



WARLAND BUSINESS PARK

11065-11235 KNOTT AVENUE CYPRESS, CA



AVAILABLE SPACE

(Updated Oct. 05, 2021)



ADDRESS	BLDG	SF	RATE (NNN)	AVAILABILITY	COMMENTS
11075 Knott	2A	±2,947	\$1.20	Now	100% office, 3 private offices, conference room, 4:1 parking.
11085 Knott	3A	±9,525	\$1.15	Now	95% office, multiple private offices, 1 GL door, warehouse, 4.1 parking.
11105 Knott	5DEF	±5,465	\$1.15	Now	60% Office, 6 private offices, conference room, open office areas, reception, break room, 3 GL doors, 3.5:1 parking.
11125 Knott	6F	±2,032	\$1.20	4/1/22	100% office, 1 private office, 1 conference room, 3.5:1 parking.
11145 Knott	8EF	±3,432	\$1.17	Now	65% office, 3 private offices, 2 open office areas, 2 GL doors, 3.5:1 parking.
11165 Knott	10AB	±17,022	\$1.15	Now	60% office with flexible layout, 10 private offices, open office area, 2 conference rooms, reception, break room, 2 GL doors, 4:1 parking.
11165 Knott	10C	±6,429	\$1.17	4/1/22	80% office, 5 private offices, large conference room, warehouse, 1 GL door, 4:1 parking.
11205 Knott	11B	±4,260	\$1.20	Now	100% office, 2 privates, conference room, corner location, 4:1 parking.
11215 Knott	12AB	±11,630	\$1.25	7/1/22	100% office, high image Knott Avenue frontage, multiple private offices plus open bay office, 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:

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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