



CENTERVIEW

FACT SHEET

centerviewirvine.com

1920 & 2010 Main Street Irvine, CA 92614



jayc@oppre.com | +1 949 721 6981

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managed by





CENTERVIEW CONSISTS OF TWO 12-STORY, AWARD WINNING CLASS A OFFICE BUILDINGS TOTALING APPROXIMATELY 600,000 SQUARE FEET, AN ADJACENT SIX-LEVEL PARKING STRUCTURE WITH 1,934 PARKING STALLS, AND ELEVEN RESTAURANTS LOCATED IN THE HEART OF THE ORANGE COUNTY AIRPORT AREA SUBMARKET IN IRVINE, CALIFORNIA.

- Year Built: 1987-1988
- Developer: The Koll Company
- Architect: Langdon, Wilson, Mumper Architects
- Acres: 8.4 AC
- Dedicated six level parking structure providing 4.1/1,000 parking ratio
 - Covered walkways to the building
 - Direct entry off Main Street
 - LEED Platinum and Energy Star rated

- Part of The Irvine Concourse, a ~3.0 million SF, 48 acre association
 - Centerview is the largest participant with 20.6% interest
- Full Floors: ~25,500 rsf, multi tenant / full floor loss factors are 17.35%/11.2%
- Ceiling Heights:
 - Floor 1 and 12: 11' 0"
 - Floors 2 - 11: 9' 0"
- Slab to Slab Heights:
 - Floor 1: ~14' 6"
 - Floors 2 - 11: 13' 4"
 - Floor 12: ~16' 0"

- Mullion Spacing: 3'4"
- Column Spacing: Typically 23.5'
- Bay Depths: Typically 38' - 40'
- Bay Size: Typically 1,075 rsf
- On-site dining options provided by Ambrosia Café, El Torito Grill, Food Trucks, MJ's Café, Oliver Café and Lounge, O-live Tree Mediterranean Cuisine, Peet's Coffee & Tea, Porch & Swing, Specialty's Café & Bakery, Starbucks at Embassy Suites, The Copper Chef Kitchen & Bar, Vibrante SoCal Kitchen & Bar and weekly Farmers' Market.



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