



# 3525

Hyland Ave. Suite 260 Costa Mesa, CA

**OFFICE CONDO** For Sale/Lease

**NAI Capital**  
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE





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**Hyland Ave. Suite 260**  
Costa Mesa, CA

## Property Description

This beautifully upgraded and highly professional 1,918 SF office condo located in Hyland Plaza is now available For Sale/Lease. This well-designed and efficient layout offers a reception/lobby area, three private offices, a conference room, break room, work room, and central open space for additional cubicles or other creative business use. This is a prime small business opportunity! Optimally located in Costa Mesa's most desirable submarket and within walking distance to South Coast Collection (SOCO), central Orange County's shopping destination. It is centrally located and is less than two miles from South Coast Plaza and John Wayne Airport. Nearby, you will find several amenities including numerous restaurants, hotels, and retail centers.

For more information:

**John Manion**

Executive Vice President  
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949.207.6424  
Cal DRE License #01247695



*Within Walking  
Distance of SoCo  
the Mix*



*Convenient Access  
to the 405, 55, and  
73 Highways*



*Surface Free*



*Three Private  
Offices*



*Exposed Drop  
Ceilings*

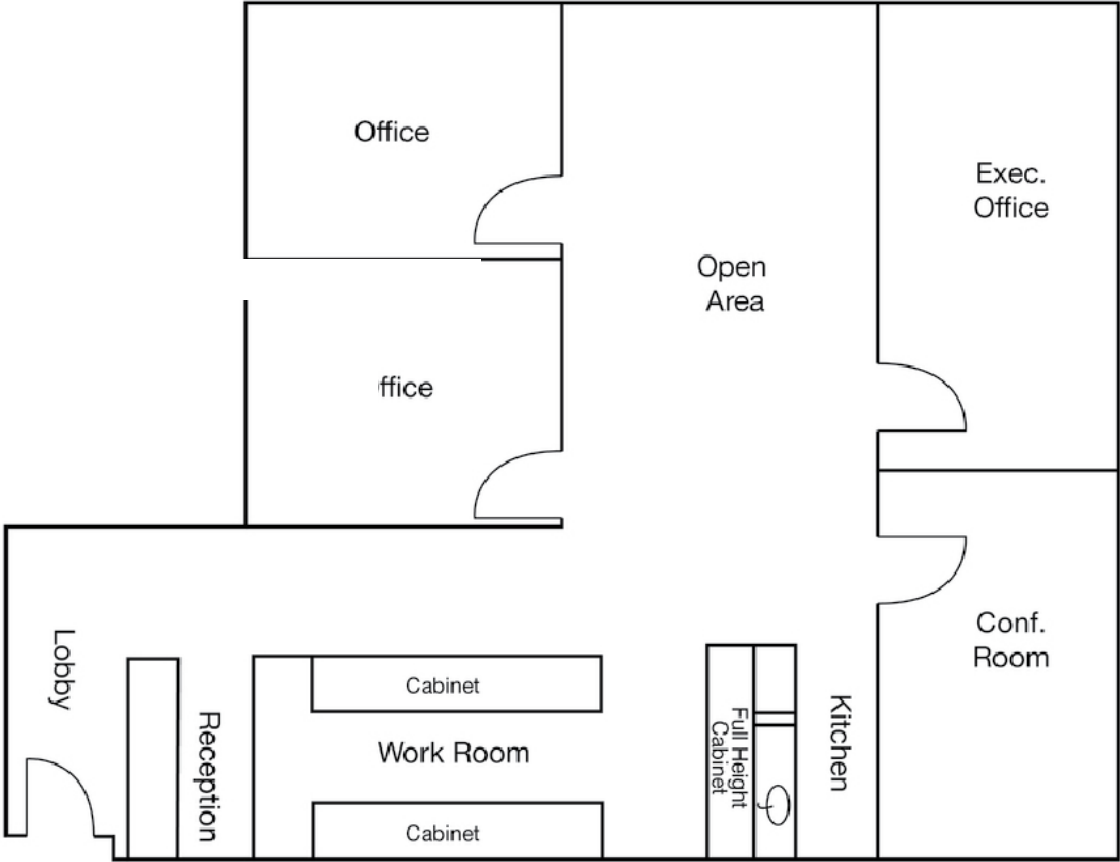




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