

PACIFIC VISTA

25500-25550 COMMERCENTRE DRIVE
LAKE FOREST, CALIFORNIA



PROJECT FEATURES

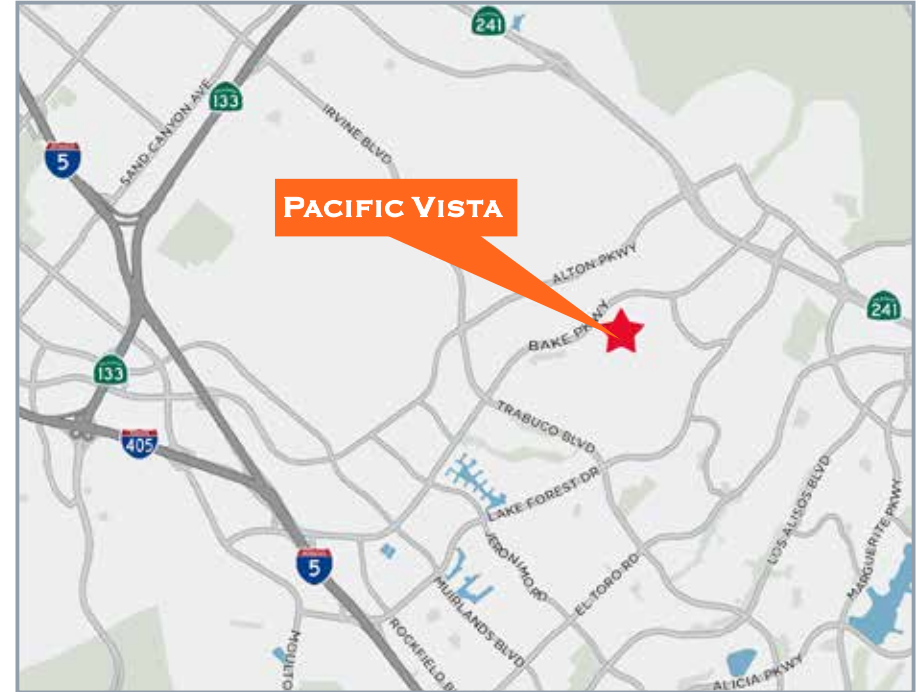
- **New common area improvements completed in Building D** - including flooring, inset carpet, elevator cabs, lighting, seating, stairwell and restrooms
- 322,262 SF Class A Office Campus
- LEED Certified “Silver” Buildings
- Contemporary outdoor social areas
- 5.22/1,000 parking
- Institutionally owned and managed
- Buildings connected via underground conduits
- Expansive ceiling heights and floor to ceiling glass
- Loss factor +/-8.97%
- High capacity telecommunications
- Only 1 mile to 241 Toll Road and 3 miles to 5/405 Freeway interchange
- Convenient proximity to Irvine Spectrum, Foothill Towne Centre and Lake Forest Corridor



PACIFIC VISTA

SITE PLAN

MAP



Building	Address	RSF
A	25520 Commercentre	76,510
B	25530 Commercentre	70,558
C	25510 Commercentre	70,558
D	25550 Commercentre	52,318
E	25500 Commercentre	52,318

PACIFIC VISTA

OUTDOOR COLLABORATIVE SPACE

- Contemporary lounge seating
- Upgraded hard & softscape
- Shade structures & water feature
- Bocce court
- Wireless internet
- HD Television
- Stainless steel BBQ



NEARBY AMENITIES



AVAILABILITIES

Address/Floor	Building	Size (RSF)	Availability	Asking Rate
25510 Commercentre - 1st Floor	C	34,616	11/1/23	Negotiable
25550 Commercentre - Suite 100	D	15,343	Immediate	Negotiable

TOTAL PROJECT

49,959



1ST FLOOR

Approximately 34,616 RSF

25510 Commercentre Drive
Suite 100 - **AS-BUILT PLAN**
Available - 11/1/23



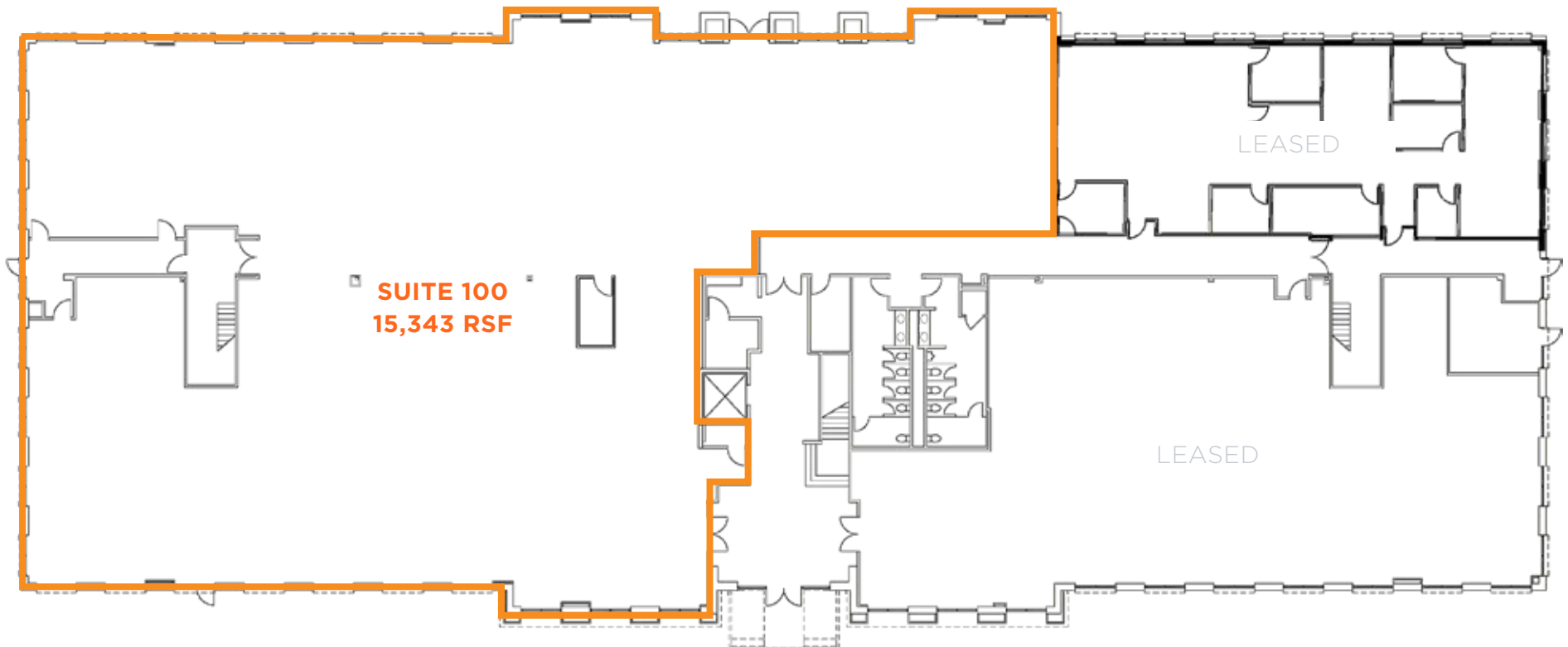
FOR MORE INFORMATION, PLEASE CONTACT:

JOHN HARTY
949.372.4910
john.harty@cushwake.com
LIC. #01121203

1ST FLOOR

Approximately 15,343 RSF

25550 Commercentre Drive
Suite 100 - **AS-BUILT PLAN**



FOR MORE INFORMATION, PLEASE CONTACT:

JOHN HARTY
949.372.4910
john.harty@cushwake.com
LIC. #01121203



PACIFIC VISTA

25500-25550 COMMERCENTRE DRIVE
LAKE FOREST, CALIFORNIA



FOR MORE INFORMATION, PLEASE CONTACT:

JOHN HARTY

949.372.4910

john.harty@cushwake.com

LIC. #01121203



Cushman & Wakefield copyright 2023. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.

