



# WARLAND BUSINESS PARK

11065-11235 KNOTT AVENUE CYPRESS, CA



## AVAILABLE SPACE

(Updated Apr. 06, 2021)



ADDRESS	BLDG	SF	RATE (NNN)	COMMENTS
11075 Knott	2A	±2,947	\$1.15	100% office, 3 private offices, conference room, 4:1 parking. AVAILABLE NOW.
11085 Knott	3A	±9,525	\$1.10	95% office, multiple private offices, 1 GL door, warehouse, 4.1 parking. AVAILABLE NOW.
11105 Knott	5AB	±3,482	\$1.12	60% Office, Corner suite, large open bay office area, 3 private offices, conference room, 2 GL doors, 3.5:1 parking. AVAILABLE NOW.
11105 Knott	5DEF	±5,465	\$1.10	60% Office, 6 private offices, conference room, open office areas, reception, break room, 3 GL doors, 3.5:1 parking. AVAILABLE 8/1/21.
11125 Knott	6A	±2,032	\$1.12	70% Office, 1 private office, open office area, 1 GL door, 3.5:1 parking. AVAILABLE 11/1/21.
11125 Knott	6BC	±3,079	\$1.08	30% Office, 1 GL door, 3.5:1 parking. AVAILABLE 10/1/21.
11125 Knott	6D	±3,329	\$1.12	80% Office, 4 private offices and open office area, 2 GL doors, 3.5:1 parking. AVAILABLE 9/1/21.
11125 Knott	6E	±2,056	\$1.12	80% Office, 3 private offices, conference room and open area, 1 GL door, 3.5:1 parking. AVAILABLE 8/1/21.
11135 Knott	7EF	±4,030	\$1.10	60% office, 3 private offices, 2 GL doors, 3.5:1 parking. AVAILABLE 7/1/21.
11145 Knott	8D	±1,765	\$1.10	50% office, 2 private offices, reception, 1 GL door, 3.5:1 parking. AVAILABLE 8/1/21.
11145 Knott	8EF	±3,432	\$1.12	65% office, 3 private offices, 2 open office areas, 2 GL doors, 3.5:1 parking. AVAILABLE 6/1/21.
11145 Knott	8DEF	±5,197	\$1.10	60% office, 5 private offices, 2 open office areas, 3 GL doors, 3.5:1 parking. AVAILABLE 8/1/21.
11165 Knott	10AB	±17,022	\$1.10	60% office with flexible layout, 10 private offices, open office area, 2 conference rooms, reception, break room, 2 GL doors, 4:1 parking. AVAILABLE NOW.
11205 Knott	11B	±4,260	\$1.15	100% office, 2 privates, conference room, corner location, 4:1 parking. AVAILABLE NOW.

### 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:

**BRIAN DEREVERE**  
 Lic. 00885755  
 brian.derevere@cbre.com  
 +1 714 371 9224

**RYAN PETERSON**  
 Lic. 01336025  
 ryan.peterson@cbre.com  
 +1 714 371 9212

www.warlandcypress.com

3501 Jamboree Road, Suite 100 • Newport Beach, CA 92660 | www.cbre.us





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WATCH  
VIRTUAL  
TOUR

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