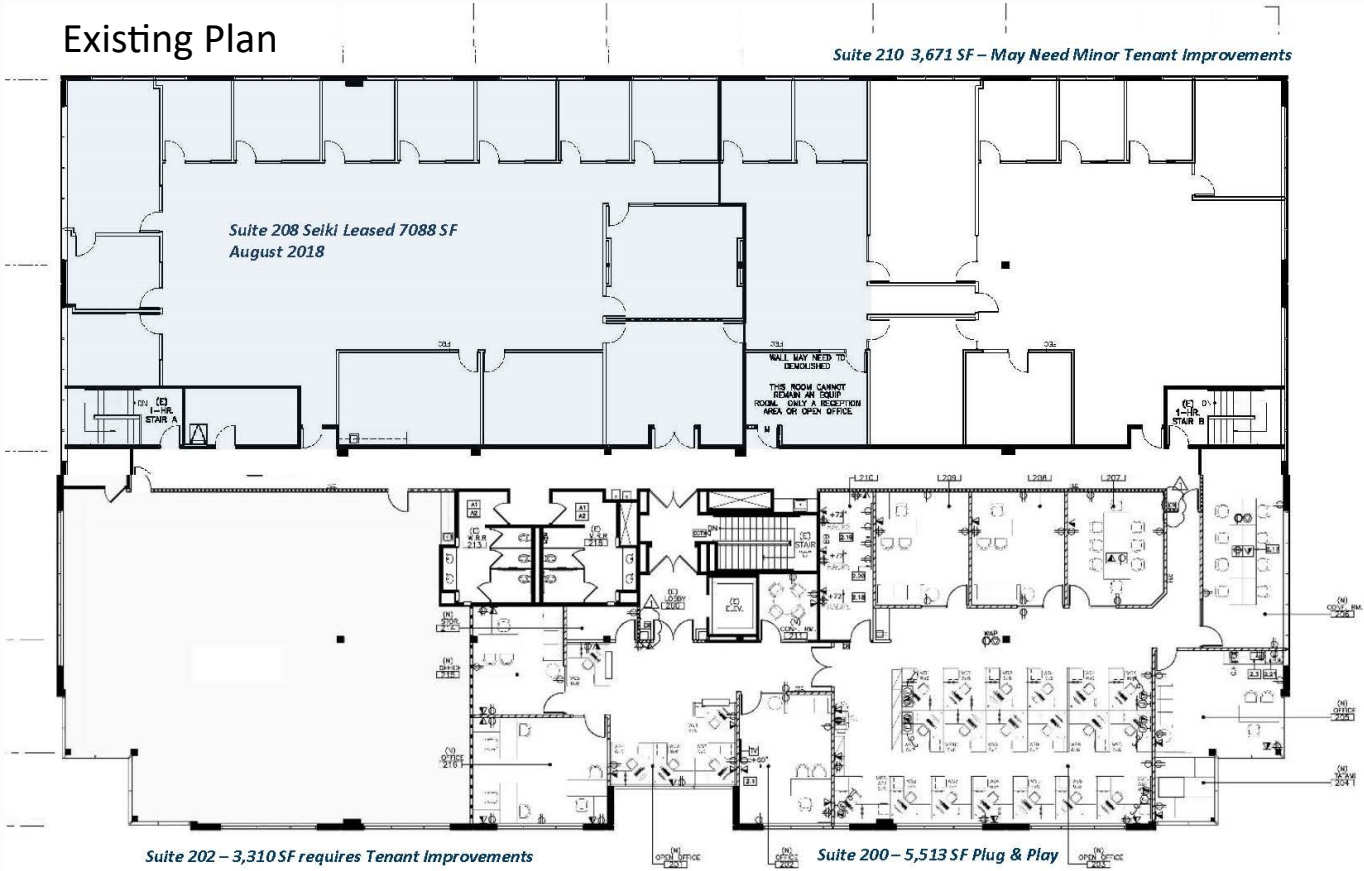
**Chris Tooker** 949.305.2222, [ctooker@trendzitions.com](mailto:ctooker@trendzitions.com)

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# For Lease - Suite 202 - Shell Space

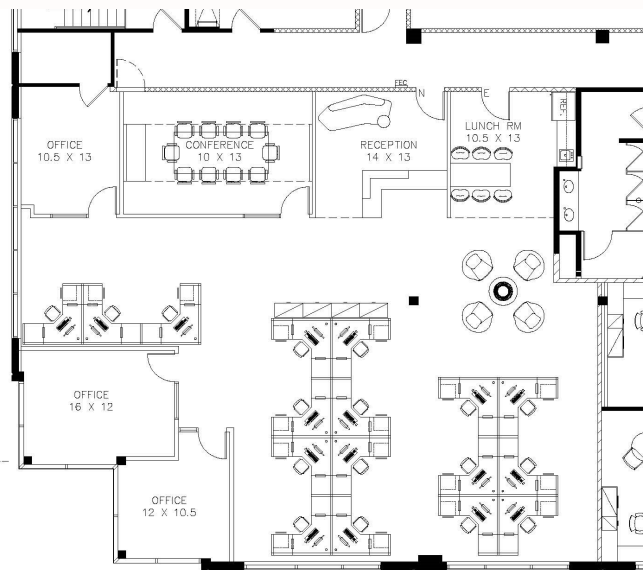
## 1550 Valley Vista Drive, Diamond Bar

### Existing Plan

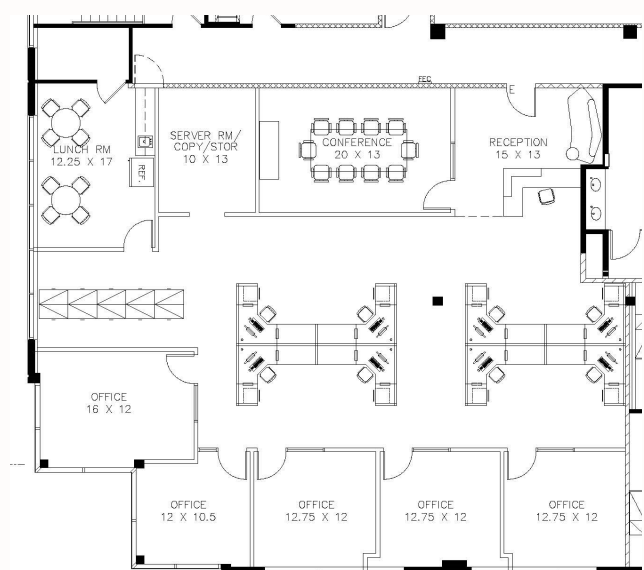


Suite 202 – 3,310 SF requires Tenant Improvements

Suite 200 – 5,513 SF Plug & Play



Space Plan Option 1



Space Plan Option 2



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