



Fitness Factory Market

FOR LEASE

910 ROOSEVELT, SUITE 200
IRVINE, CA 92620

2,312 SF OFFICE SPACE

NEWMARK

LEASE SUMMARY

910 ROOSEVELT, SUITE 200, IRVINE, CA 92620

RENTABLE AREA	2,312 SF
ASKING RENT	\$3.50/SF/Mo. NNN *
SPACE USE	Office
CURRENT LEASE EXPIRATION	06/30/2026
NEW LEASE COMMENCEMENT	07/01/2026
FLOOR	2nd
YEAR BUILT	2007
PARKING	± 20 Spaces

* NNN Charge: \$1.24/SF/Mo. (Electricity Included)





PROPERTY HIGHLIGHTS

910 ROOSEVELT, SUITE 200, IRVINE, CA 92620



BEST AFTER-SCHOOL
LOCATION



IMMEDIATE ACCESS TO MAJOR FREEWAYS -
5, 405, & 133/241/261 TOLL ROADS



HIGHLY IMPROVED
CREATIVE SPACE



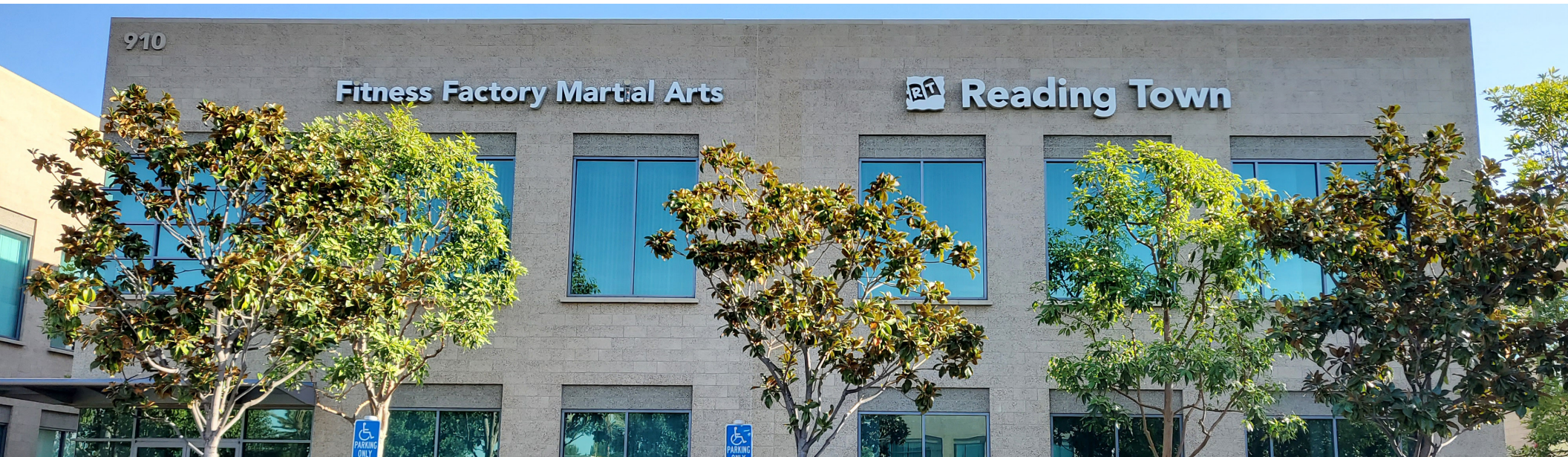
FREE PARKING
DIRECTLY IN FRONT OF BUILDING



NUMEROUS RESTAURANTS
AND AMENITIES ARE VERY CLOSE



HIGH-END FINISHED
THROUGHOUT



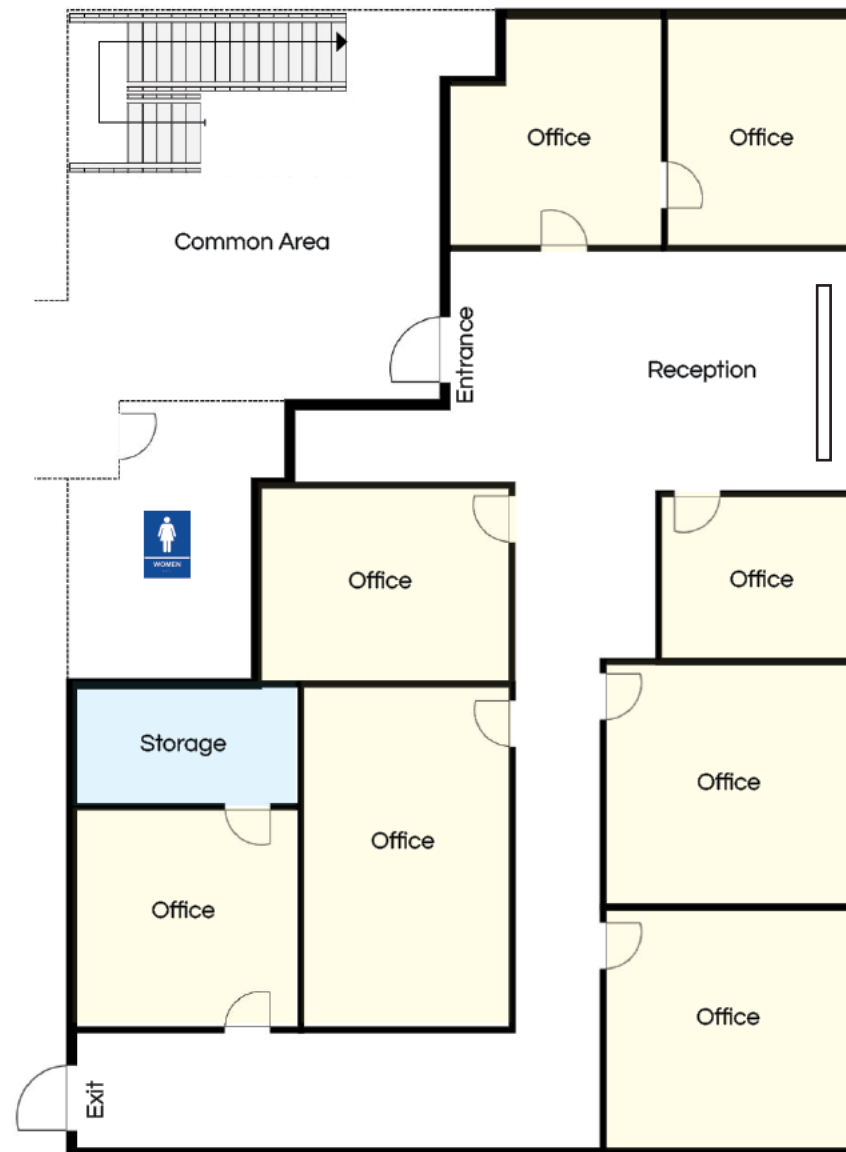
AERIAL MAP

910 ROOSEVELT, SUITE 200, IRVINE, CA 92620



FLOOR PLAN

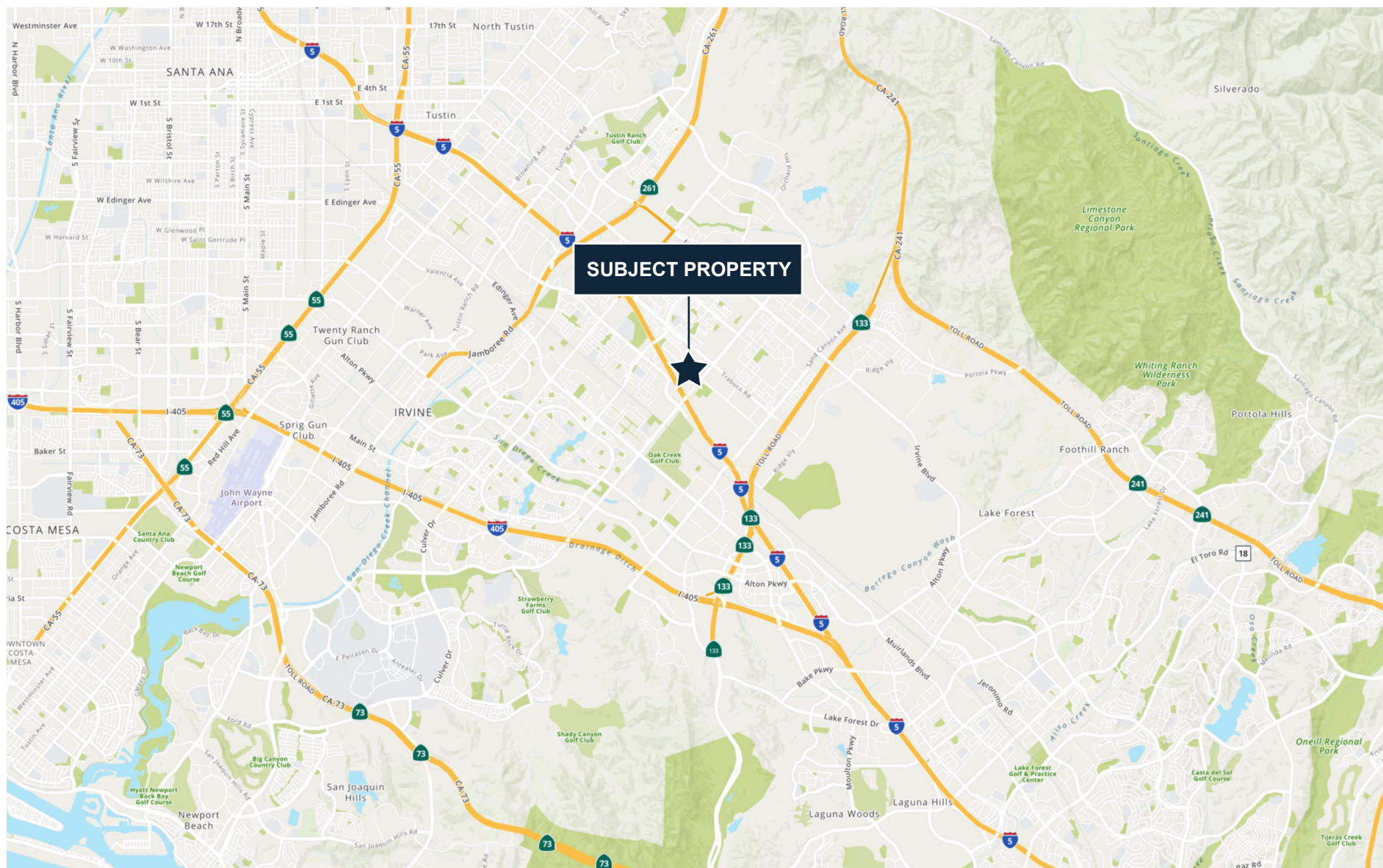
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Note: Floor plans are illustrative only. All dimensions and layouts are approximate and subject to field verification. No liability is accepted for any inaccuracies.

LOCATION MAP

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AMENITY MAP

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PHOTOS

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