

OPEN



Located in the heart of **SoBeCa**

This space offers a one-of-a-kind opportunity for businesses looking for a creative and innovative space to work in. With high barrel vaulted ceilings, skylights, and an open layout, this space is perfect for those looking for a creative canvas.

The Plant offers a rare opportunity to lease entire buildings in the SoBeCa District.

We look forward to welcoming you to our vibrant neighborhood of creators, innovators, artists, restaurateurs and shop owners.



SOBECA: SOUTH ON BRISTOL ENTERTAINMENT, CULTURE & ARTS



The PLANT sits on the prominent corner of Baker St and Century Pl at the entry to the SoBeCa District. Coffee shops, restaurants, and neighborhood shops are within easy walking distance.

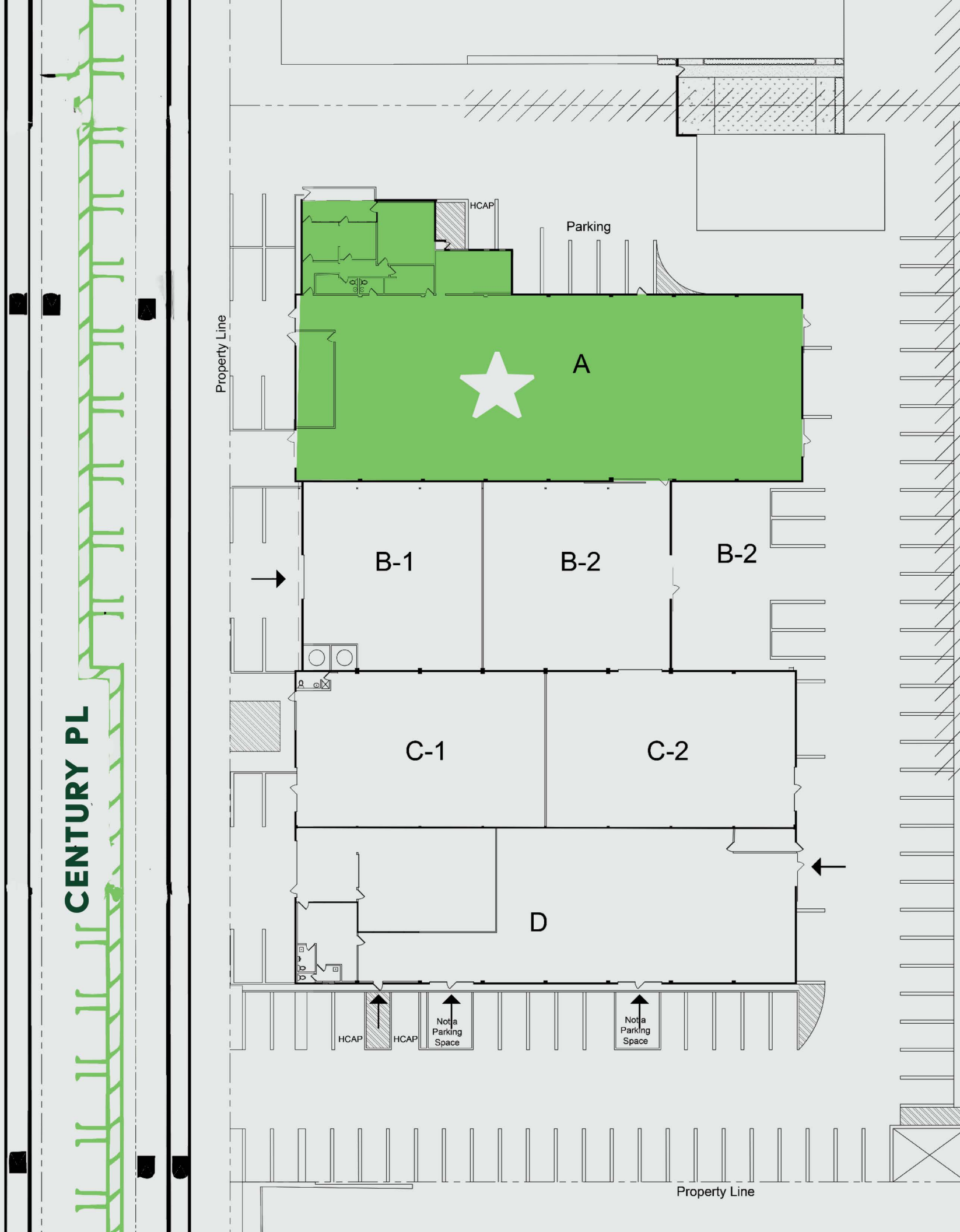


SITE PLAN

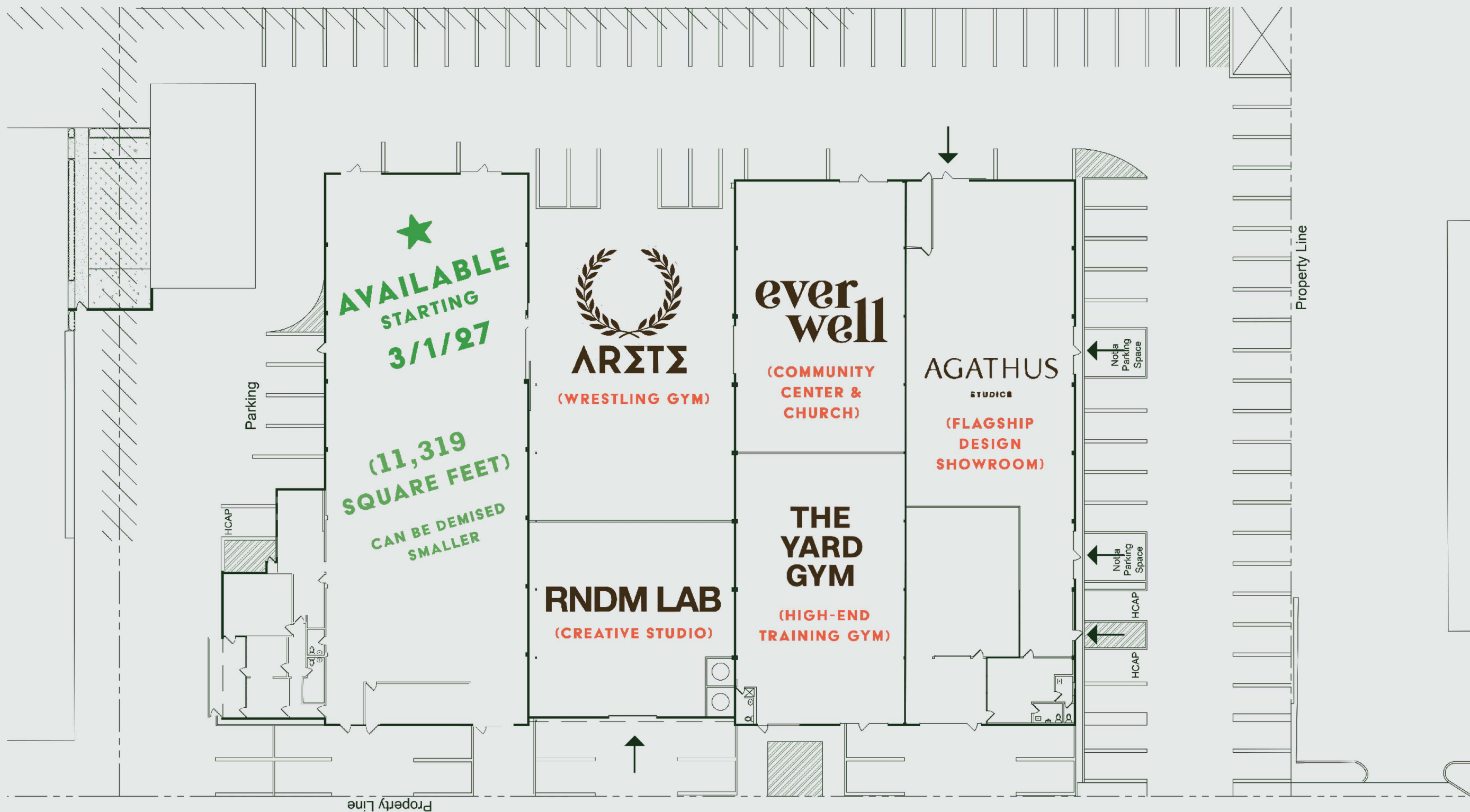
- One, **11,319 sf** vacancy
- Can be demised into custom configurations
- Zoned Industrial (MG)

PARKING PLANNED

The planned 2027 city initiative is on track to add 25 additional parking spaces to Century Pl.







CENTURY PL



SOBECA

AN ACRONYM FOR SOUTH ON BRISTOL -
ENTERTAINMENT, CULTURE & ARTS

The SoBeCa District is the only progressive,
lifestyle-culture, specialty retail destination
of its kind in Orange County.

The neighborhood is anchored by internationally
recognized retail projects including The LAB and
CAMP. Tenants include a mix of renowned local and
regional groups, many of which are award winning
in their respective offerings.

RANDOLPH



BAKER ST / CENTURY PL



THE LAB

THE CAMP

CAMPOUT

ANAHEIM PACKING HOUSE

FARMERS PARK

MAKE BUILDING

PACKARD BUILDING

SOLO BUILDING

SOBECA DISTRICT

BIRDHOUSE

CASINO SAN CLEMENTE

SOUTH SIDE SOCIAL

DNA

MARCOS

AND MORE



Over 30 years ago, LAB Holding began its journey to combat retail monotony. In the midst of Orange County's suburbia and perfectly planted palms, they envisioned a place of gathering for likeminded tribes, rooted in community and offering experiences not found in every mall on every corner.

The "LAB" stands for Little American Business, and each project champions localization, customization, and personalization while supporting independent voices. Guided by its mission, LAB Holding weaves community, culture, commerce, and consciousness into real estate innovation and place making.





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