

FOR LEASE

MEDICAL OFFICE BUILDING

32406 S COAST HWY

LAGUNA BEACH, CA 92651



**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

**OC**  
OFFICE GROUP

**ALLEN BASSO**  
Senior Vice President  
949.790.3130

**ERIC DARNELL**  
Senior Vice President  
949.460.3681

**KYLEE KING**  
Vice President  
949.790.3108

## PROPERTY FEATURES

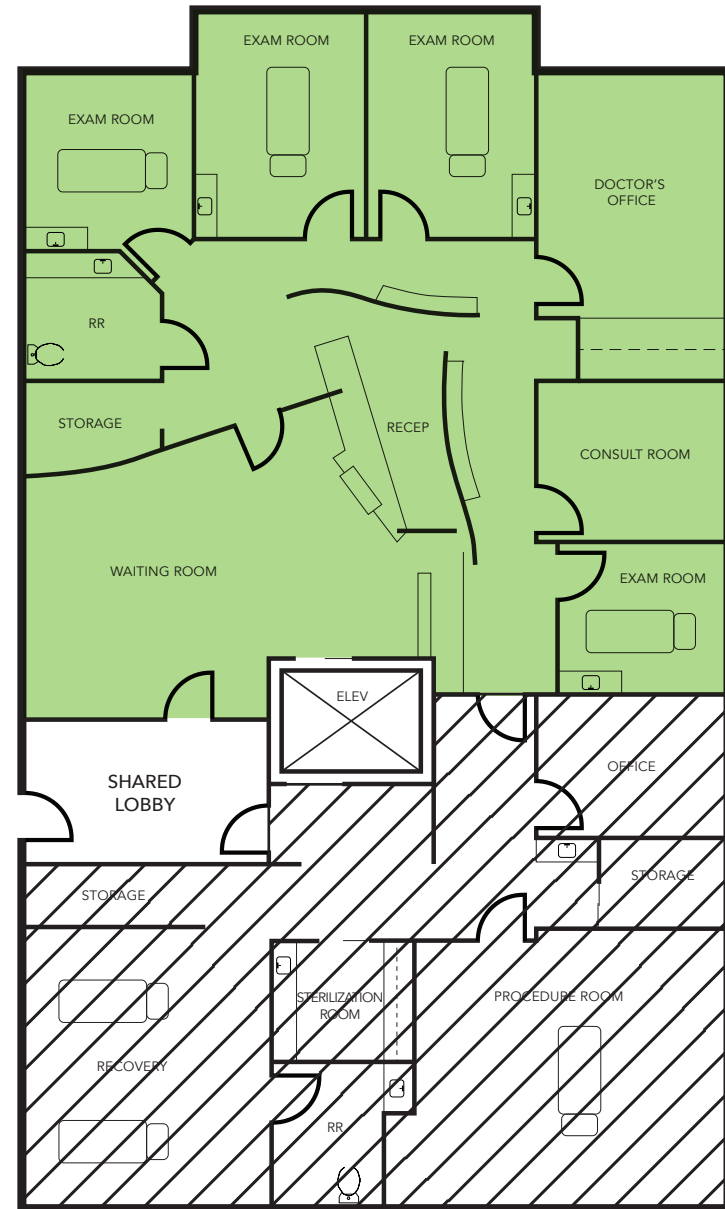
- ±1,500 SF Medical Office Suite
- Desirable South Laguna Beach Address
- High Identity on Coast Highway
- Shared Free Surface Covered Parking/Elevator Served
- Fully Built Out OR Surgery Center
- Convenient Location near Residential and the Coastal Market
- Ownership Open to a Time Share of Suite

**SUITE 100:** ±1,500 SF - Waiting Area, Reception, 4 Exam Rooms, Doctor's Office, Consult Room, Private Restroom

- Available Now - Call to Show
- For Lease: \$5.50 NNN (Nets \$0.67 PSF)



32406 S COAST HIGHWAY | LAGUNA BEACH



### ALLEN BASSO

Senior Vice President  
Lic. #01298152  
949.790.3130  
abasso@leeirvine.com

### ERIC DARNELL

Senior Vice President  
Lic. #01888743  
949.460.3681  
edarnell@leeirvine.com

### KYLEE KING

Vice President  
Lic. #02101275  
949.790.3108  
kking@leeirvine.com

# INTERIOR PHOTOS

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