

# PACIFIC VISTA

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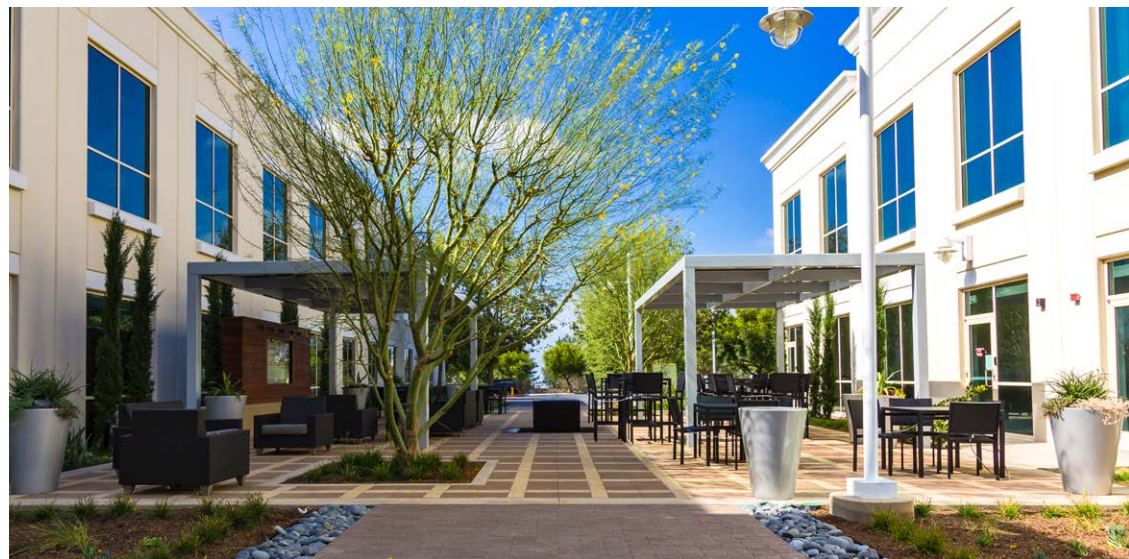
25500-25550 COMMERCENTRE DRIVE  
LAKE FOREST, CALIFORNIA



# PROJECT FEATURES

- **New common area improvements completed in Building D** - including flooring, inset carpet, elevator cabs, lighting, seating, stairwell and restrooms
- 323,063 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

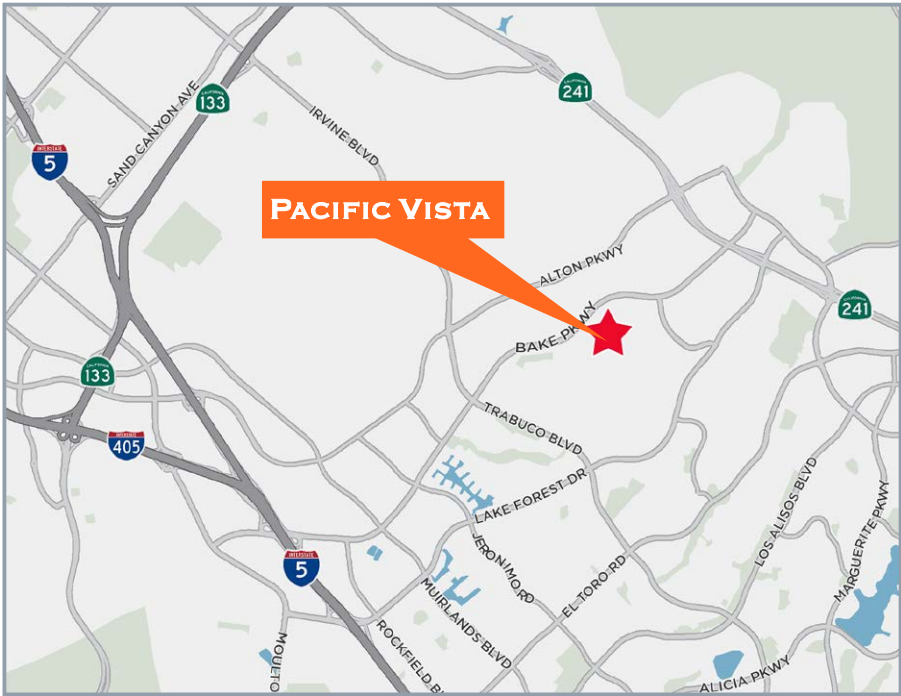
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# SITE PLAN



# 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

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# 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

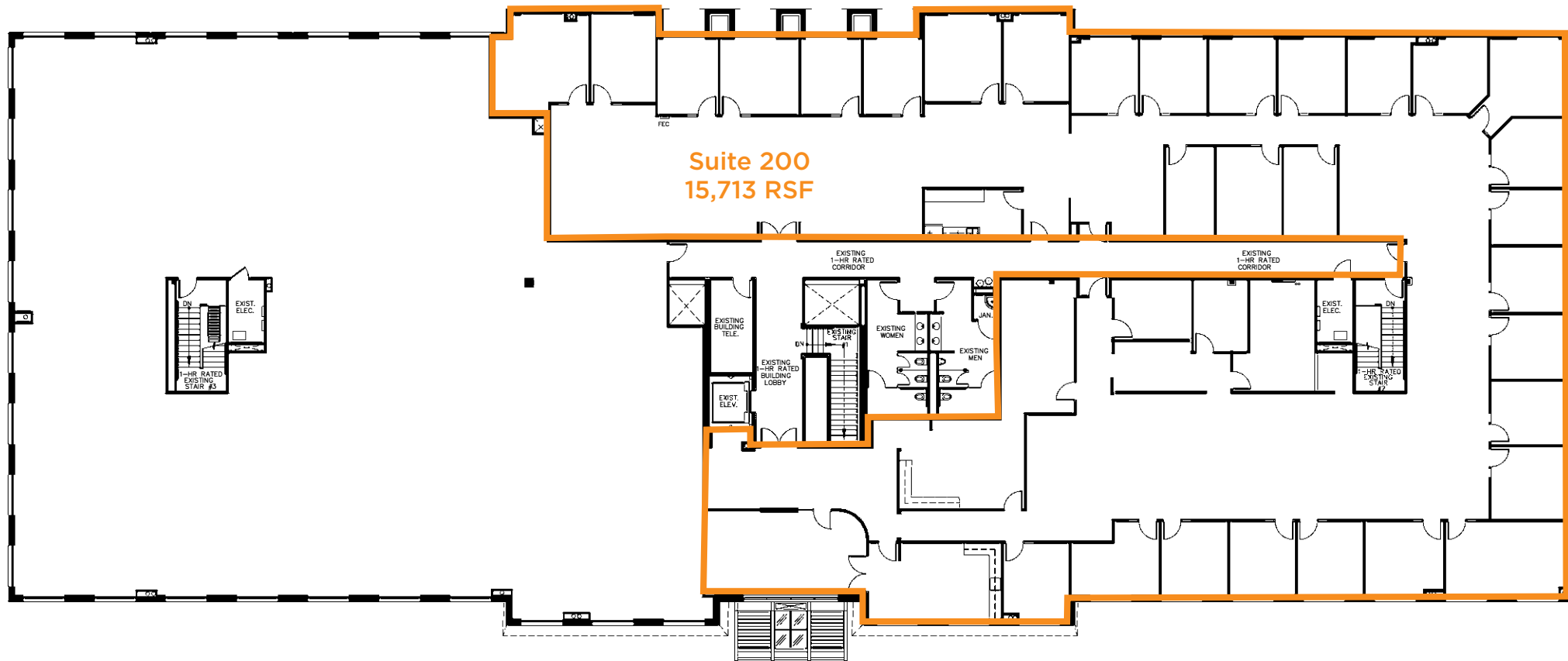
Address/Floor	Building	Size (RSF)	Availability	Asking Rate
25550 Commercentre - 2nd Floor	D	15,713	Immediate	Negotiable



# 2<sup>ND</sup> FLOOR

Approximately 15,713 RSF

25550 Commercentre Drive  
Suite 200 - **AS-BUILT PLAN**



FOR MORE INFORMATION, PLEASE CONTACT:

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