

# SAN JUAN CORPORATE PLAZA

30448 RANCHO VIEJO ROAD, SAN JUAN CAPISTRANO, CA 92675



## 32,312 SF OFFICE PROJECT

- Two-story office building ideally located in San Juan Capistrano
- High-end spec improvements with creative office
- Balconies in select suites
- Comfortable outdoor common areas for work and collaboration
- Flexible suite sizes offering potential to grow or downsize within project
- Ample covered & surface parking
- Unparalleled visibility and access to Interstate-5 via Junipero Serra Rd.
- On-site property management

Offered exclusively by:

**BROOKS CAMPBELL**

+1 760 500 7720

[brooks.campbell@cushwake.com](mailto:brooks.campbell@cushwake.com)

LIC #01380901

**DANIELLE BERGSON**

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Owned by:



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[cushmanwakefield.com](http://cushmanwakefield.com)



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## AVAILABILITIES

Suite #	RSF	Rate/RSF	Available
100 & 110	7,239	\$2.85 Full Service	Immediately
115	870	\$2.85 Full Service	Immediately
120	1,419	\$2.85 Full Service	Immediately
160	442	\$2.85 Full Service	Immediately
165	1,384	\$2.85 Full Service	Immediately
172	660	\$2.85 Full Service	Immediately
175	959	\$2.85 Full Service	Immediately

\*SUITES 100 AND 110 DEMISABLE DOWN TO 5,197 & 2,042 RSF

\*SUITES 172 AND 175 CAN BE COMBINED FOR 1,619 RSF



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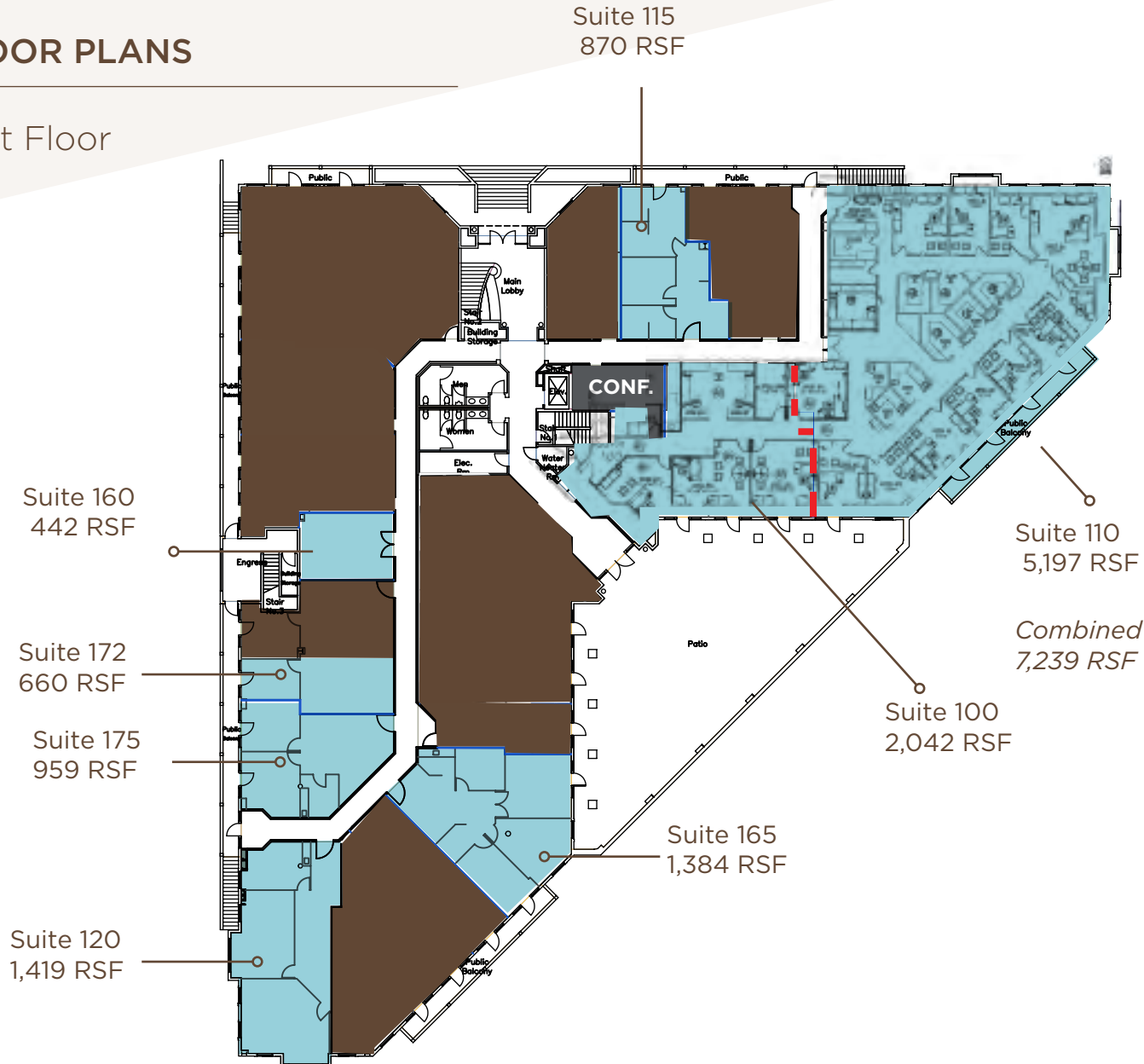


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## FLOOR PLANS

### First Floor



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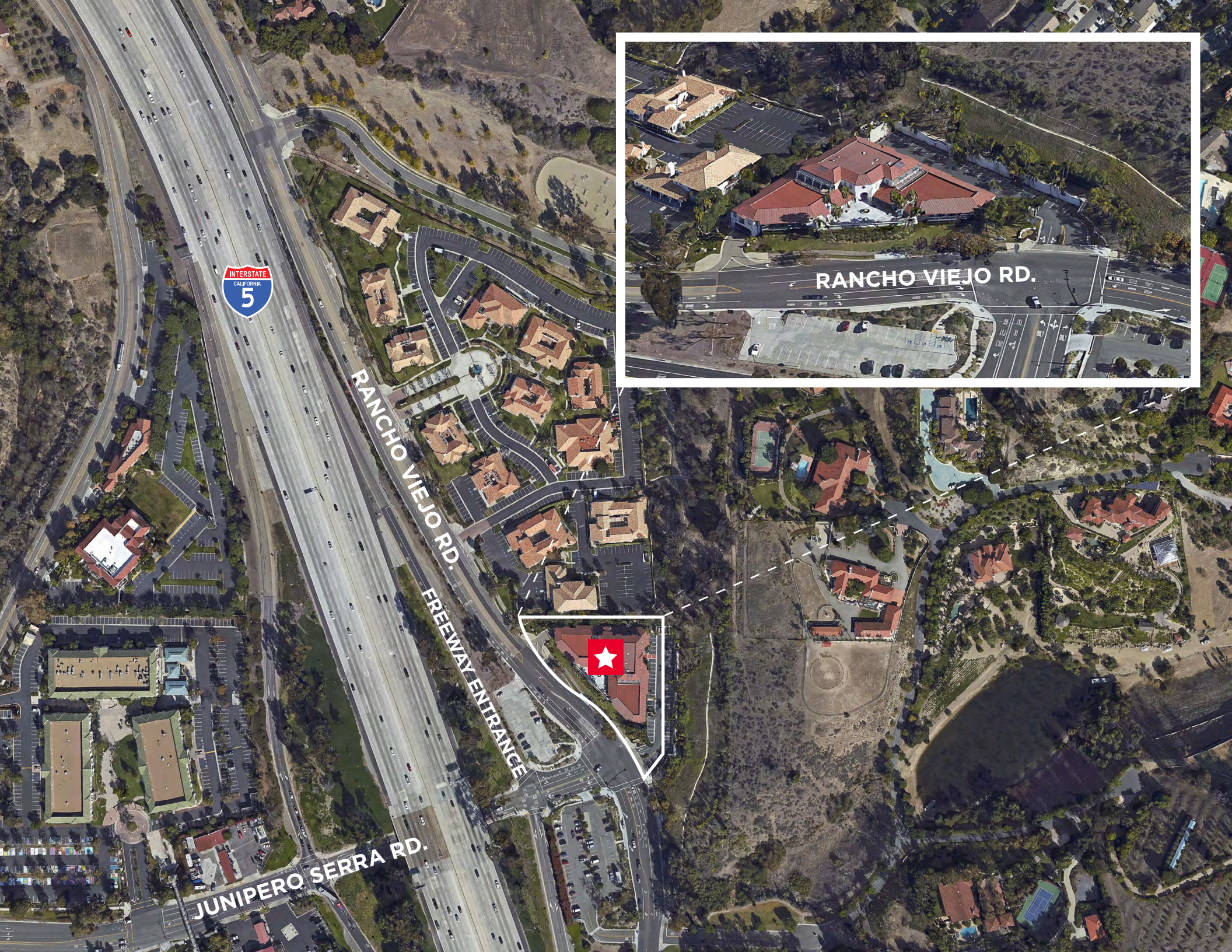
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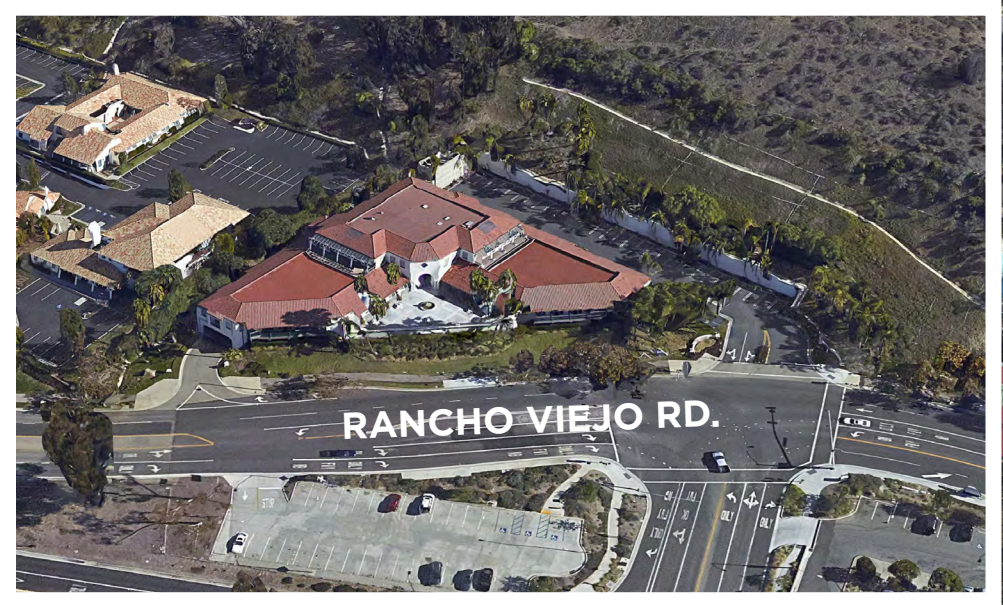


INTERSTATE  
CALIFORNIA  
5

RANCHO VIEJO RD.

FREEWAY ENTRANCE

JUNIPERO SERRA RD.



RANCHO VIEJO RD.

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**CUSHMAN &  
WAKEFIELD**

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