

FOR SALE

Airway Commerce Center

3199 C Airport Loop Dr, Costa Mesa, CA 92626

Available
4,800 SF



Property Features

- Two Blocks from John Wayne Airport
- Excellent Access to I-405, 55 & 73 Freeways
- Freeway Frontage
- Contemporary Office Design Utilizing Extensive Glass
- 3:1,000 Parking Ratio
- 14' Clear Height
- One (1) Roll Up Door



Voit

REAL ESTATE SERVICES

Doug Killian

Senior Vice President | Partner

(949) 263-5233 | dkillian@voitco.com

License # 00887784

2020 Main Street, Suite 100

Irvine, CA 92614

(949) 851-5100

www.voitco.com

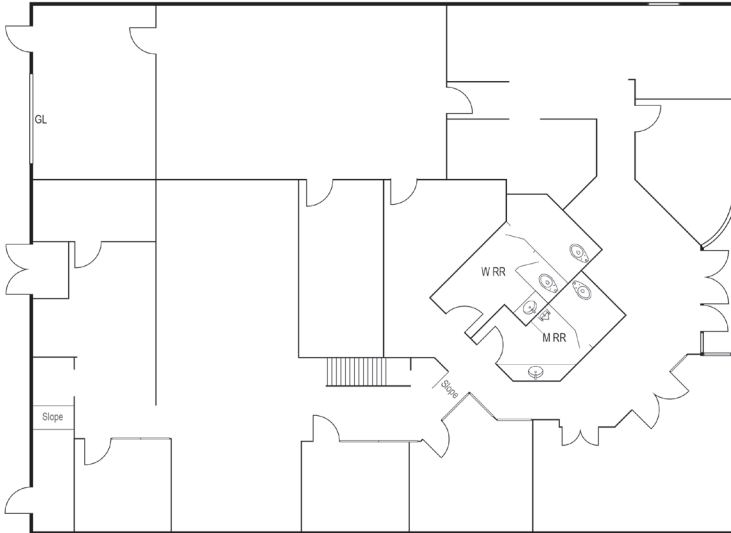
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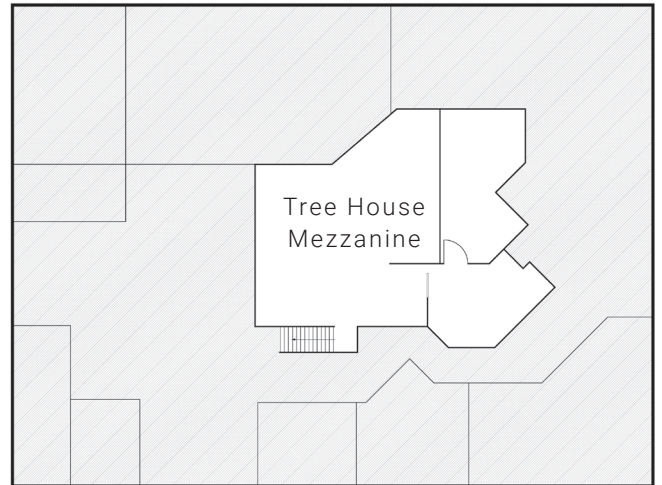
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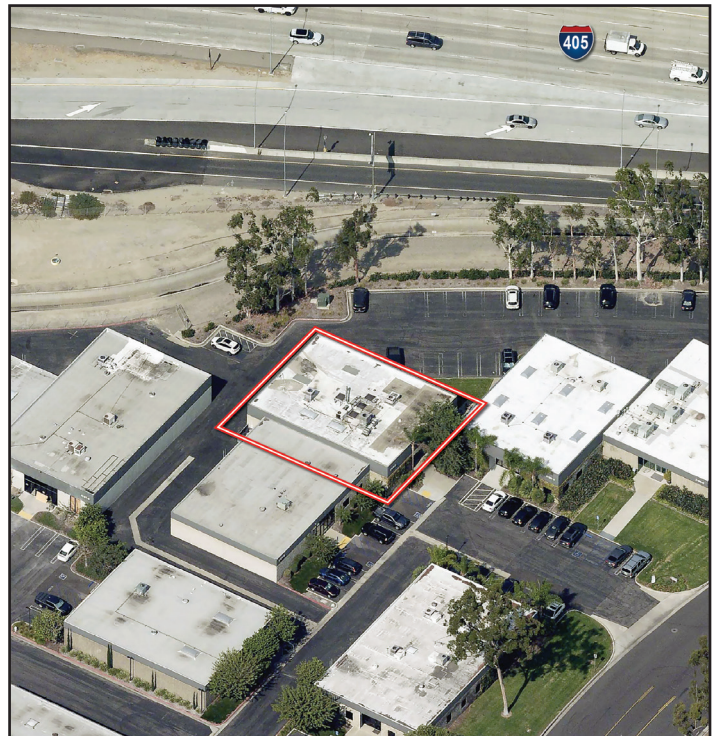
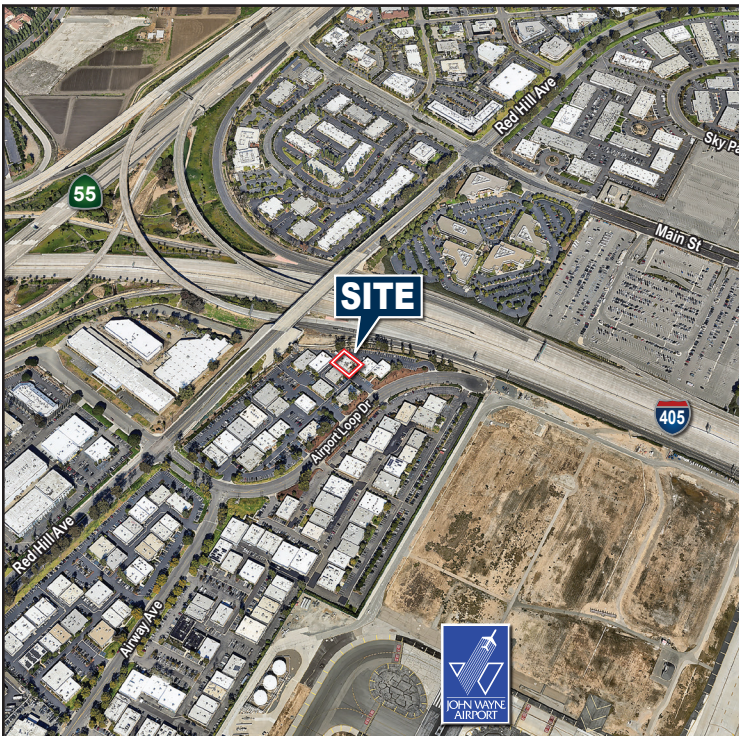
Building Floor Plan



1st Floor



2nd Floor



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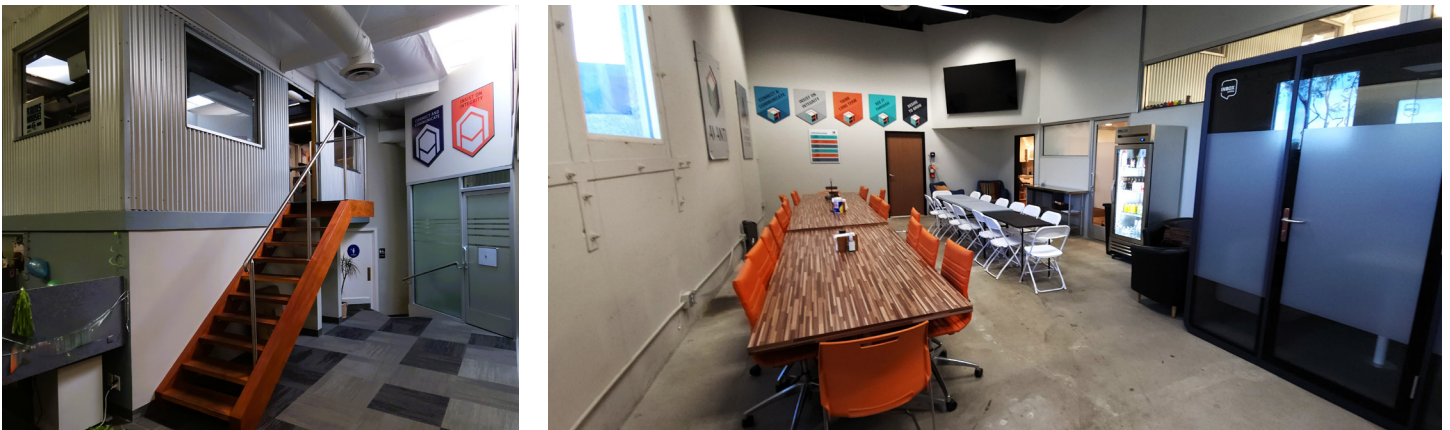
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SALE COMPS

	Property Name Address	Type	Built/Renovated	Size (% Leased)	Sale Date	Price	Cap Rate
1	Bldg F 3186 Airway Ave Costa Mesa, CA 92626	Light Manufac- turing ★★★★☆	1974	4,150 SF	9/17/2025	\$2,250,000 (\$542.17/SF)	-
2	Bldg C 3189 Airway Ave Costa Mesa, CA 92626	Light Manufac- turing ★★★★☆	1976	4,150 SF (100%)	9/9/2025	\$2,300,000 (\$554.22/SF)	-
3	Bldg D 3194 Airport Loop Dr Costa Mesa, CA 92626	Warehouse ★★★★☆	1982	4,800 SF (100%)	7/21/2025	\$2,637,500 (\$549.48/SF)	-

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