




Now Open



buenas
CAFE Y MAS

serving coffee
& grab-n-go food



LPCWEST
LINCOLN PROPERTY COMPANY

CBRE



Culture Yard, located at 150 Paularino Avenue, is a one-of-a-kind creative office campus situated in the heart of Costa Mesa with immediate access to the 55 & 405 Freeways and John Wayne International Airport. The campus is comprised of four buildings, which surround a thoughtfully designed central amenity courtyard, while offering highly efficient floorplates, dramatic wood truss ceilings, operable garage doors that provide access to exclusive outdoor patio space, and lots of amenities on-site and adjacent. On-site event, meetings and conference spaces operated by FLDWRK.



**ON-SITE EVENT/
CONFERENCE SPACE**



4 BUILDINGS



**ON-SITE ARTISAN
COFFEE SHOP**



**EASY ACCESS
SURFACE PARKING**

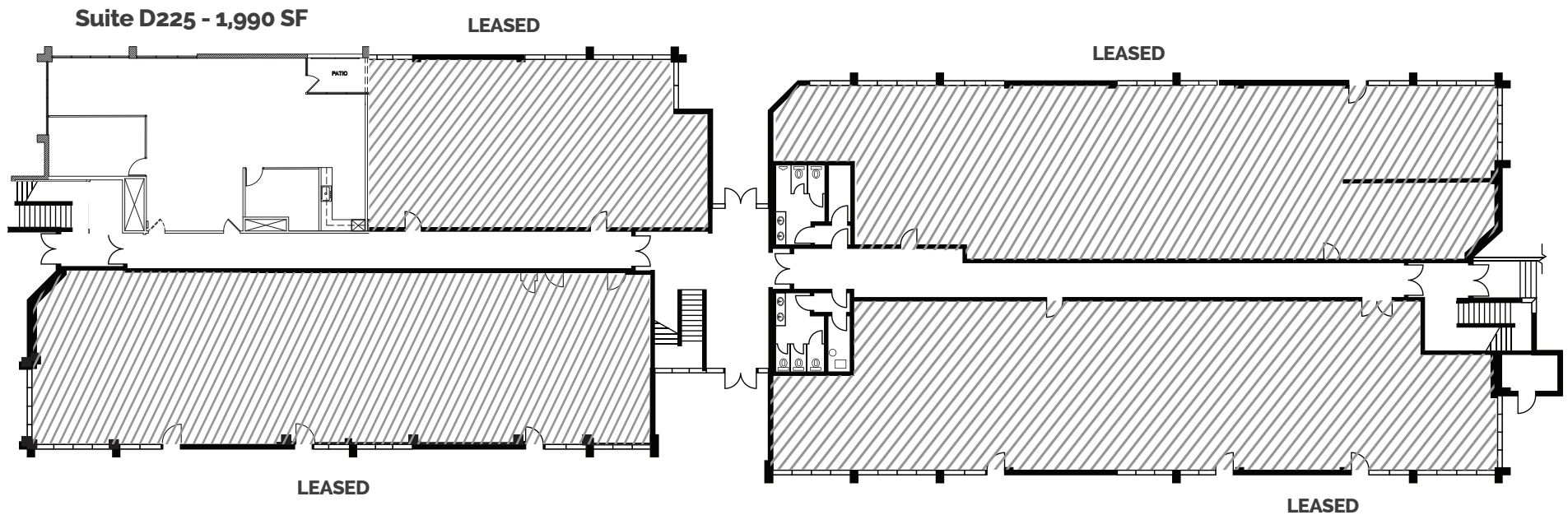


www.culture-yard.com

FLOOR PLANS

BUILDING D SECOND FLOOR

Courtyard

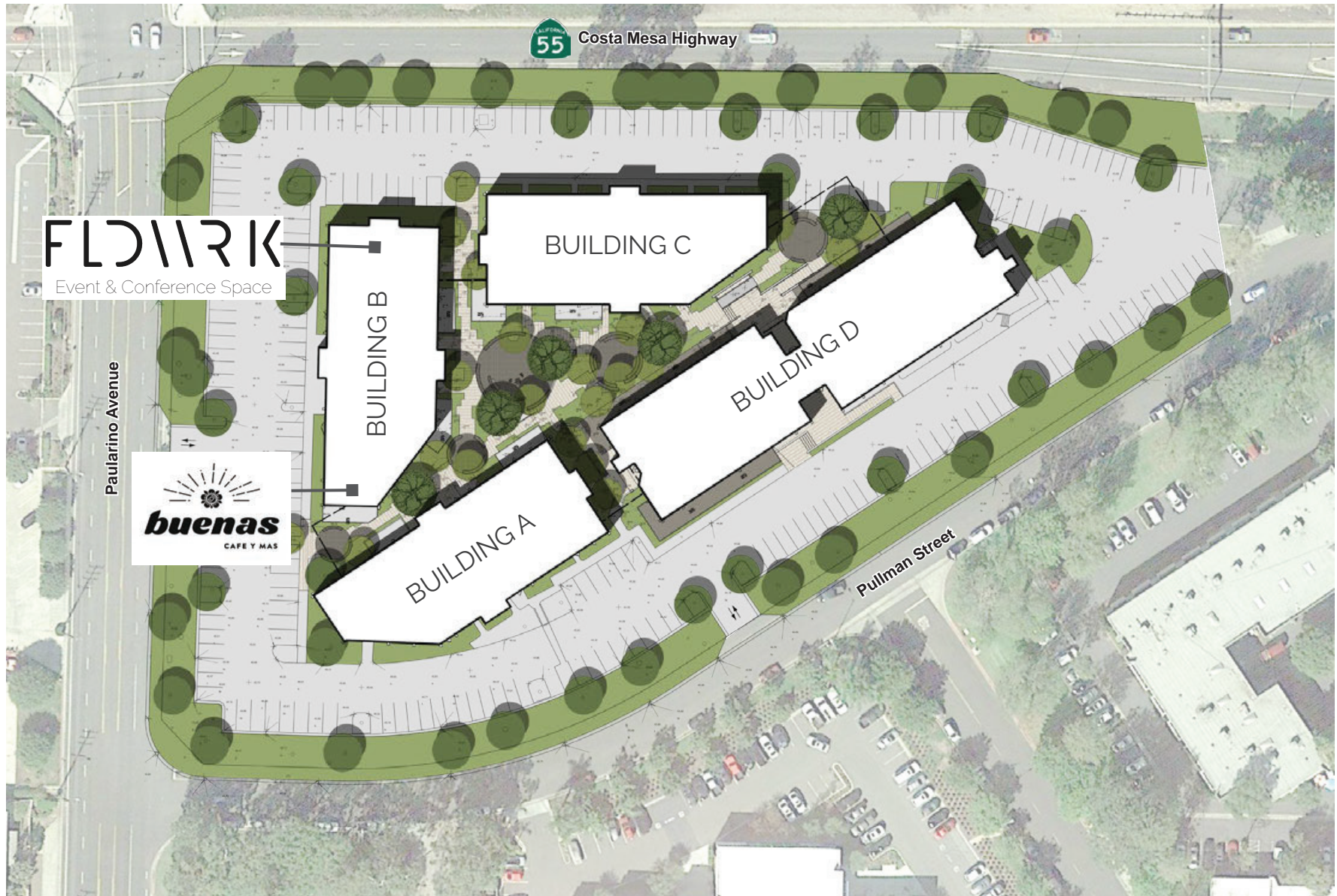


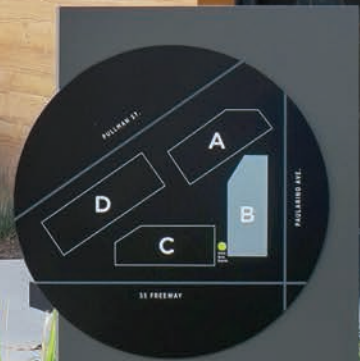
Parking

AVAILABILITIES

Suite D225 - 1,990 SF
(Move-In Ready, Creative Spec Suite)

SITE PLAN





culture
YARD







Orange County's Premier
Work / Life Office Campus



AMENITIES

Costa Mesa has become the epicenter of modern gathering for shopping, eating and drinking. Culture Yard is centrally located to Orange County's finest amenities plus offers a wide array of on-site amenities, including a barista inspired coffee café - Buenas Café y Mas. Additional on-site amenities include:

- » Outdoor living room featuring music and seating areas
- » Outdoor workspaces
- » Ping pong and bocce ball
- » Roll-up garage doors
- » Private balconies and patios





Soco MiX

Shops
AT COSTCO PLAZA

SOUTHCOAST
- MARKETPLACE -

SOUTH
COAST
PLAZA

Metro Pointe
AT SOUTH COAST

THE DISTRICT
AT TUSTIN LEGACY

DIAMOND DJ JAMBOREE

TRADE
FOOD HALL

Costa Mesa Square

THE TRIANGLE
restaurants & entertainment

C | P

THE LAB
HOME ART MALL

FASHION ISLAND
NEWPORT BEACH, CALIFORNIA

University Center

PARK PLACE

IRVINE SPECTRUM CENTER

Santa Ana
WARNER AVE

Tustin

Irvine

Costa Mesa

Newport Beach

Huntington Beach

Pacific Ocean



MACARTHUR BLVD

TUSTIN AVE

JAMBOREE RD

MAIN ST

BARRANCA PKWY

IRVINE CENTER DR

BARRANCA PKWY

SAND CANYON AVE

CULVER DR

RED HILL AVE

W MACARTHUR BLVD

ADAMS AVE

HARBOR BLVD

PAULARINO



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