

SPECTRUM THOMAS BUSINESS CENTER

18-38 THOMAS IRVINE SPECTRUM

AVAILABILITY

<u>UNIT</u>	<u>SIZE</u>	<u>SALE PRICE</u>	<u>LEASE RATE</u>	<u>STATUS</u>
18 THOMAS	6,753 SF	-	-	IN ESCROW
22 THOMAS	5,236 SF	-	-	SOLD
26 THOMAS	6,936 SF	-	-	IN ESCROW
30 THOMAS	9,445 SF	\$389/SF \$3,674,105	\$1.65/SF/NNN	AVAILABLE
34 THOMAS	8,957 SF	\$385/SF \$3,448,445	\$1.65/SF/NNN	AVAILABLE
38 THOMAS	9,885 SF	\$399/SF \$3,944,115	\$1.65/SF/NNN	AVAILABLE



CHRIS BATES

Lic. 00671391

+1 949 725 8483

chris.bates@cbre.com

JEFF CARR

Lic. 01009600

+1 949 725 8631

jeff.carr@cbre.com



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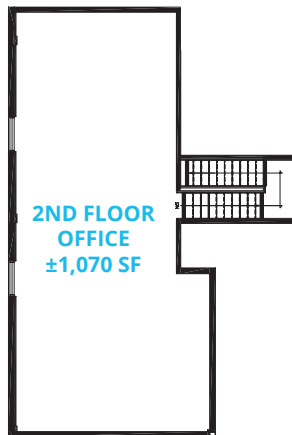
38 THOMAS

UNIT #1
9,885 SF



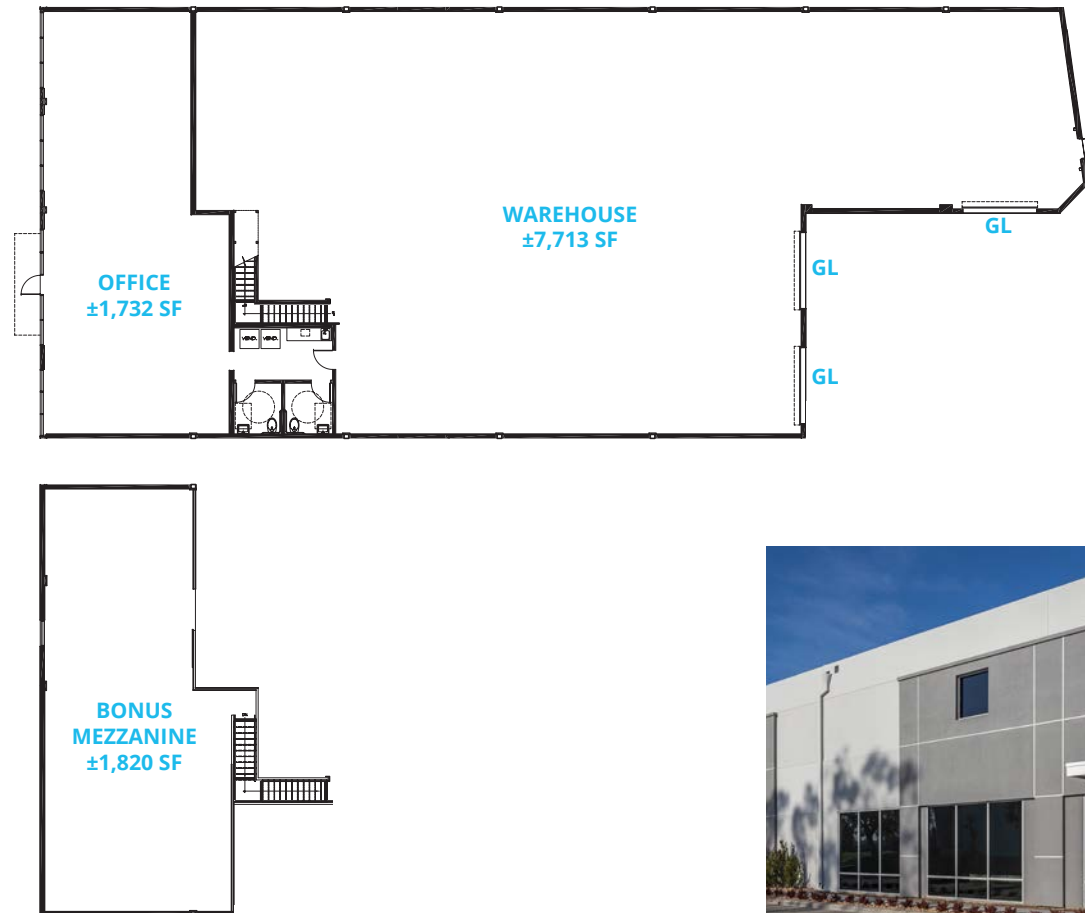
34 THOMAS

UNIT #2
8,957 SF



30 THOMAS

UNIT #3
9,445 SF



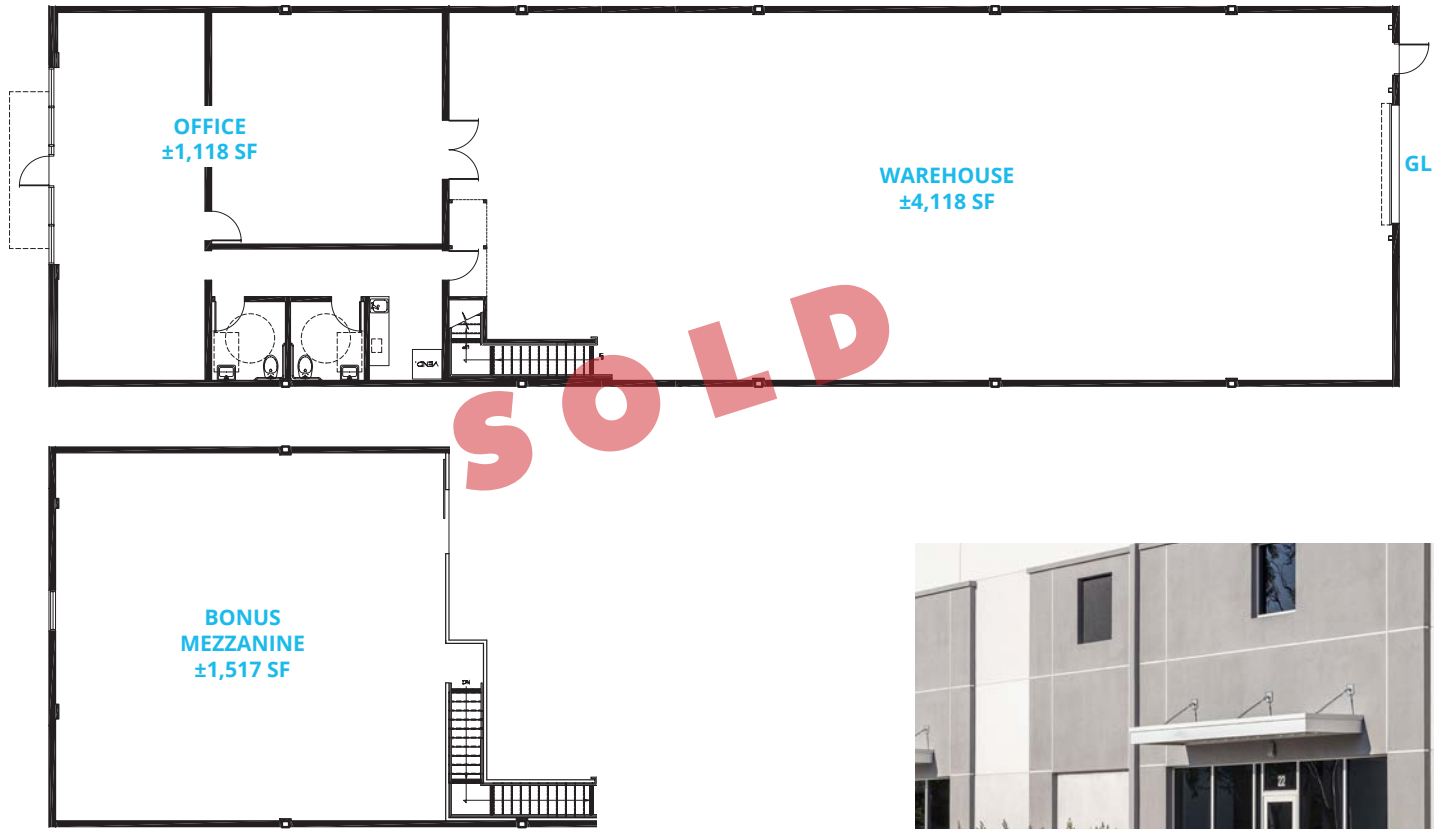
26 THOMAS

UNIT #4
6,936 SF



22 THOMAS

UNIT #5
5,236 SF



18 THOMAS

UNIT #6
6,753 SF

