

ONE

POST | IRVINE SPECTRUM



PREMIER OFFICE BUILDING

±4,515 TO ±6,659 SQUARE FEET AVAILABLE



1 Post is a high image, “jewel box” multi-tenant office building.

- Built in 2005, 1 Post sports high end materials and construction with excellent access to the 5 Freeway and 133 Toll Road. 1 Post is parked at an excellent ratio of 4:1,000.
- 1 Post is located in prestigious Irvine Spectrum area, a district in southeastern Irvine, Orange County, California, centered around the Irvine Spectrum Center shopping and lifestyle center. The Irvine Spectrum Center is anchored by Target, Nordstrom and a large Edwards Cinema multiplex. Promoted as Orange County’s new “tech hub”, the area is complete with 13 million square feet of office space in over 40 office “communities”.
- Irvine Medical and Science Complex is located to the west and contains Cal State Fullerton Irvine Center, Hoag Hospital Irvine and a Kaiser Permanente hospital
- The the east is Irvine Technology Center, containing Alton Marketplace (big box center with a Costco and Walmart), the Irvine Transportation Center, with Amtrak and Metrolink train service, and the FivePoint Amphitheater



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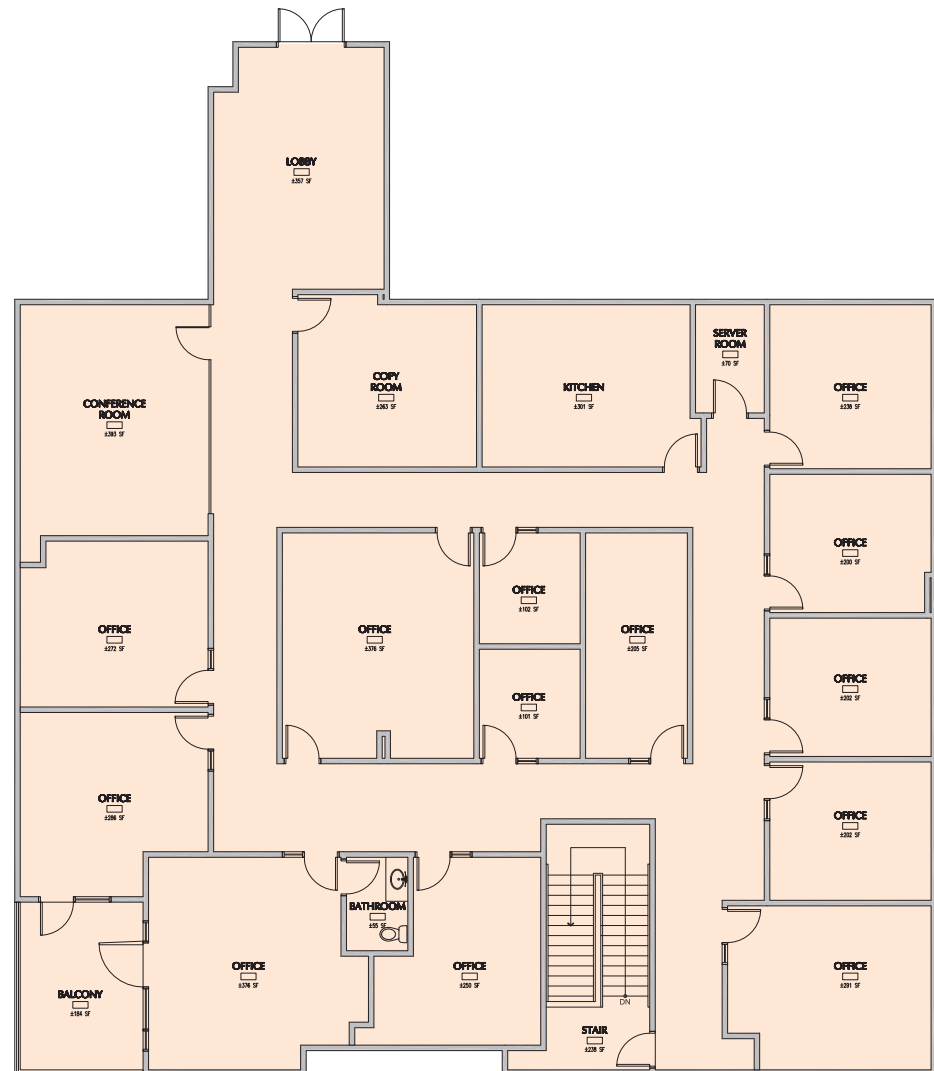
POST | IRVINE SPECTRUM



SUITE 200 (EXISTING)

PROPERTY HIGHLIGHTS

- » ±6,659 Square Feet
- » Lobby, 12 offices, conference room, collaborative area, copy room, kitchen, server room, in-suite restroom, and balcony
- » Rate: \$2.55 FSG, PSF Per Month



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SUITE 210 (OPTION A)

PROPERTY HIGHLIGHTS

- » ±4,515 Square Feet
- » Lobby, 8 private offices, conference room, copy room, kitchen, and server room
- » Rate: \$2.55 FSG, PSF Per Month



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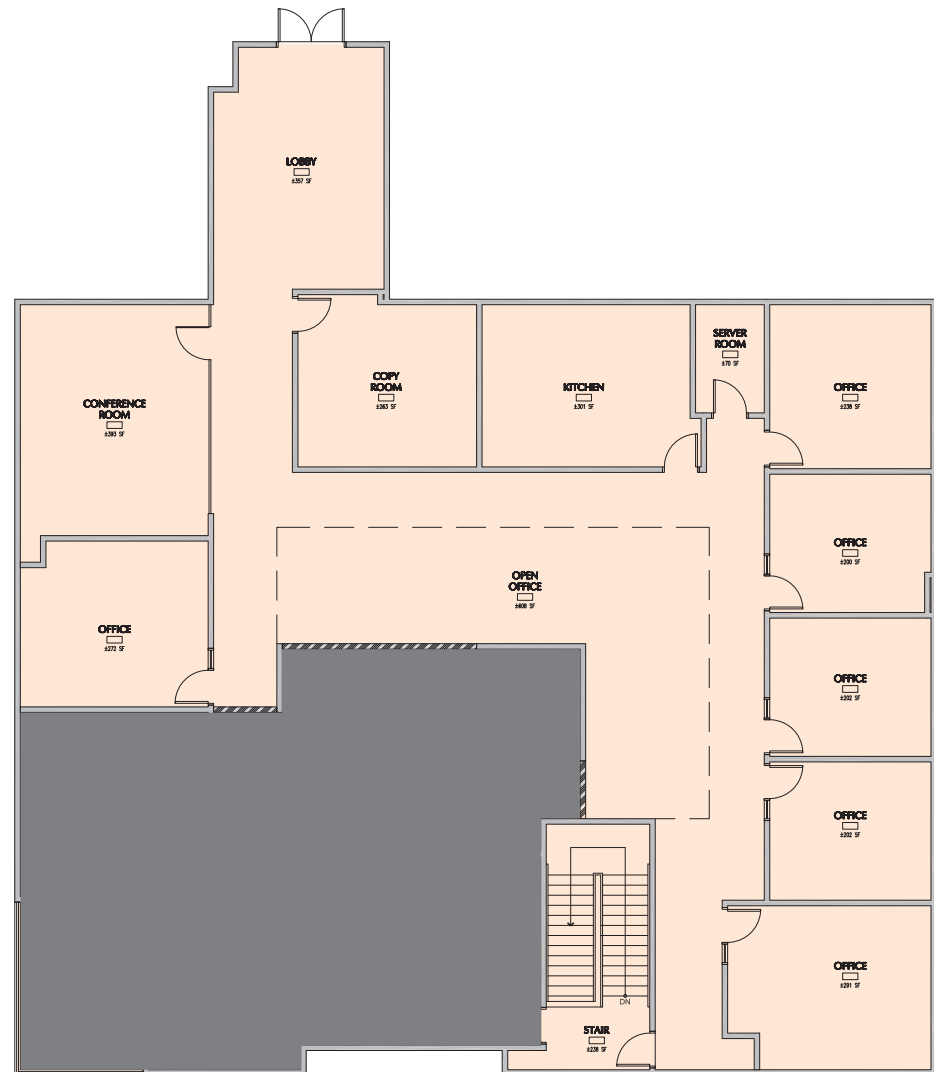
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SUITE 210 (OPTION B)

PROPERTY HIGHLIGHTS

- » ±4,870 Square Feet
- » Lobby, 6 private offices, conference room, copy room, kitchen, server room, and open area
- » Rate: \$2.55 FSG, PSF Per Month



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SUITE 210 (OPTION C)

PROPERTY HIGHLIGHTS

- » ±5,085 Square Feet
- » Lobby, 6 private exterior offices, 2 interior offices and 1 large workstation office, conference room, copy room, kitchen, and server room
- » Rate: \$2.55 FSG, PSF Per Month





Old Town
Irvine

FivePoint
Amphitheatre

ALTON
MARKETPLACE
IRVINE SPECTRUM

IRVINE
SPECTRUM
CENTER

SAND CANYON
PLAZA

ONE
POST | IRVINE SPECTRUM

Oak Creek
GOLF CLUB



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 **LEE &
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NEWPORT BEACH

 **PROPERTY GROUP**
MAXIMIZING PROPERTY VALUES™

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