

AVAILABLE FOR SUBLEASE



OAKBROOK PLAZA

24422 AVENIDA DE LA CARLOTA, SUITE 300, LAGUNA HILLS, CA

±4,000 SF AVAILABLE



PROPERTY FEATURES

- Located in the vibrant city of Laguna Hills known for it's a clean, well-maintained, and safe areas with a high standard of living, which would reflect well on your business.
- Laguna Hills is centrally located between Irvine, Laguna Beach, and Mission Viejo—giving you access to a wide customer base and employee talent pool.
- Close to restaurants, shopping centers like the Laguna Hills Mall area, and hotels—great for client meetings and team outings.
- Offers On-Site Management and Security.
- Free Surface Parking Available.
- High-End/Over Standard Finishes.
- 24-Hour Building Access.
- Move-In Ready.

5 MILE RADIUS DEMOS

323,900
POPULATION



\$166,193
AVERAGE
HOUSEHOLD
INCOME

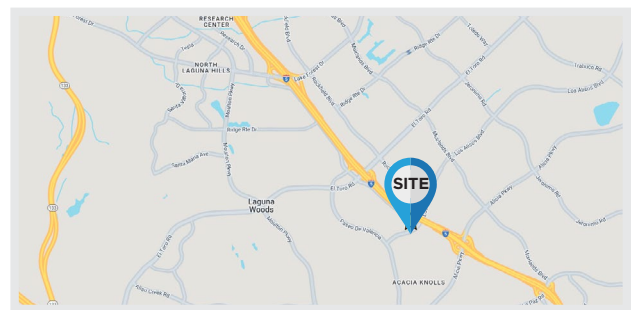
**DAYTIME
DEMOGRAPHICS**

313,823

TRAFFIC COUNTS

On Avenida De La Carlota and Los Alisos Blvd :

±31,326 CPD



John Jennings
Partner
jjennings@catalystretail.com
Lic. #02025511

Jay Nichols
Managing Partner
jnichols@catalystretail.com
Lic. #01905191

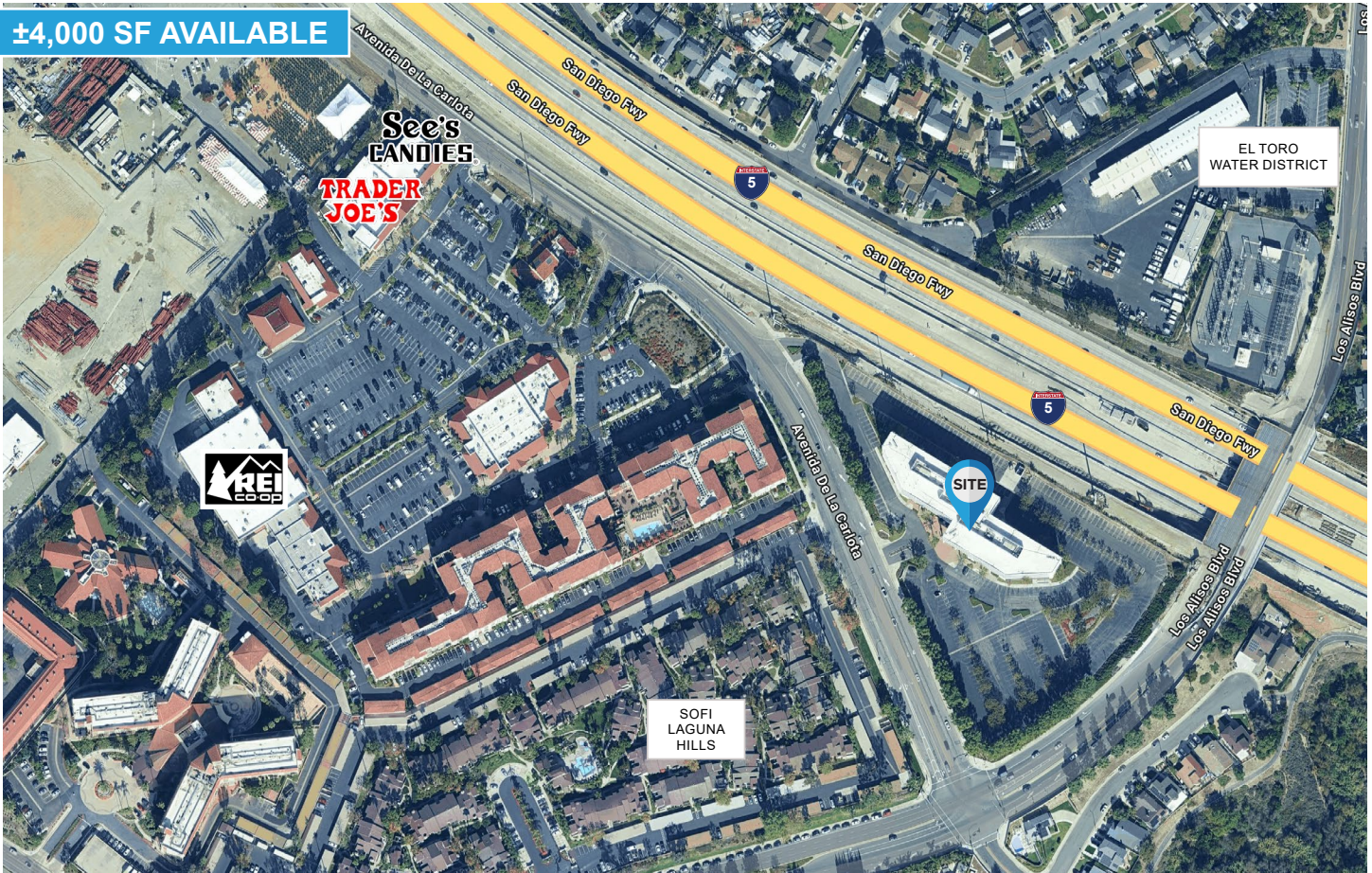
AVAILABLE FOR SUBLEASE



OAKBROOK PLAZA

24422 AVENIDA DE LA CARLOTA, SUITE 300, LAGUNA HILLS, CA

±4,000 SF AVAILABLE



PRIME LOCATION:

Situated in the heart of Laguna Hills, Oakbrook Plaza enjoys easy access to major highways, surrounding corporate offices, and a wide array of amenities. This strategic location ensures your business is highly accessible to clients and situated within a vibrant network of professional services.

MODERN:

Understanding the importance of a positive work and client experience, Oakbrook boasts a welcoming and professional lobby area, ample natural light, and comfortable, accessible facilities suitable for businesses and visitors of all types. Our offices are designed with the modern professional in mind, featuring contemporary architecture, state-of-the-art infrastructure, and flexible spaces that can be customized to suit a variety of business needs.

ON-SITE AMENITIES:

Some of the most attractive amenities on site would be the 24 hour access and the exceptional outdoor seating areas throughout the site.



John Jennings
Partner
jjennings@catalystretail.com
Lic. #02025511

Jay Nichols
Managing Partner
jnichols@catalystretail.com
Lic. #01905191

AVAILABLE FOR SUBLEASE



OAKBROOK PLAZA

24422 AVENIDA DE LA CARLOTA, SUITE 300, LAGUNA HILLS, CA

±4,000 SF AVAILABLE



John Jennings
Partner
jjennings@catalystretail.com
Lic. #02025511

Jay Nichols
Managing Partner
jnichols@catalystretail.com
Lic. #01905191

This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your property advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. Revised: June 4, 2025 10:45 AM

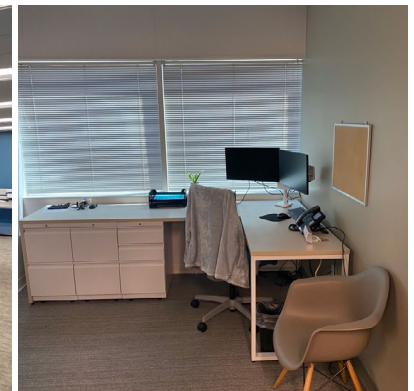
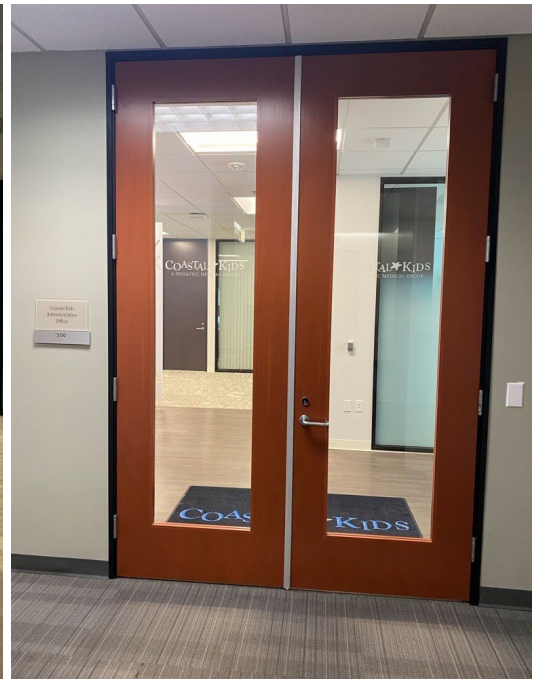
AVAILABLE FOR SUBLEASE



OAKBROOK PLAZA

24422 AVENIDA DE LA CARLOTA, SUITE 300, LAGUNA HILLS, CA

SUITE 300



John Jennings
Partner
jjennings@catalystretail.com
Lic. #02025511

Jay Nichols
Managing Partner
jnichols@catalystretail.com
Lic. #01905191

This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your property advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. Revised: June 4, 2025 10:45 AM

AVAILABLE FOR SUBLEASE



OAKBROOK PLAZA

24422 AVENIDA DE LA CARLOTA, SUITE 300, LAGUNA HILLS, CA

±4,000 SF AVAILABLE



John Jennings
Partner
jjennings@catalystretail.com
Lic. #02025511

Jay Nichols
Managing Partner
jnichols@catalystretail.com
Lic. #01905191

This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your property advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. Revised: June 4, 2025 10:45 AM