

2825 Warner Avenue

 **AIRPORT AREA**
18,967 SQ. FT.

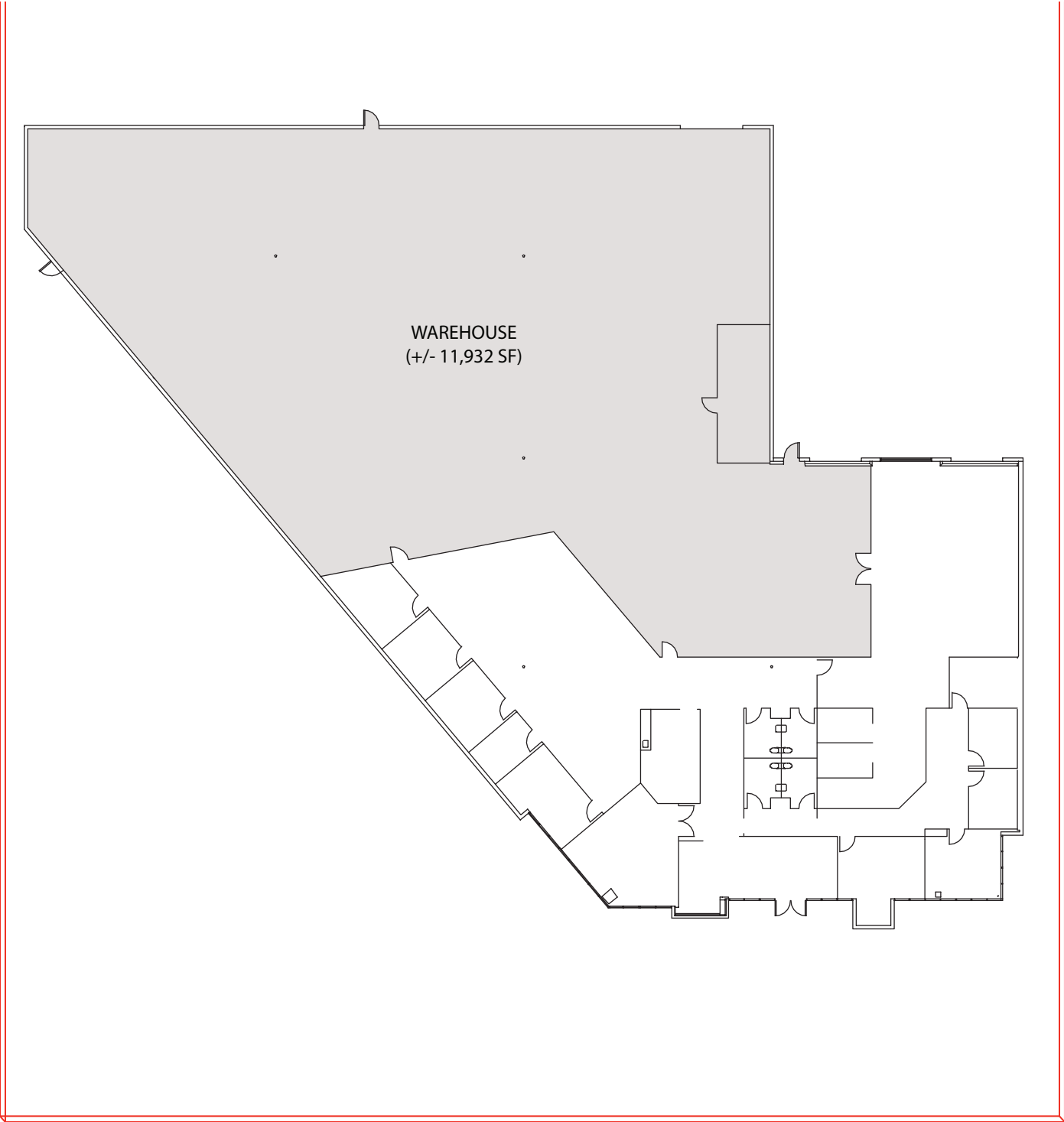


Experience **2825 Warner Avenue**, an ideal choice for office, R&D, manufacturing and warehouse. Offers abundant surface parking, building top signage, and convenient access to dining and retail amenities.

BUILDING SPECIFICATIONS

2825 WARNER AVENUE
18,967 SF

- Office/Warehouse
 - Office: 7,035 SF
 - Warehouse: 11,932 SF
- Parking Ratio: 2:1,000 SF
- Warehouse Clearance: 26.5'
- Truck Loading:
 - Two (2) Dock-high Doors
 - One (1) Ground-level Door
- Fire Sprinklers: .60 GPM/3,000 SF

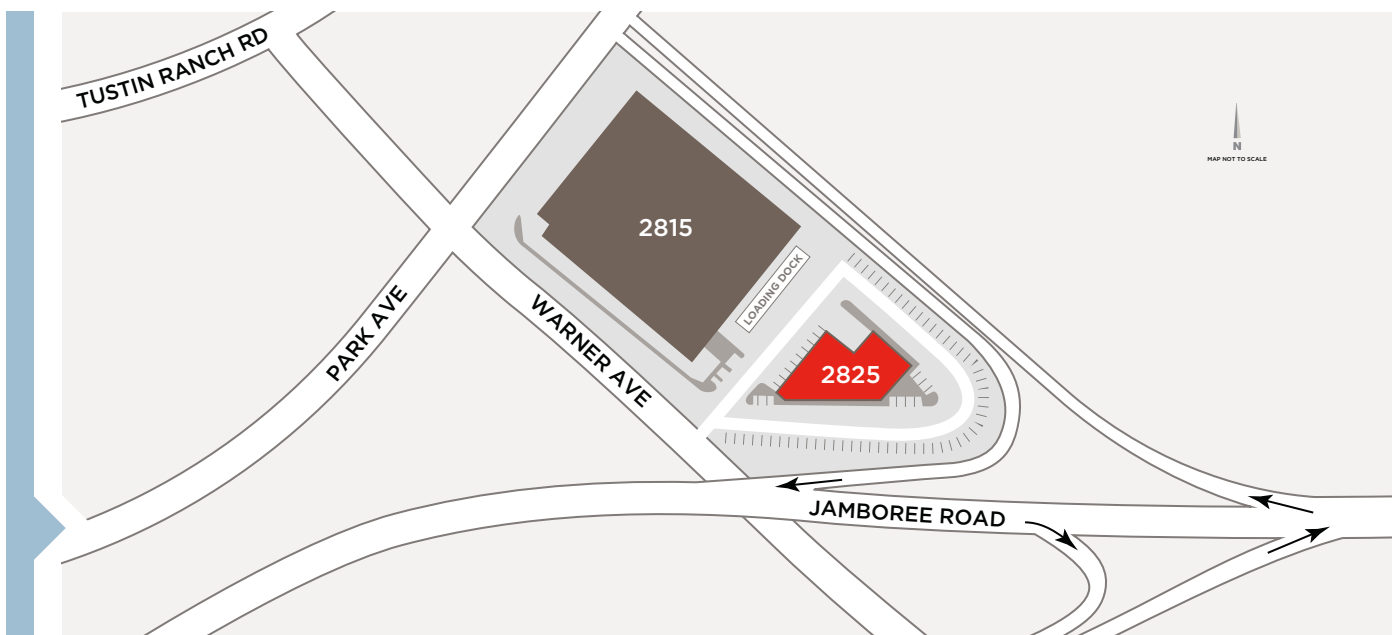


BUILDING PHOTOS

2825 WARNER AVENUE
18,967 SF

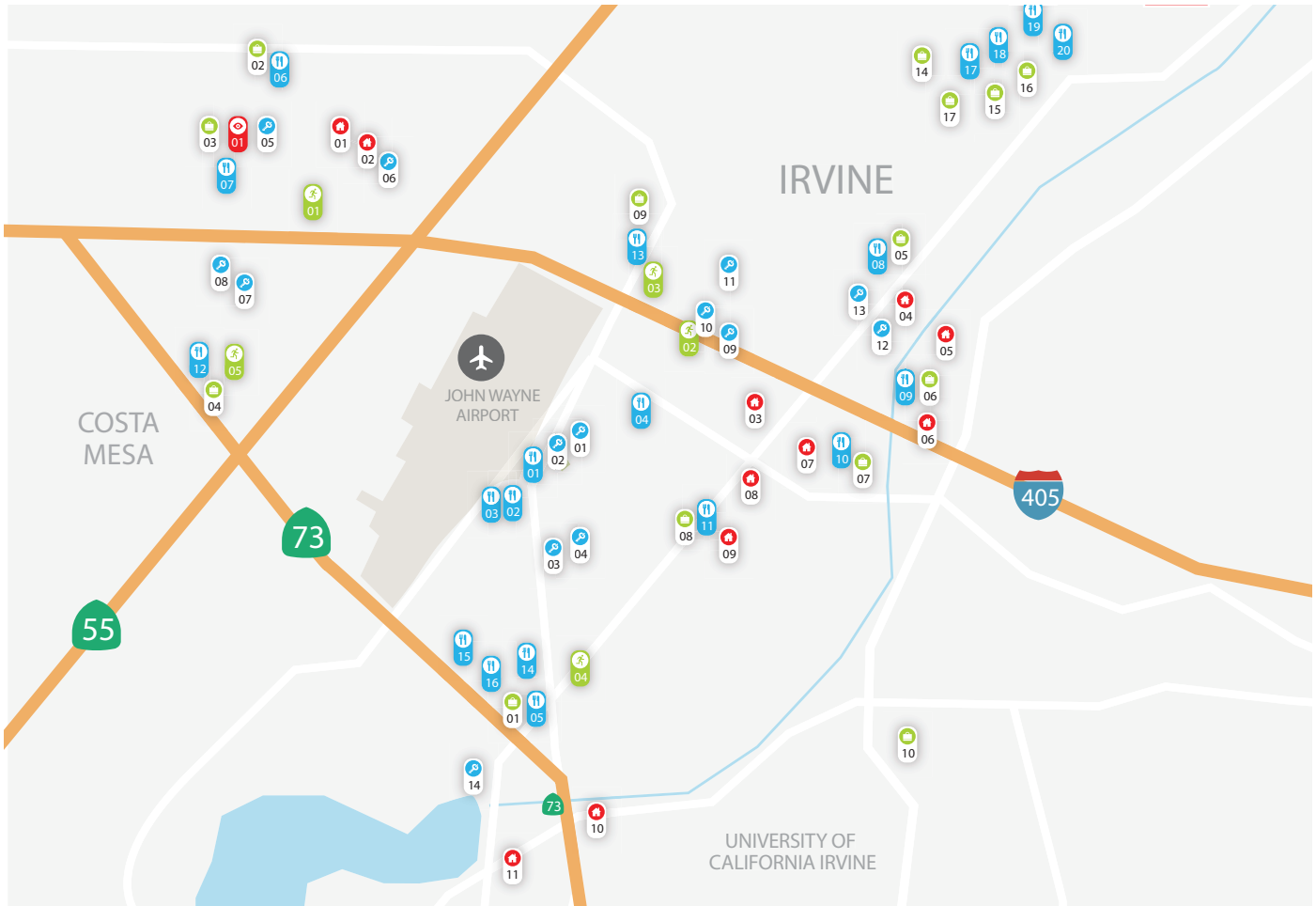


SITE PLAN



AIRPORT AREA

2825 WARNER AVENUE
18,967 SF



POPULAR IN THE AREA

DINE

- 01 Bistango
- 02 Bosscat Kitchen & Libations
- 03 Ten Asian Bistro
- 04 Trade Food Hall
- 05 Back Bay Court
- 06 Bristol Center
- 07 South Coast Plaza
- 08 Diamond Jamboree
- 09 Harvard Place
- 10 Park Place
- 11 Jamboree Promenade
- 12 The LAB Anti-Mall
- 13 The Square
- 14 Il Barone Ristorante
- 15 Juliette Kitchen & Bar
- 16 MOULIN
- 17 Portola Coffee Roasters
- 18 The Winery Restaurant & Wine Bar
- 19 Lucille's Smokehouse
- 20 Whole Foods Market

SHOP

- 01 Back Bay Court
- 02 Bristol Center
- 03 South Coast Plaza
- 04 The LAB Anti-Mall
- 05 Diamond Jamboree
- 06 Harvard Place
- 07 Park Place
- 08 Jamboree Promenade
- 09 The Square
- 10 University Town Center
- 11 Fashion Island
- 12 Whole Foods Market
- 13 Bristol Farms
- 14 Von Karman Plaza
- 15 Target
- 16 Costco
- 17 The District

STAY

- 01 Atrium Hotel
- 02 Hilton Irvine
- 03 Renaissance Hotel
- 04 Extended Stay America
- 05 The Westin South Coast Plaza
- 06 Costa Mesa Marriott
- 07 Hilton Costa Mesa
- 08 Crowne Plaza Costa Mesa
- 09 Hilton Garden Inn
- 10 Sonesta
- 11 Embassy Suites by Hilton
- 12 Residence Inn by Marriott
- 13 Courtyard by Marriott
- 14 Marriott Bayview

SEE

- 01 Segerstrom Center for the Arts

LIVE

- 01 3400 Avenue of the Arts
- 02 The Enclave at South Coast
- 03 Central Park West Apartments
- 04 Camden Main & Jamboree Apartments
- 05 San Marco Apartment Homes
- 06 Villa Coronado Apartment Homes
- 07 Park Place Apartment Homes
- 08 Villa Siena Apartment Homes
- 09 Toscana Apartments
- 10 Baypointe Apartment Homes
- 11 Newport North Apartment Homes

WORKOUT

- 01 24 Hour Fitness
- 02 24 Hour Fitness
- 03 Equinox Orange County
- 04 Equinox Newport Beach
- 05 The Camp

For Leasing Information

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