

# CUBEWORK®

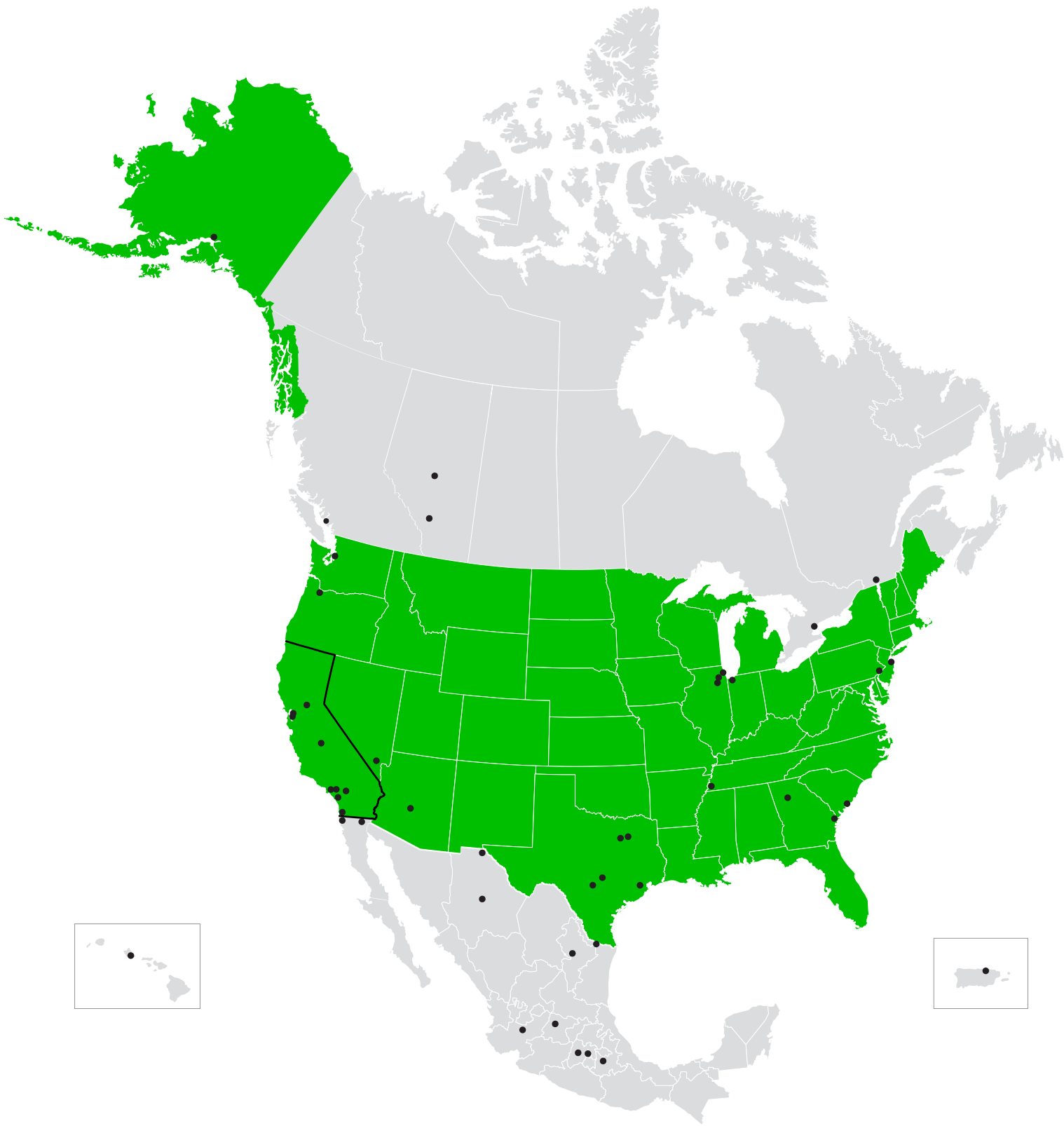


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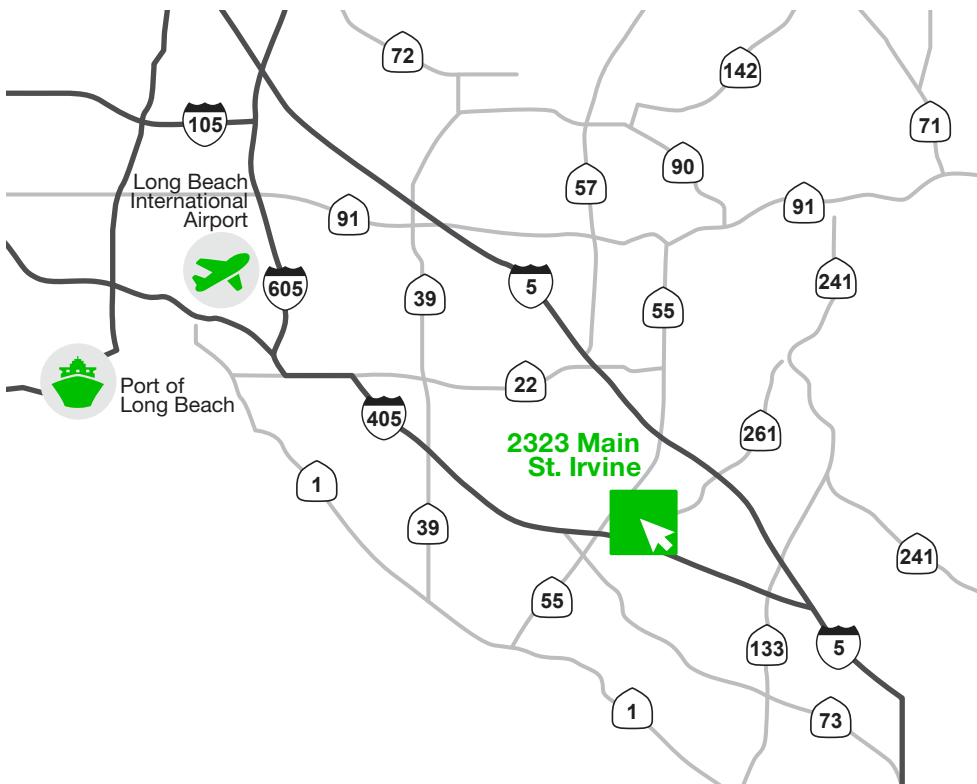


## **CUBEWORK, IRVINE, CA**

Irvine is a master-planned city in Orange County, California in the Los Angeles Metropolitan area. The city is home to a number of headquarters (national and international) for large corporations, particularly in the technology and semiconductor sectors. The facility is a central hub and is located right off the I-5, I-405 highways, and state routes: 55, 241, and 261.



# SITE ACCESS



**0.9 mi**  
405 Interstate  
**1.8 mi**  
55 Interstate



**37.8 mi**  
Downtown  
Los Angeles



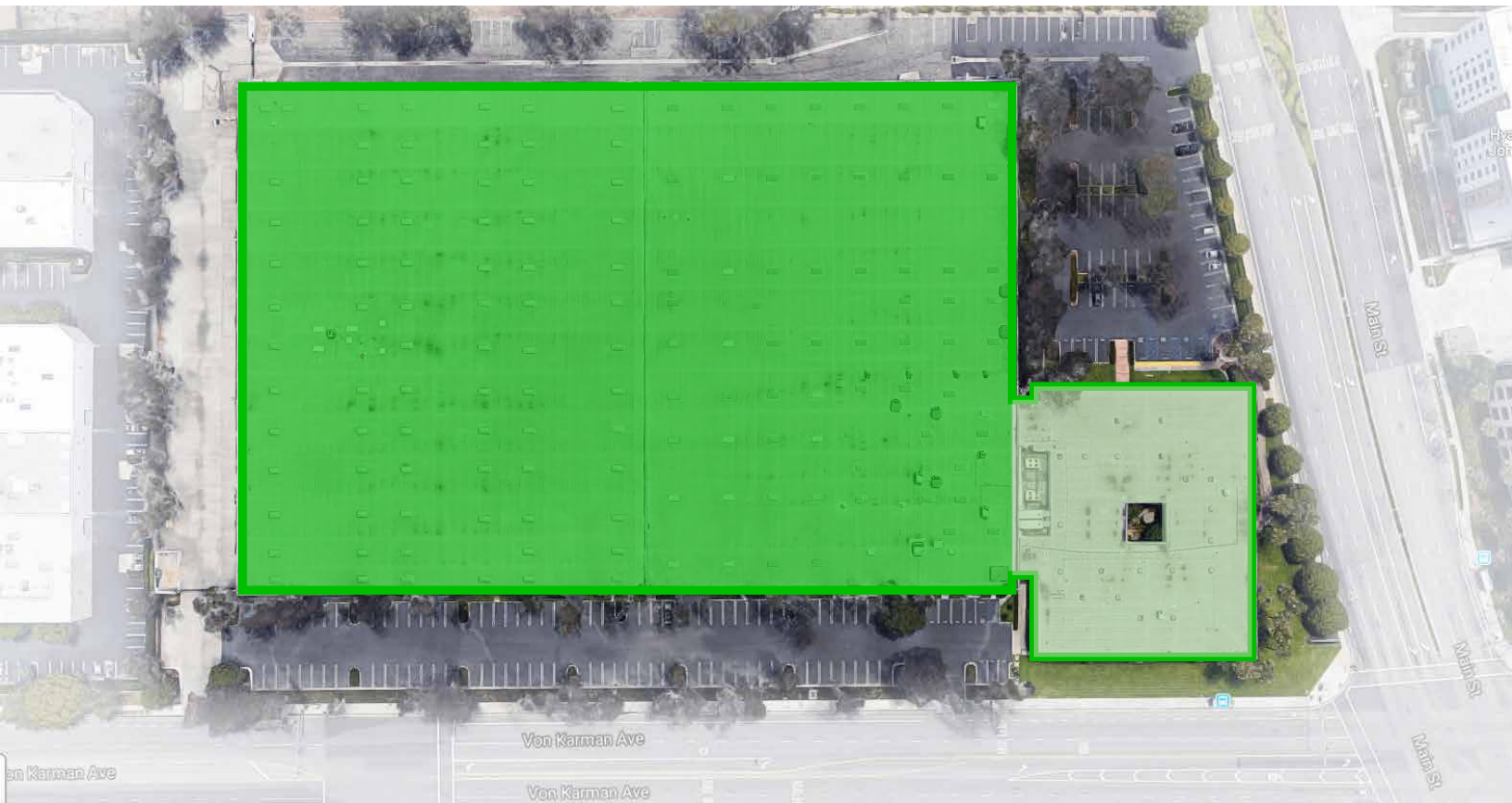
**40.6 mi**  
LAX International  
Airport



**21.5 mi**  
Port of  
Long Beach

**21.5 mi**  
LGB International  
Airport

# BUILDING FEATURES



## PROPERTY DETAILS

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- Property Sub- type: Warehouse
- Self-Storage: 100 SF- 200,000 SF
- On-Site Office with Warehouse
- Full Service Gross

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Building Size: 260,000 SF

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Warehouse: 200,000 SF

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Office: 60,000 SF

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Warehouse Ceiling Height: 25'

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Dock High Doors: 33

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## AMENITIES

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- 24/7 Availability & Building Access
- High-speed WiFi
- Conference Rooms / Event Rooms
- Furnished workspaces
- Kitchen Amenities / Refrigerator
- Business Suites / Corporate Suites available
- Security Gate

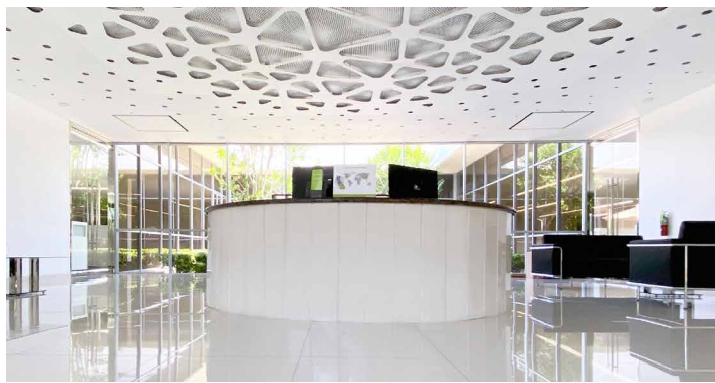
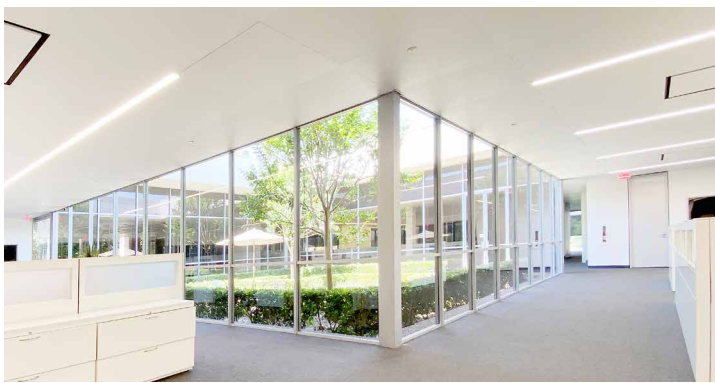
## SERVICES

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- Front Desk Service
- Mail and packaging handling
- Daily Cleaning
- Office Supplies
- Business class printers
- Fresh coffee & tea
- Air Conditioning
- Surveillance and night security guards
- Flexible on- demand warehouse terms
- Option to Merge Offices



# FACILITY PHOTOS



FOR MORE INFORMATION CONTACT

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