

FOR LEASE

1,418 - 3,833 SF

UNIVERSITY PLAZA

680 LANGSDORF DR., FULLERTON CA 92831
IMMEDIATELY OFF 57 FWY AT NUTWOOD AVENUE



Investment Concepts, Inc.



1667 E. Lincoln Avenue
Orange, CA 92865



(714) 453- 9194



Denisse Sandoval

DenisseS@icicorporate.com

FOR LEASE

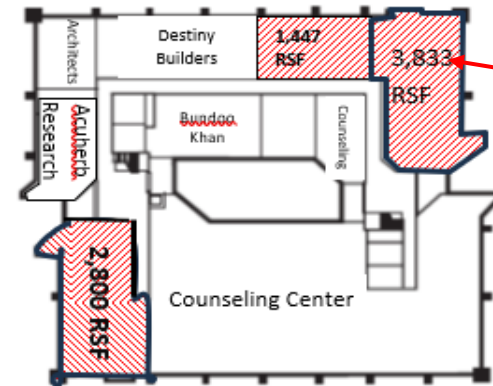
SITE PLAN

UNIVERSITY PLAZA

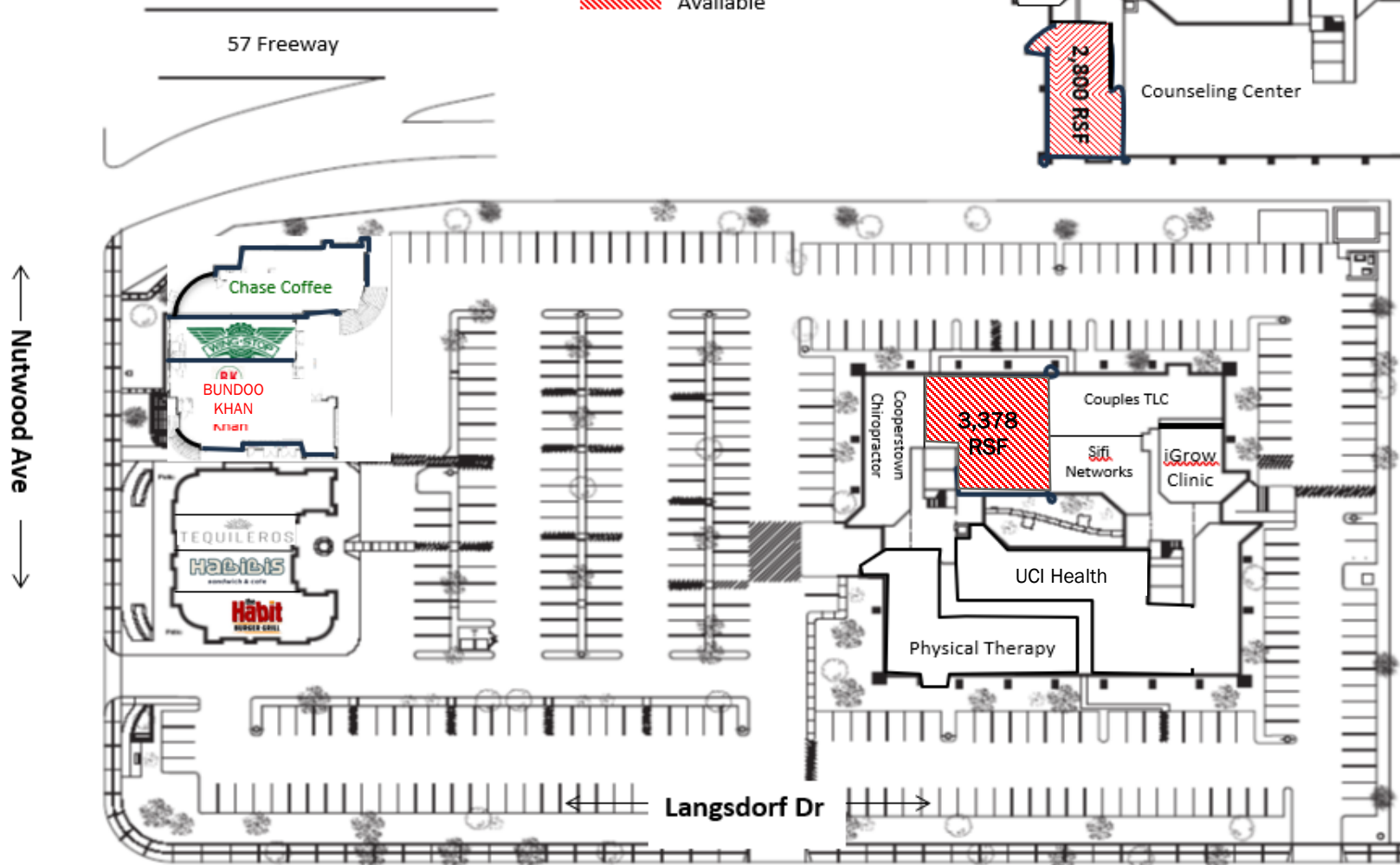
2720 – 2736 NUTWOOD AVE., FULLERTON CA 92831
IMMEDIATELY OFF 57 FWY AT NUTWOOD AVE.

University Plaza

680 Langsdorf Dr.
2720-2736 Nutwood Ave.
Fullerton, CA. 92831



AVAILABLE
11/01/2026



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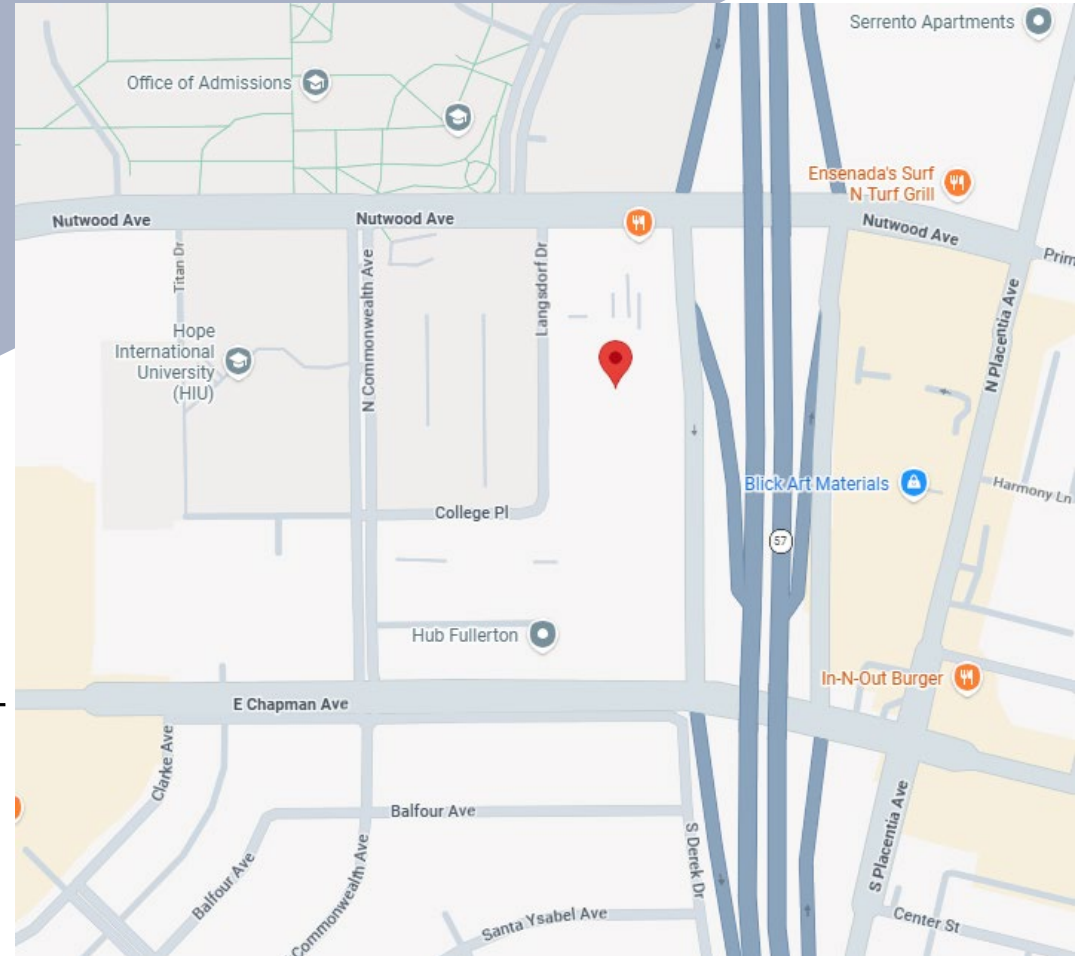
DEMOGRAPHICS & MARKET DATA

UNIVERSITY PLAZA

680 LANGSDORF DR., FULLERTON CA 92831
IMMEDIATELY OFF 57 FWY AT NUTWOOD AVENUE

\$2.25 - \$2.50 PSF/MO

- TWO STORY OFFICE BUILDING
- IMMEDIATELY OFF THE 57 FWY A NUTWOOD
- ACROSS FROM CAL STATE FULLERTON & MARRIOTT
- ON-SITE FOOD COURT
- ONE ELEVATOR, TWO STAIRWAYS
- MONUMENT SIGNAGE FOR OFFICE TENANTS
- MONITORED FREE SURFACE PARKING
- INTERIOR AND EXTERIOR SECURITY CAMERAS
- 24/7 BUILDING ACCESS TO TENANTS VIA KEY CARD
- GARDEN STYLE ATRIUM



Demographics >>

	1 mile	3 miles
Population	29,539	189,430
Households	9,598	61,337
Median Age	32.70	37.60
Median HH Income	78,570	95,717

FOR LEASE

UNIVERSITY PLAZA

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AERIAL PHOTO



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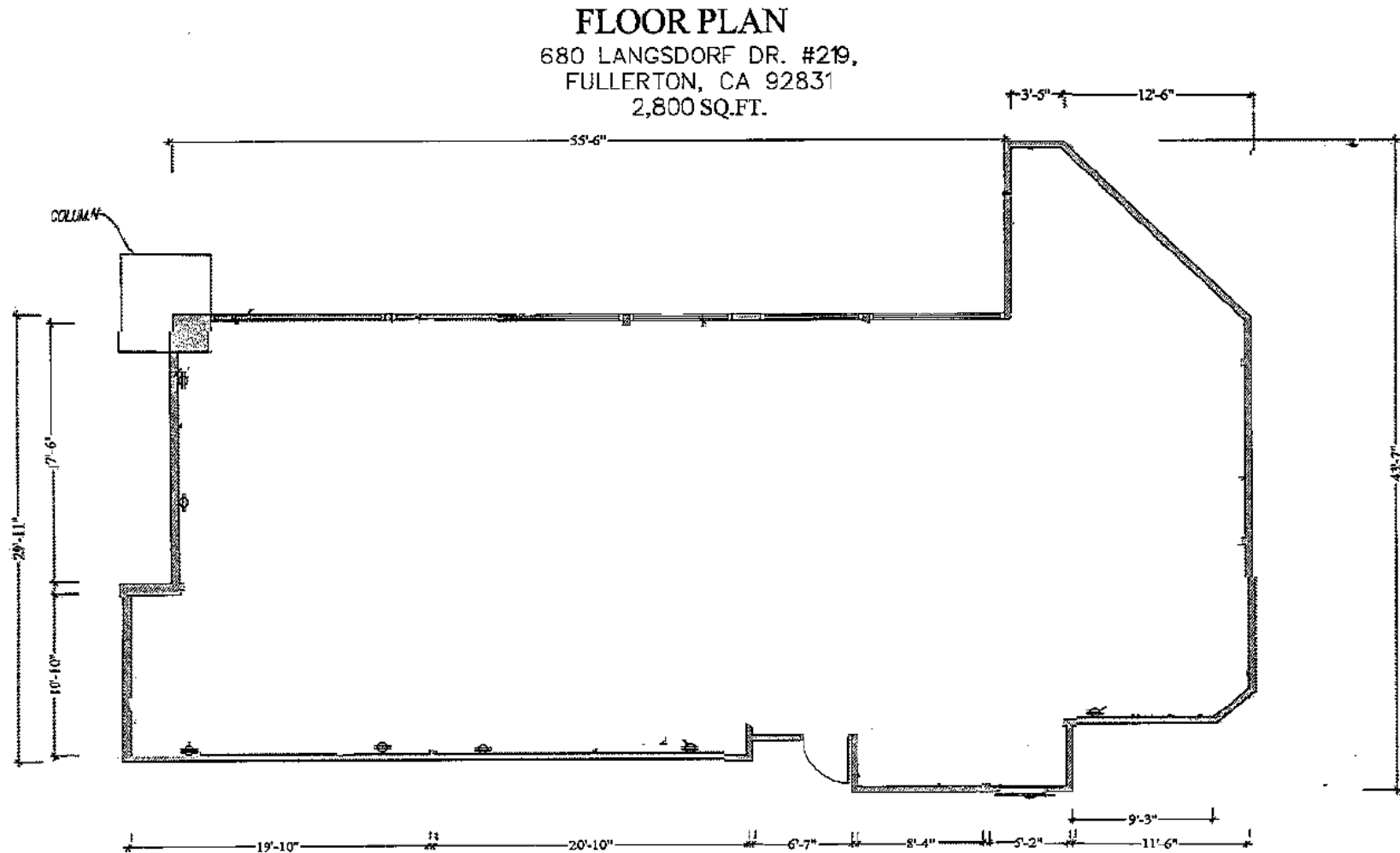
DenisseS@icicorporate.com

FOR LEASE

#219 - 2,800 RSF

UNIVERSITY PLAZA

680 LANGSDORF DR., FULLERTON CA 92831
IMMEDIATELY OFF 57 FWY AT NUTWOOD AVENUE



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1667 E. Lincoln Avenue
Orange, CA 92865



(714) 453 - 9194



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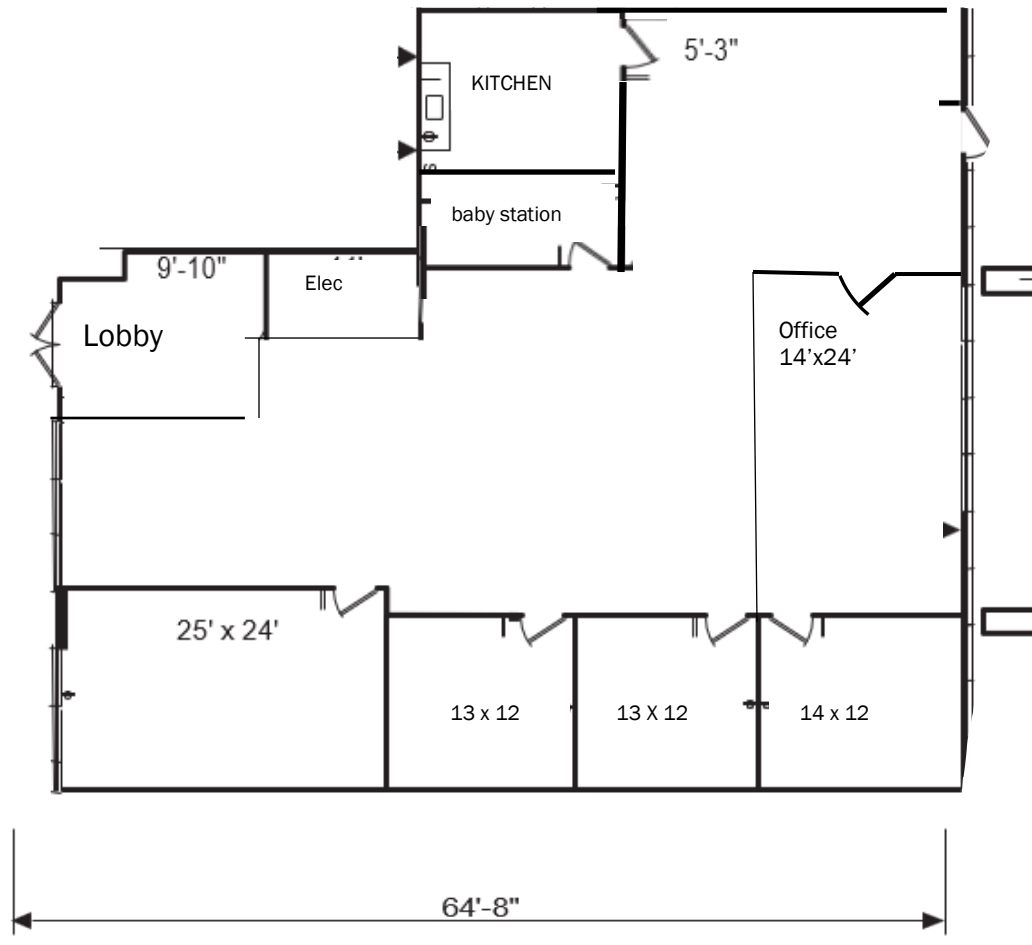
DenisseS@icicorporate.com

FOR LEASE

#102 -3,378 RSF

UNIVERSITY PLAZA

680 LANGSDORF DR., FULLERTON CA 92831
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Investment Concepts, Inc.



1667 E. Lincoln Avenue
Orange, CA 92865



(714) 453 - 9194



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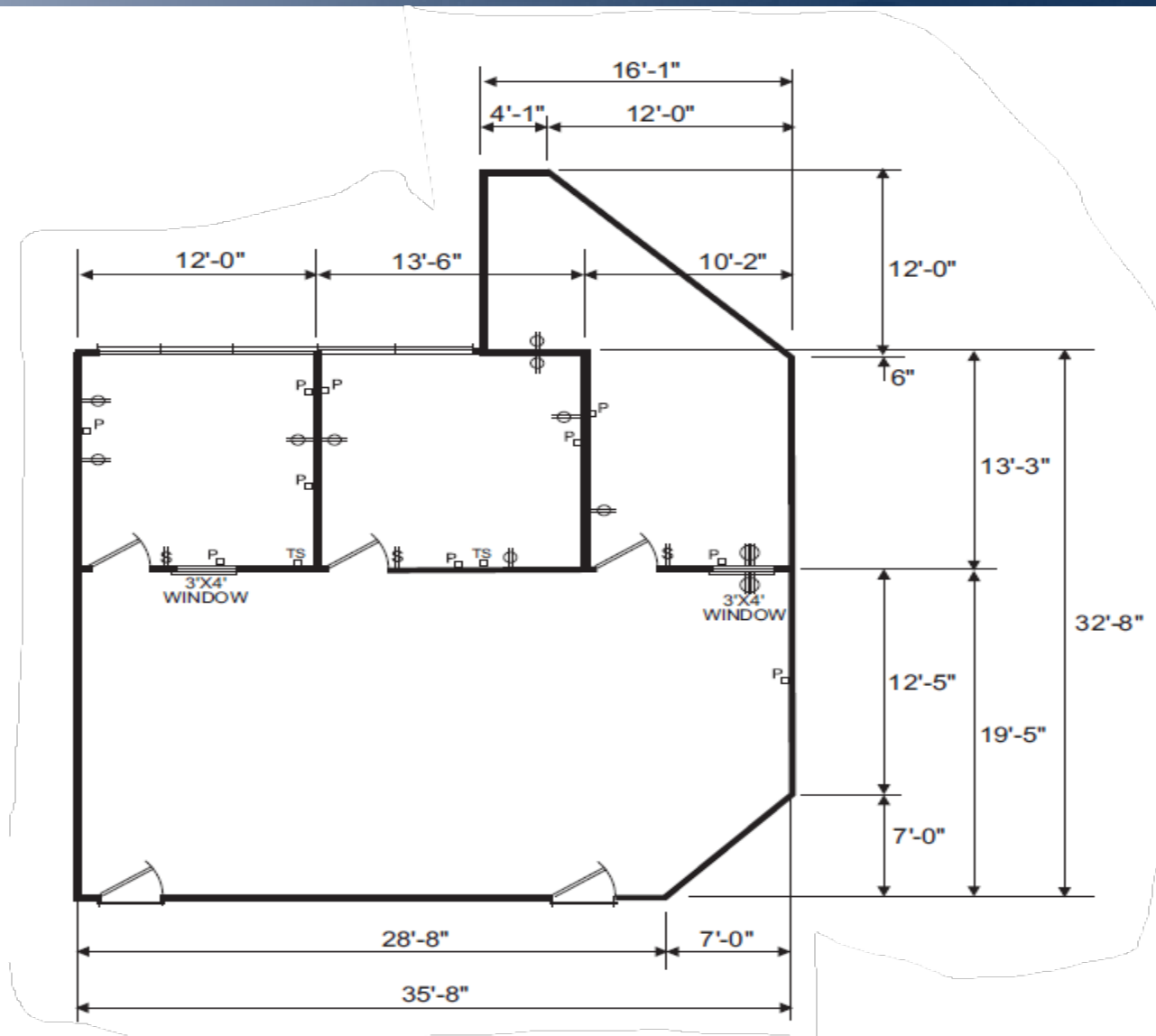
DenisseS@icicorporate.com

FOR LEASE

#208 - 1,418 RSF

UNIVERSITY PLAZA

680 LANGSDORF DR., FULLERTON CA 92831
IMMEDIATELY OFF 57 FWY AT NUTWOOD AVENUE



Investment Concepts, Inc.



1667 E. Lincoln Avenue
Orange, CA 92865



(714) 453 - 9194

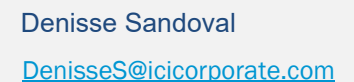
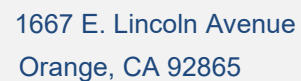
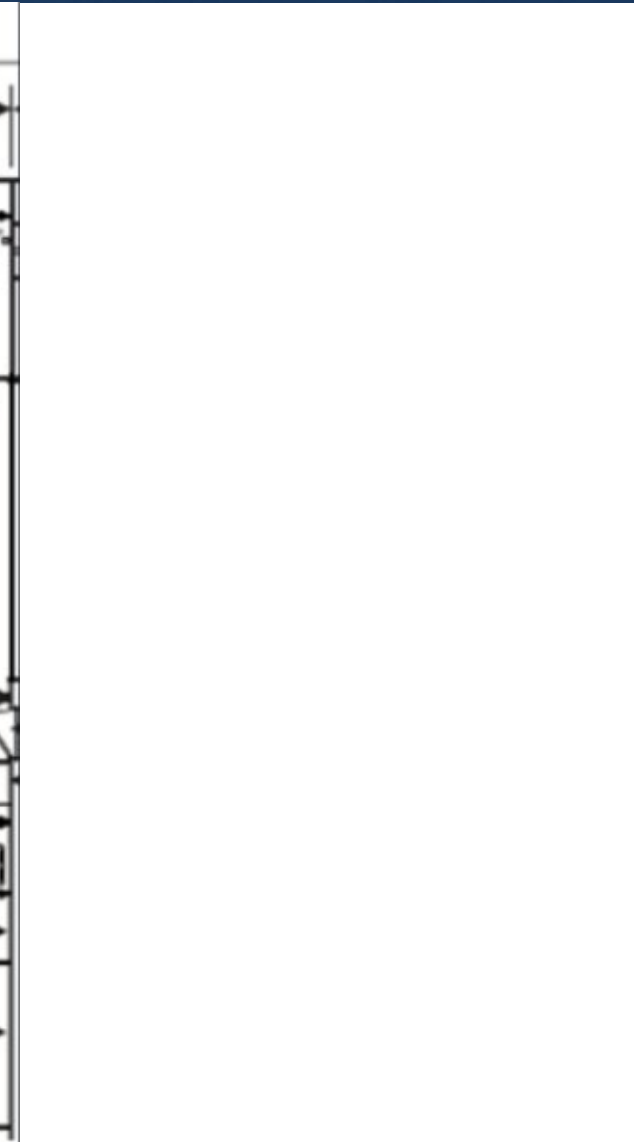


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UNIVERSITY PLAZA

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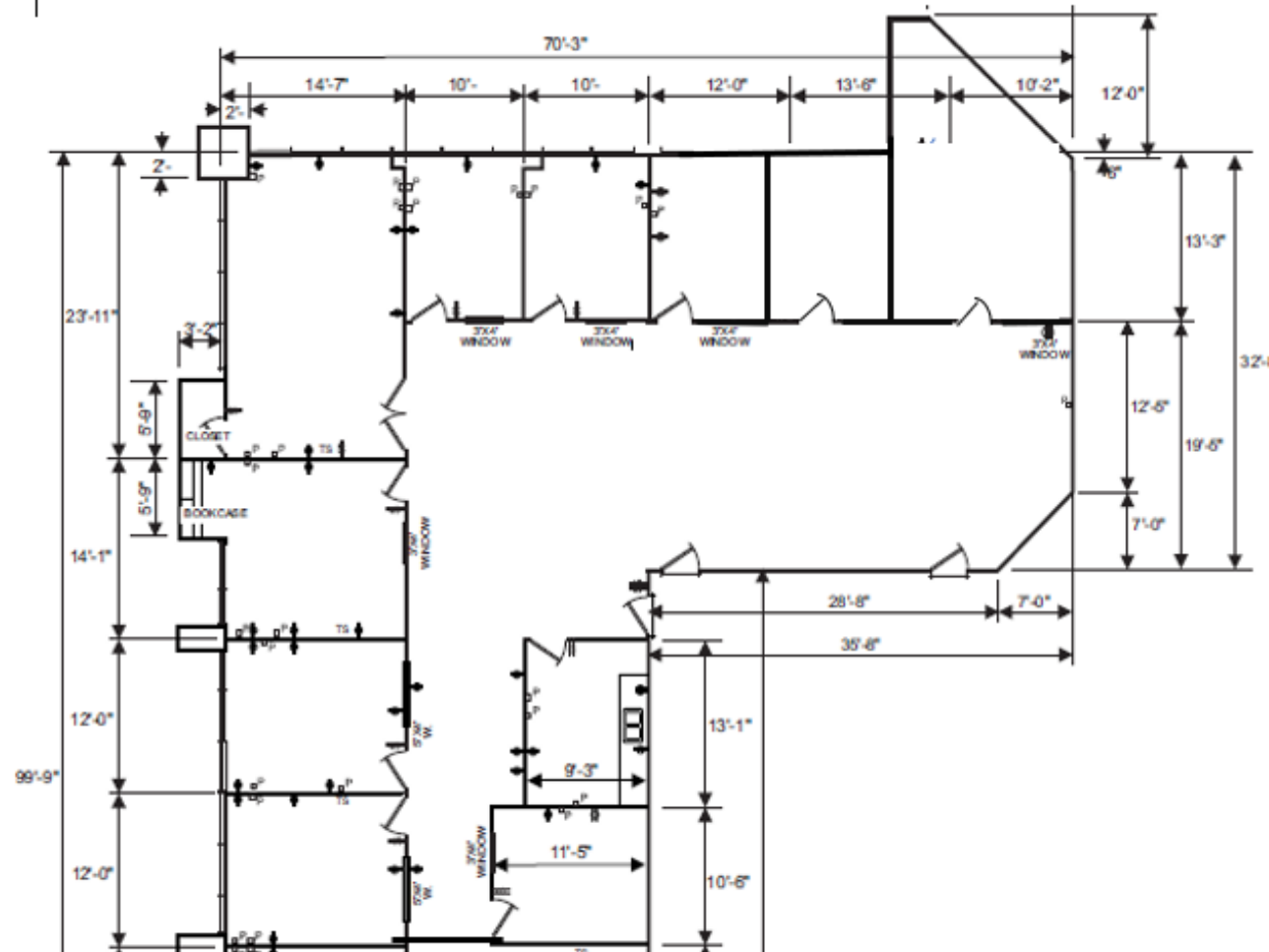


FOR LEASE

SUITE 207-208 3,422 RSF

UNIVERSITY PLAZA

680 LANGSDORF DR., FULLERTON CA 92831
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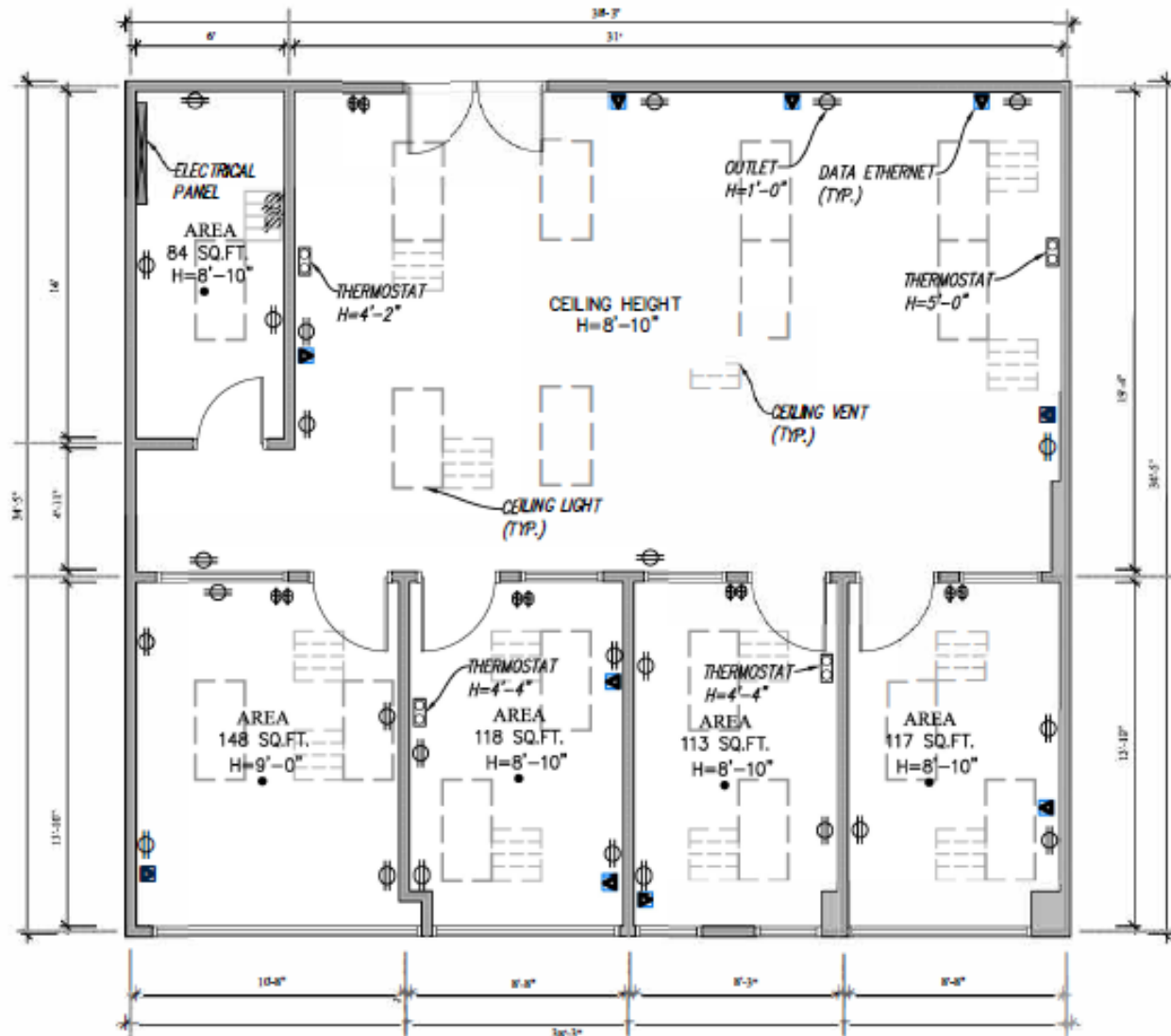
DenisseS@icirporate.com

FOR LEASE

#205 -1,447 RSF

UNIVERSITY PLAZA

680 LANGSDORF DR., FULLERTON CA 92831
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Investment Concepts, Inc.



1667 E. Lincoln Avenue
Orange, CA 92865



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