

**27061, 27071 & 27081** ALISO CREEK ROAD ALISO VIEJO, CA 92656

**CBRE** 











## **PROPERTY FEATURES**

- + Three, 2-story Class A office campus
- + Efficient and flexible floor plates
- + 4:1,00 parking
- + New lobby renovation and upgrades under construction
- + Prominent building signage available
- + Upgraded suites with 10 foot ceilings
- + Immediate access to San Joaquin Hills Tollway (SR-73) and access to the San Diego (405) and Santa Ana (5) freeways
- + Walking distance to local eateries, retails, hotel & spa, executive fitness centers and entertainment
- + Beautiful views of Saddleback Mountain



### **AMENITIES**

#### DINING

- I. Bagels & Brev
- .. Big Fish Little Fis
- Brueggers Bage
- . Buffalo Wild Wing
- 5. Chick-Fil-A
- 6 Chili's
- 7 CREAM
- 8 Del Taco
- Domino's Diz
- 10. El Pollo Loco
- 12 July Manaz's
- IZ. Inka Mama
- 13. Juice It Up!
- 14. Luna Grill
- 5. Mobtown Pizza
- Native Foods Cafe
- 7. Nekter Juice Bar
- 3 Opahl
- 9 Panda Exr
- 20 Panera Bread
- 21 Panini Cafe
- 22 Raising Cane
- 8. Romano's Macaroni Gril
- 4. Sharkev's Woodfired Mexican G
- 5. Smash Burger
- 26. Stadium Brewing
- 7 Starbucks
- 28 Subway
- 29. Taco Bell
- 30 Thai Bite Cuisine
- 31. The Habit Burger Gril
- 2. Urban Plates
- 3 Wahoo's Fish Tao
- 34 7 Pizza

#### SERVICES

- 35. Bank of America
- 36. Barnes & Nobl
- 37 Chase Bank
- 38 Chevron Gas Station
- Q Circle K Mebil Cas Station
- 40 Edwards IMAY
- 40. Lawaids IMAX
- +1. Lowes Home Improveme
- +2. Michaels
- i3. PetSmart
- 4. Pier I Import
- 5. Ralphs
- 6. Shell Gas Station
- 7. Staples
- 48. TJ Maxx and Homegood
- 49. Trader Joes
- 50. Tuesday Mornir
- 51. Walgreens

#### **HEALTH & FITNES**

- 52. 24 Hour Fitness
  - 53. Corepower Yoga



# AVAILABLE SPACE

BUILDING	SUITE	<b>RENTABLE SF</b>	AVAILABLE	DESCRIPTION
27061 Aliso Creek Rd	150	5,488 SF	Immediate	Turnkey/Move-In Ready! Six perimeter offices and large open area.
27071 Aliso Creek Rd	200	25,669 SF	Immediate	Full second floor available. Divisible to 10,111 RSF.
27081 Aliso Creek Rd	100*	7,746 SF	7/1/19	Double door lobby entry, private reception area, Three window offices, Two interior offices, storage/server, conference room, large kitchen/break room and large open work area.
	125*	4,580 SF	Immediate	Immediate ground floor visibility, three window offices, conference room and large open work area.
	220	6,790 RSF	3/1/19	Call to show.

\*Contiguous space - 12,326 SF



### **PACIFIC** CORPORATE PLAZA



## CONTACT US

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