

IRVINE TOWERS®
18200 VON KARMAN
AIRPORT AREA

Penthouse Opportunity

SUITE 1000 & 1100 | ±42,988 SF





AMENITIES



- | | | | | | | | | |
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AIRPORT | 
AIRPORT SHUTTLE | 
ATM | 
AUTO DETAILING | 
CONFERENCE CENTER | 
CONVENIENCE CENTER | 
CUSTOMER RESOURCE CENTER | 
DRY CLEANING | 
EV CHARGING |
| 
FARMERS MARKET | 
FITNESS | 
FOOD TRUCKS | 
OUTDOOR WORKSPACE (WIFI-ENABLED) | 
PARKING OFFICE | 
PARKING STRUCTURE | | | |

Up to three full floors of premium workspace

Building entry monument and eyebrow signage opportunity

WiFi-enabled open-air gathering and event space with video conferencing, fire pit and game area

Easy access to 405 and 55 freeways, 73 toll road and John Wayne Airport

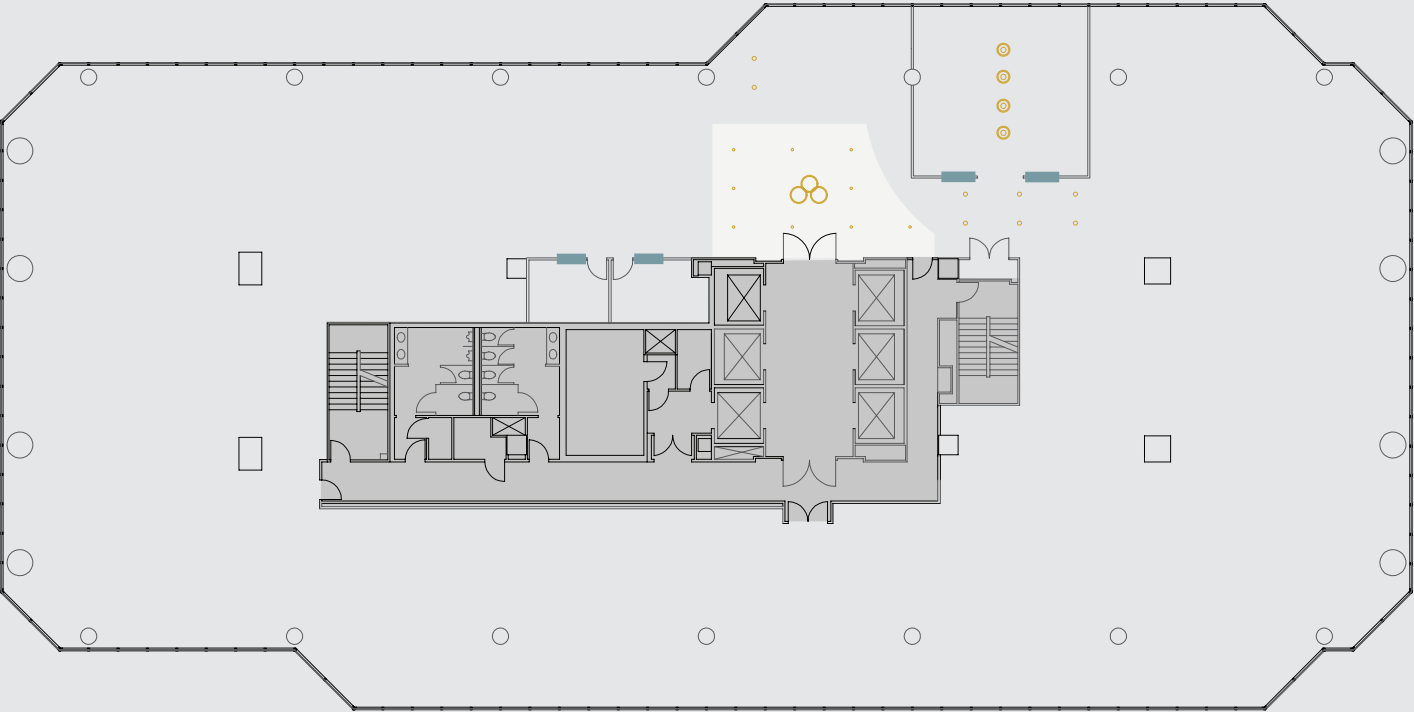
Access to on-site dining at Tru Bru and Benny and Mary's, plus walkable convenience to Trade Food Hall, Starbucks, and FLOE Lounge.

Nearby resort-style living at Villa Siena, Park Place and Villa Coronado

Work With *All the Works*

18200 VON KARMAN AVENUE / ±63,119 SF

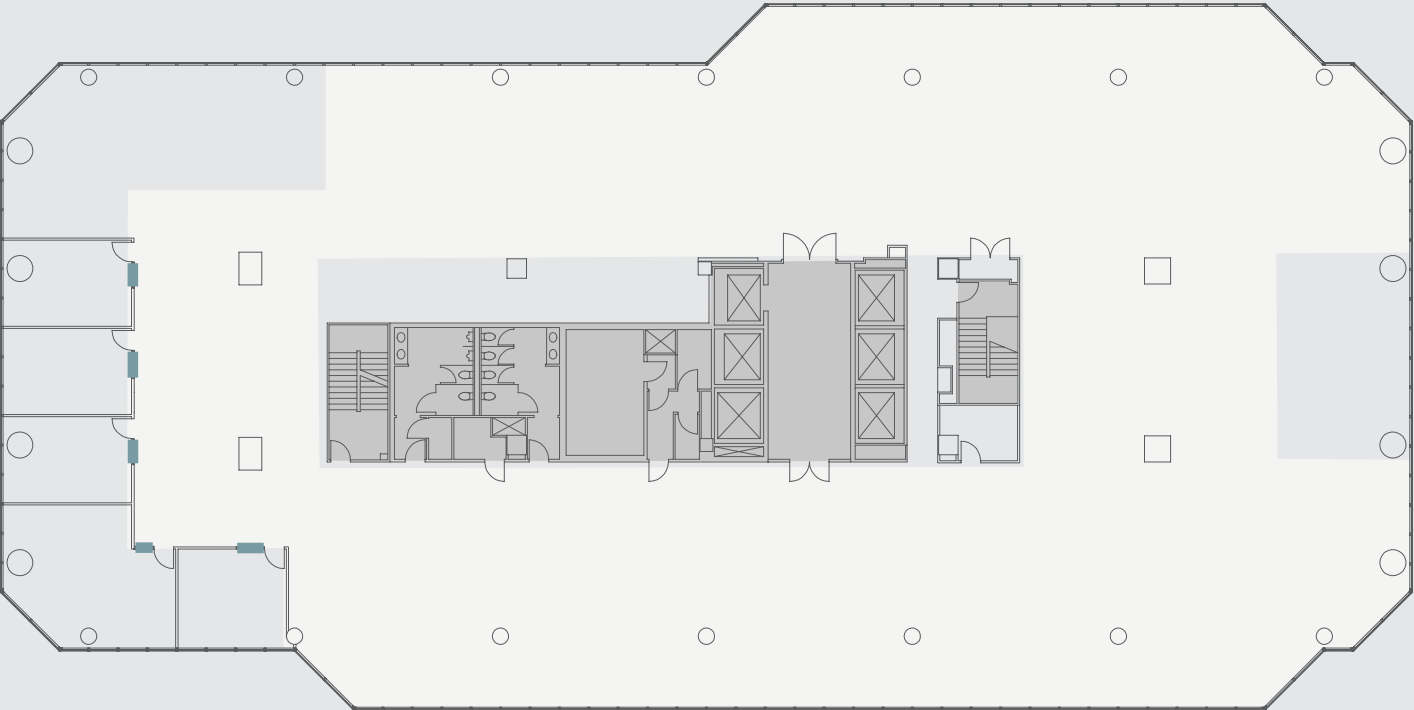
10th Floor: 21,494 SF



— GLASS  LIGHTS  OPEN CEILING



11th Floor: 21,494 SF



GLASS OPEN CEILING



We Create Places that *Bring People Together to Succeed*

More than 18 million people choose to live, work, shop, stay and play in Irvine Company's 129 million SF real estate portfolio. Decades of thoughtful planning and stewardship ensure we deliver exceptional placemaking and customer experiences — all backed by our commitment to long-term ownership and industry-leading financial stability.

Industry-leading Financial Stability

Our unmatched capital resources ensure we uphold our standards of excellence, regardless of market conditions.

Future-Proof Flexibility

A range of lease options and our collaborative partnership support your growth.

Elevated Customer Care

Expert teams, fast response times and personalized service ensure worry-free workdays.

Ready for What's Next

From enabling hybrid solutions to supporting diverse work styles, we keep your business at the forefront of what's possible.

Activated to Attract & Engage Teams

Experience-driven amenities make your workplace an essential employee destination.

Sustainability By Design

We strive to lead and innovate for the preservation of environmental resources.





IRVINECOMPANYOFFICE.COM / 949.720.2550

MIKE HODGES
SENIOR DIRECTOR, LEASING
mhodes@irvinecompany.com
LIC. 1027655
949.720.2230

MORGAN ADAMS
MANAGER, LEASING
moadams@irvinecompany.com
LIC. 02067419
949.720.5846



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