



WARLAND BUSINESS PARK

11065-11235 KNOTT AVENUE CYPRESS, CA



AVAILABLE SPACE

(Updated Sep. 06, 2022)



ADDRESS	BLDG	SF	RATE (NNN)	AVAILABILITY	COMMENTS
11085 Knott	3A	±9,525	\$1.25	Now	95% office, multiple private offices, 1 GL door, warehouse, 4:1 parking.
11085 Knott	3B	±9,866	\$1.25	Now	65% office, 7 private offices, large conference room, 1 GL door; 4:1 parking.
11085 Knott	3AB	±19,391	\$1.25	Now	75% office, multiple private offices, conference rooms, 2 GL doors; 4:1 parking.
11095 Knott	4ABC	±4,750	\$1.30	Now	Corner location, 65% office, 2 private offices, conference room, 3 GL doors, 3.5:1 parking.
11105 Knott	5G	±2,322	\$1.30	Now	85% Office, 4 private offices, 1 GL door, 3.5:1 parking.
11125 Knott	6F	±2,032	\$1.30	Now	100% office, 1 private office, 1 conference room, 3.5:1 parking.
11135 Knott	7EF	±4,030	\$1.25	Now	55% Office, 3 private offices, large open office, 2 GL, 3.5:1 parking
11165 Knott	10AB	±17,022	\$1.25	Now	60% office with flexible layout, 10 private offices, open office area, 2 conference rooms, reception, break room, 2 GL doors, 4:1 parking.
11205 Knott	11A	±10,159	\$1.25	Now	80% office, 8 private offices, conference room, warehouse, 4:1 parking.
11215 Knott	12AB	±11,628	\$1.40	1/1/23	100% office, multiple private offices & open bay, 4:1 parking.

FEATURES:

- Award-Winning Design
- High Image Corporate Park
- 13 Buildings Totaling 233,160 S.F./ On-Site Leasing Office
- Direct Access to Restaurants/ Shopping
- Minutes to San Diego (405), Garden Grove (22), and San Gabriel (605) Freeways
- See Reverse for Site Plan

FOR MORE INFORMATION, PLEASE CONTACT:

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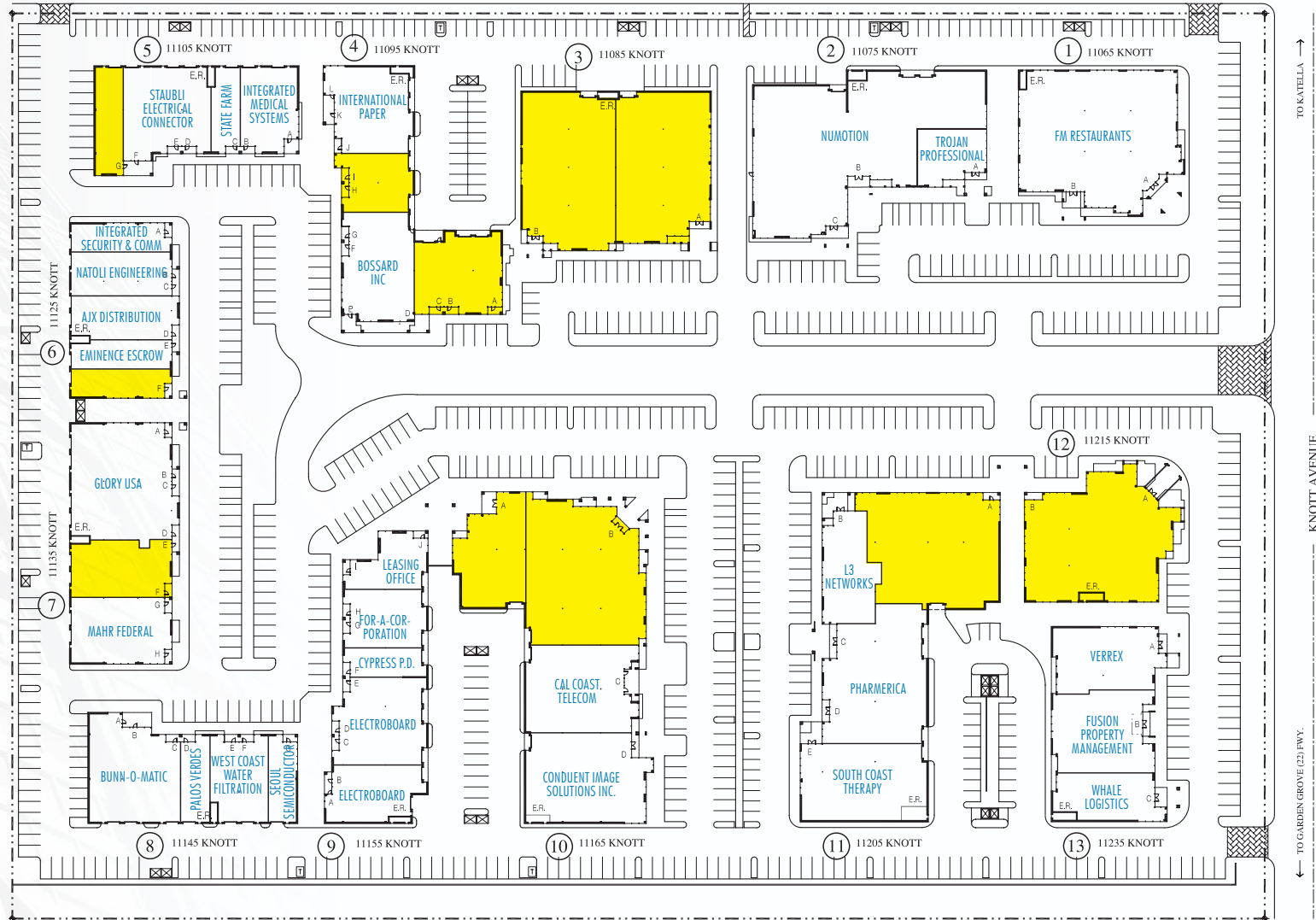
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WATCH
VIRTUAL
TOUR

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