

FOR LEASE

GOTHARD BUSINESS PARK

16742 GOTHARD ST
HUNTINGTON BEACH, CA 92647

Property Highlights

Two-story professional office building with excellent proximity to the 405 Freeway, Bella Terra Shopping Center, and all Beach Boulevard retail amenities

Small office suites that are fully renovated with dedicated HVAC systems, exterior corridor access, and weekly janitorial service included

Energy star qualified building with new energy-efficient white roofing, rooftop solar panel system, and energy-efficient LED interior lighting installed in 2020

All vacant suites have been remodeled and upgraded for immediate occupancy, with available spaces ranging from approximately ± 656 to $\pm 3,038$ square feet

Abundant surface parking lot with easy access to all office suites controlled thermostats

Second floor spaces asking \$1.99 FSG PSF

\$1.50 PSF broker bonus*

*Exclusions apply

\$2.00

PSF BROKER BONUS

\$0.99

FSG PSF FOR FIRST 6 MONTHS
WITH 3-YEAR LEASE

*For more leasing
information, contact*

ERIC TSE

949.557.5018 | eric.tse@kidder.com

LIC N° 01476614

ALEX MATAR

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LIC N° 01990417

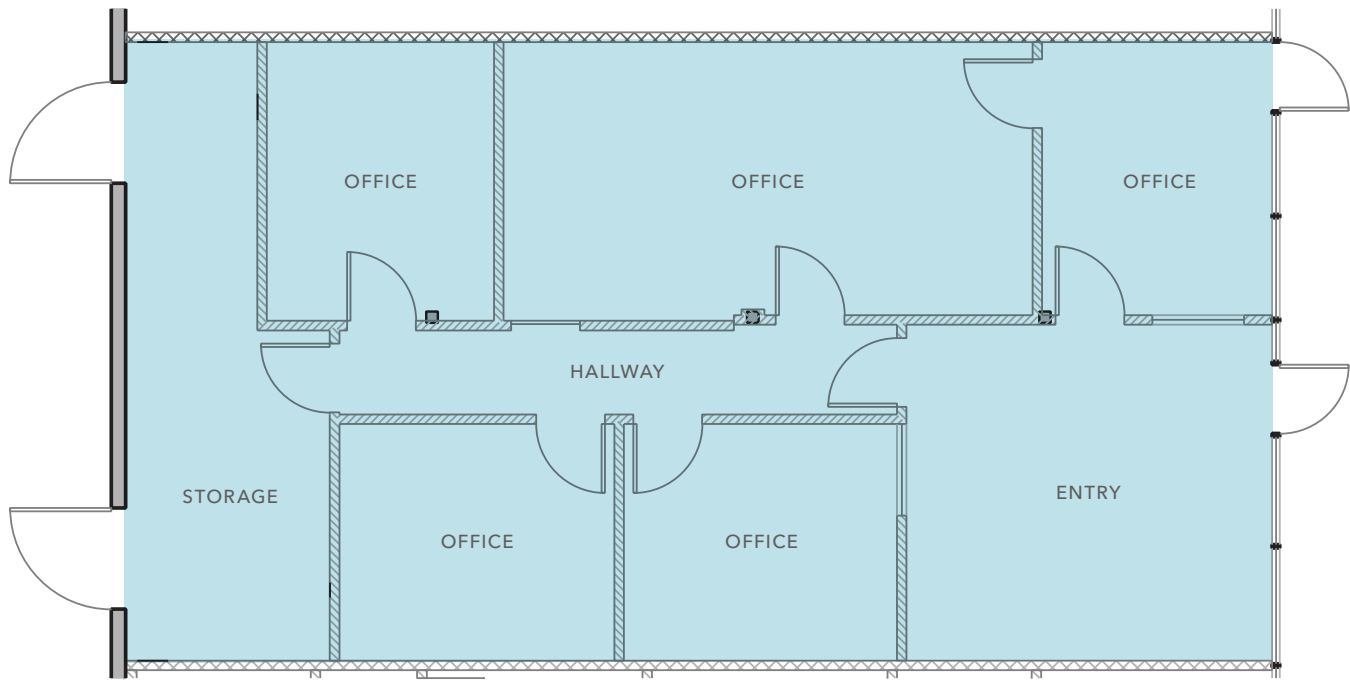
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**km Kidder
Mathews**

FLOOR PLAN

SUITE 103



SUITE AVAILABILITY

	RSF	Notes
SUITE 103	±1,376	Available now. Asking \$2.25 PSF/FSG.

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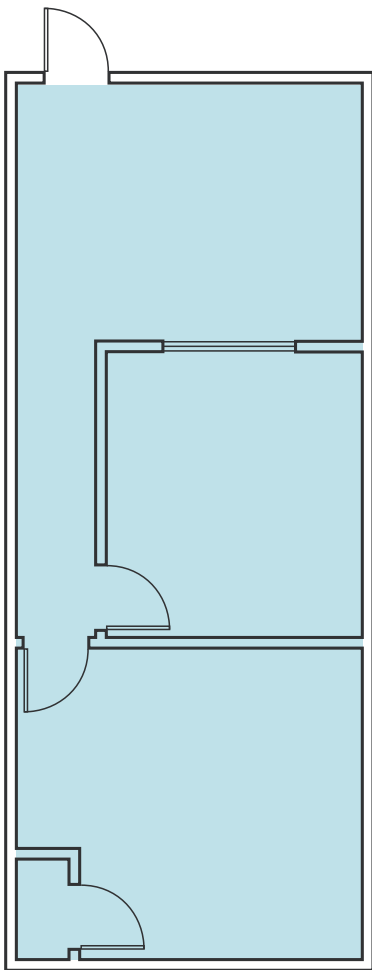
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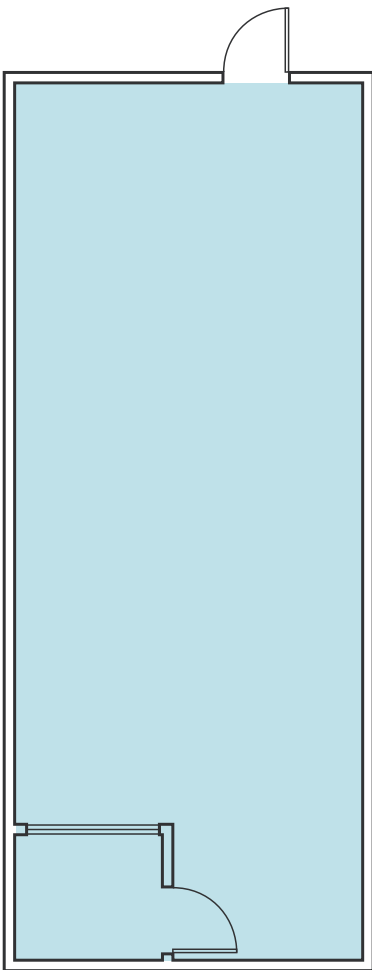
FLOOR PLAN

SUITE 213



FLOOR PLAN

SUITE 215



SUITE AVAILABILITY

	RSF	Notes
SUITE 213	±656	Immediately available. Asking \$1.99 FSG PSF.
SUITE 215	±656	Immediately available. Asking \$1.99 FSG PSF.

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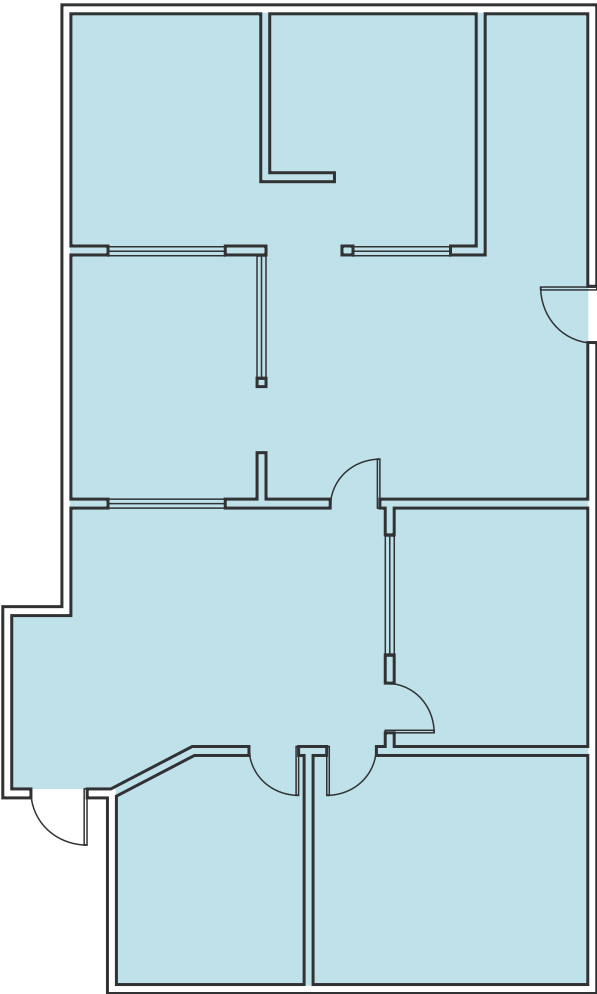
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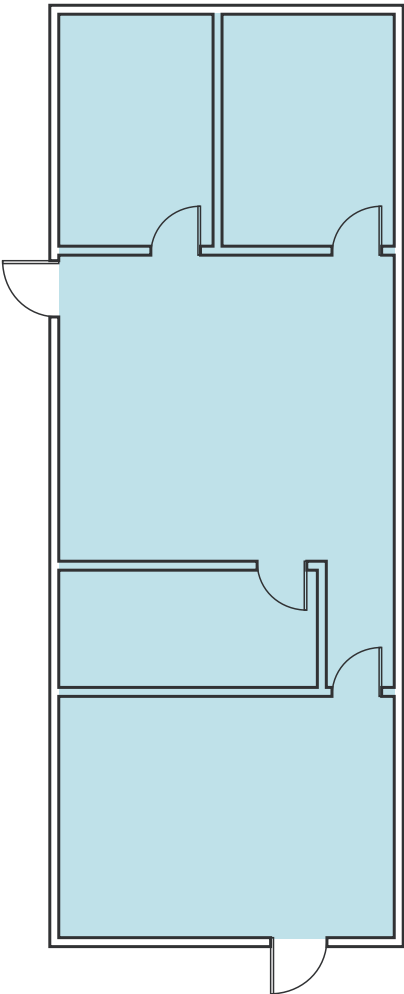
FLOOR PLAN

SUITE 217



FLOOR PLAN

SUITE 218



SUITE AVAILABILITY

	RSF	Notes
SUITE 217	±1,457	Immediately available. Asking \$1.99 FSG PSF.
SUITE 218	±927	Three private offices. Immediately available. Asking \$1.99 FSG PSF.

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