



FOR SALE OR LEASE

**26080 Towne Centre Drive**

Foothill Ranch, CA



## 2,676 SF Office Condo Towne Centre Office Park

### Property Highlights

- Built in 2007
- Modern/creative build out with exposed ceiling and second floor Mezzanine
- Nearby retail amenities include, Walmart, Target, Michaels, Hobby Lobby and over 20 restaurants
- Within walking distance of Whiting Ranch Wilderness Park
- Immediate access to Alton Parkway and the eastbound and westbound 241 Toll Road
- Furniture Possible



**Don Yahn**  
Executive Director  
+1 949 930 9251  
don.yahn@cushwake.com  
LIC #00990928

**Brett Swartzbaugh**  
Director  
+1 949 930-9217  
brett.swartzbaugh@cushwake.com  
LIC #01742530

2020 Main Street, Suite 1000  
Irvine, CA 92614  
main +1 949 474 4004  
fax +1 949 474 0405  
**cushmanwakefield.com**



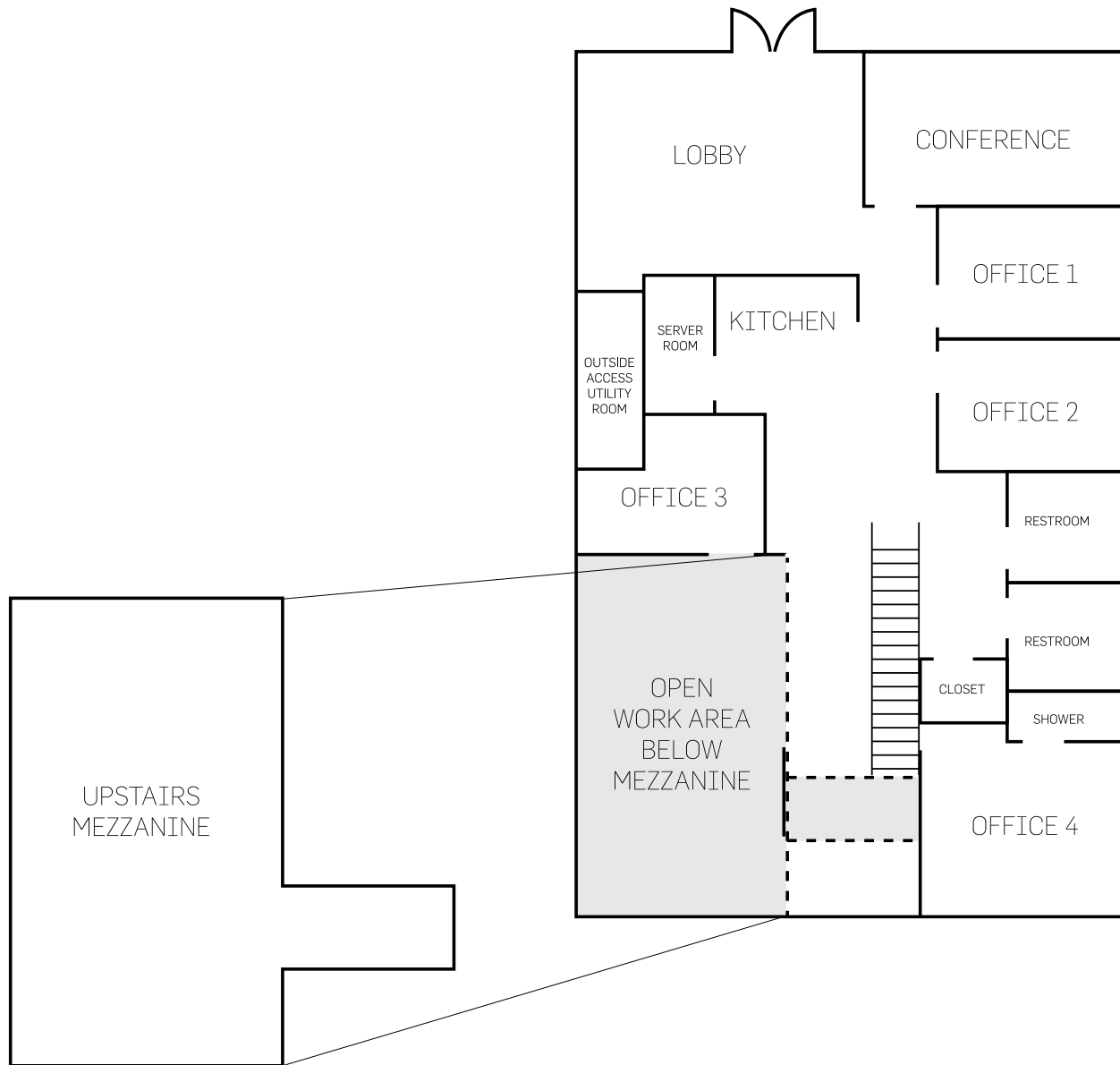
**CUSHMAN &  
WAKEFIELD**

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**Floor Plan**



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**Aerial / Location & Amenities Map**

**SHOPPING**

1. Walmart
2. PetSmart
3. Target
4. Michaels
5. Hobby Lobby
6. 99 Cents Only Stores

**DINING**

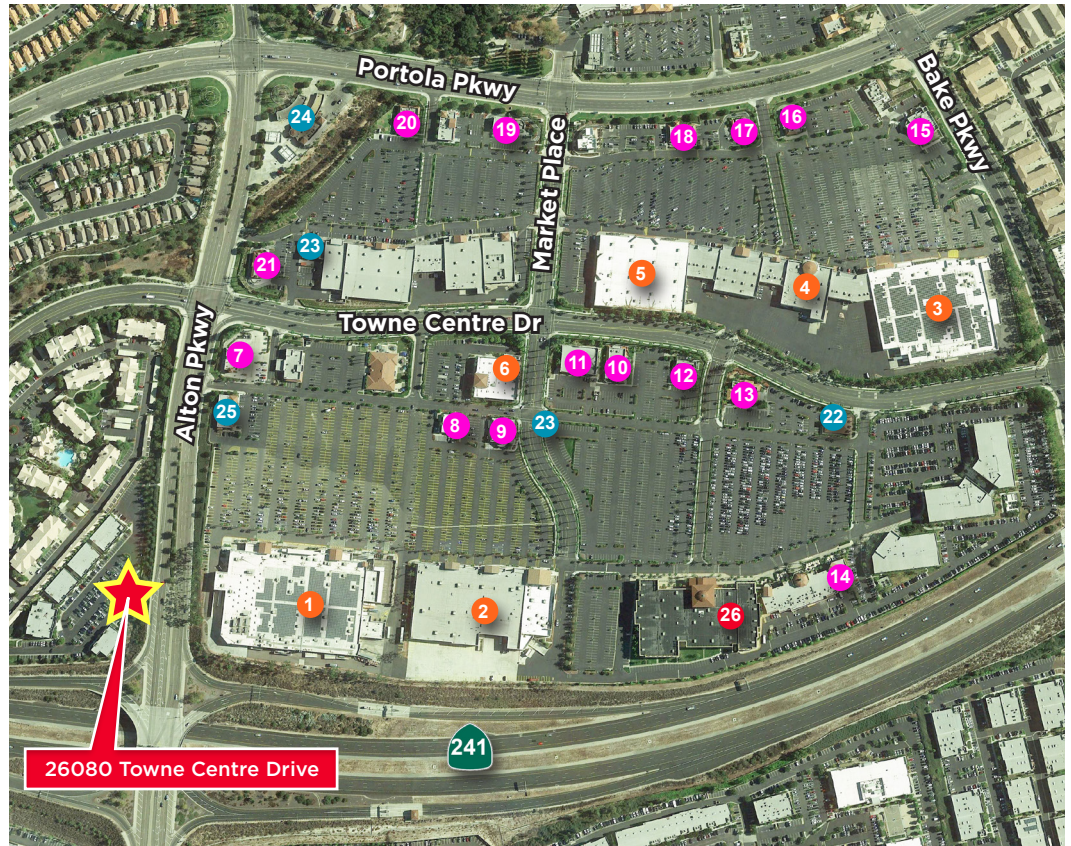
7. In-N-Out Burger
8. Chipotle Mexican Grill
9. Red Robin Gourmet Burgers
10. Souplantation-Foothill Ranch
11. Chuck E. Cheese's
12. Islands Restuarant
13. Miguel's California
14. Peppinos Italian Restuarant
15. Kobe Buffet
16. Chick-fil-A
17. Del Taco
18. Denny's
19. McDonald's
20. Outback Steakhouse
21. Taco Bell

**SERVICES**

22. Wells Fargo Bank
23. Bank of America
24. Chevron
25. USA Express Tire Service

**ENTERTAINMENT**

26. Regal Cinemas Foothill Towne Centre 22



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