

FOR SUBLEASE › WAREHOUSE SPACE

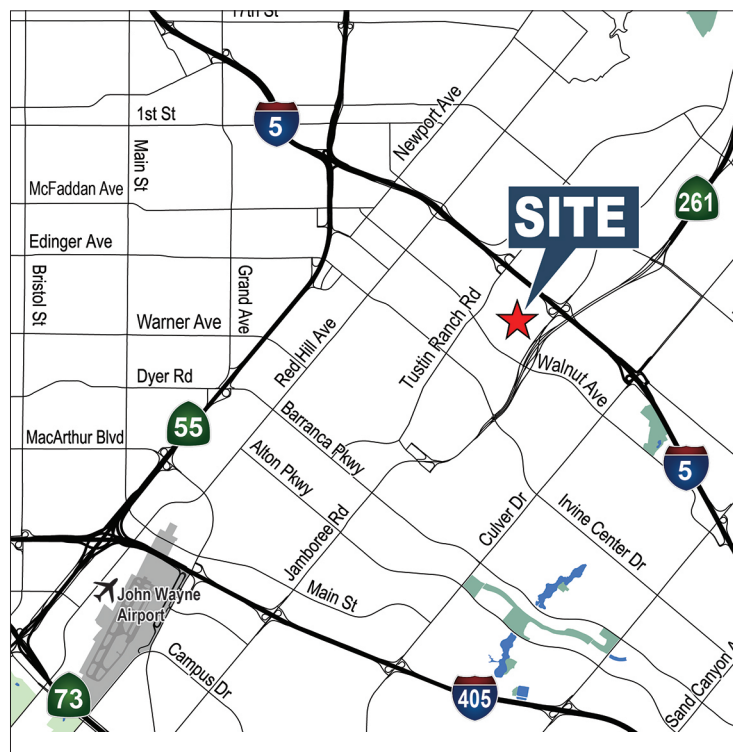
14410 Myford Rd

IRVINE, CALIFORNIA



Building Features

- › **OPTION A:** ± 25,000 SF
 - › Office: ± 4,000 SF
 - › Warehouse: ± 21,000 SF
- › **OPTION B:** ± 20,000 SF of Dead Storage
- › Sublease Term through March 31, 2024
- › POL ±94,550 sf warehouse building
- › Parking: 2:1,000 sq. ft.
- › Warehouse Clearance: ± 31'
- › ESFR Sprinkler System
- › Truck Loading:
 - (1) 12' x 14' Grade Level Door
 - (2) 9' x 10' Dock Level Doors
- › Minutes to the Marketplace, a 1.6 million square foot, full service retail center
- › Easy access to the 5, 405 and 133 freeways and 241 toll road

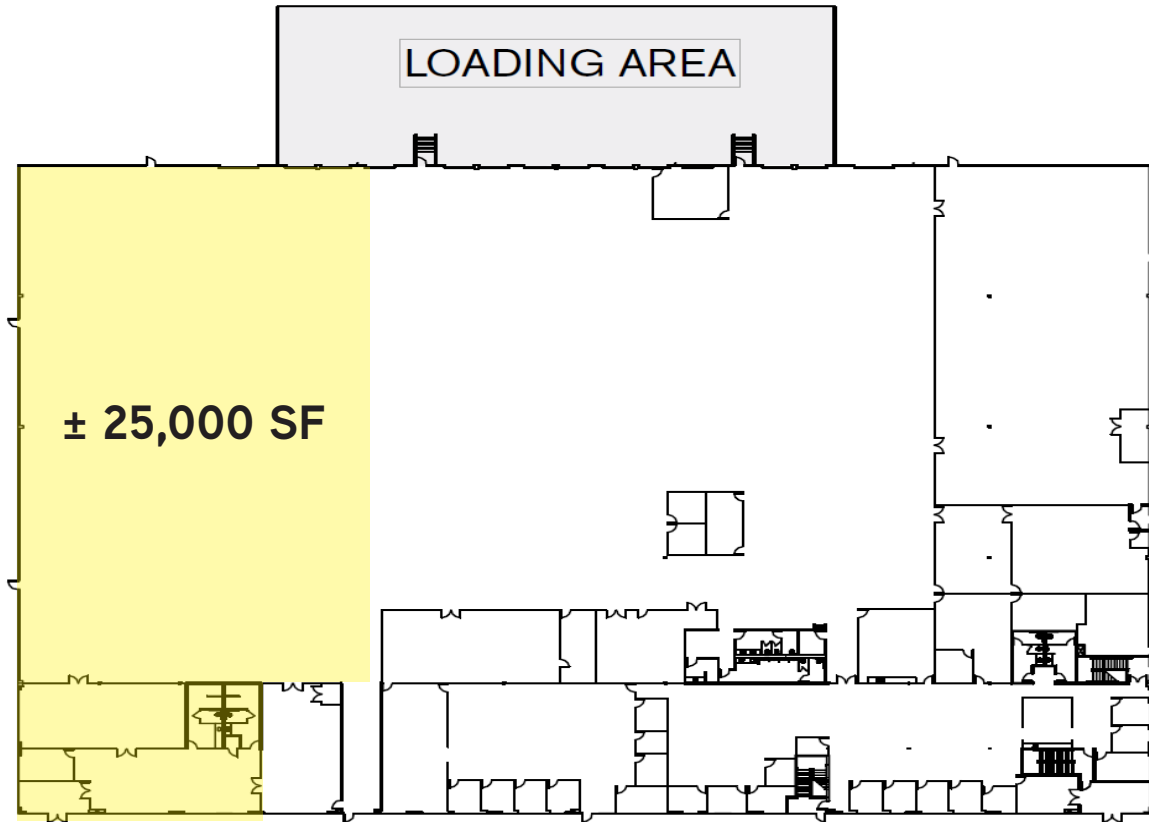


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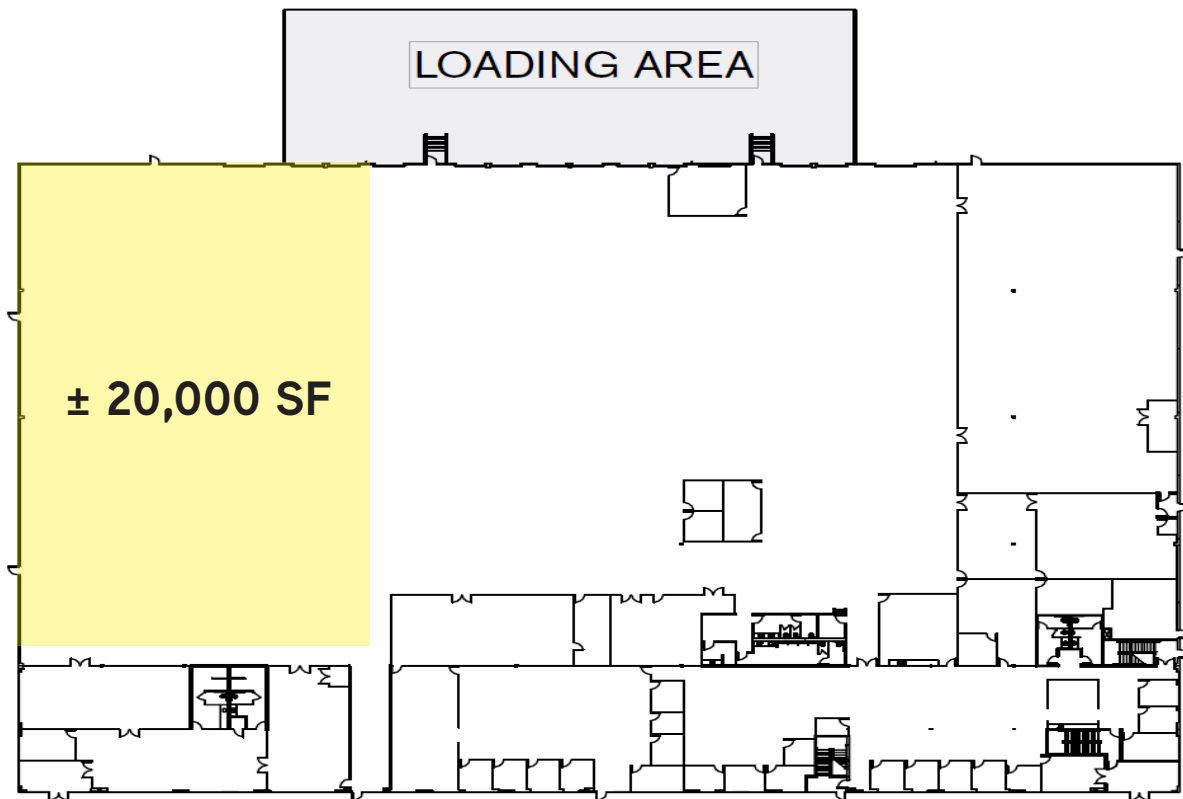
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OPTION A



OPTION B

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