

CERRITOS TOWNE CENTER



12610 & 17871 PARK PLAZA DR
17785 & 12750 CENTER COURT DR
12898 TOWNE CENTER AVE

CBRE

PROPERTY OVERVIEW

The Cerritos Towne Center is a 125 acre master-planned business park that includes exciting stores, restaurants, movie theatres, and the Cerritos Center for the Performing Arts with conference facilities. The Sheraton Hotel is on-site with conference facilities, restaurants and catering, as well as airport shuttles. The campus environment is highlighted by lush landscaping, central cascading water fountains, pedestrian walkways, and fifty-foot greenbelts interspersed with meandering waterways.

The project is strategically located midway between the Los Angeles and Orange County business centers directly fronting the Artesia/Riverside (91) Freeway with on and off ramps on site, plus six ingress points to site. The property is also served by the Riverside (91) Santa Ana (5) and the San Gabriel River (605) Freeways. LAX, John Wayne Airport and Ontario Airport are within 30 minutes of the project.

In 2012, this building was awarded LEED certification by the U.S. Green Building Council and awarded an Energy Star label in 2012 for its operating efficiency.

HIGHLIGHTS

- On-site property management
- Efficient and flexible floor plans with excellent potential for growth
- Rich, granite exteriors and lobby areas
- Abundant surface parking; 4:1,000 RSF
- On-site security

NOW OPEN! BUILDING CONFERENCE & TRAINING CENTER

Large training room, fully furnished for boardroom or classroom style seating, including audio visual system, flat screen TV's, WiFi, and catering island with fully equipped kitchen. Also includes a separate fully furnished traditional style board room and a pre/post function open area lounge with seating. Private access on ground floor for easy access.



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AVAILABILITY

12750 CENTER COURT DR

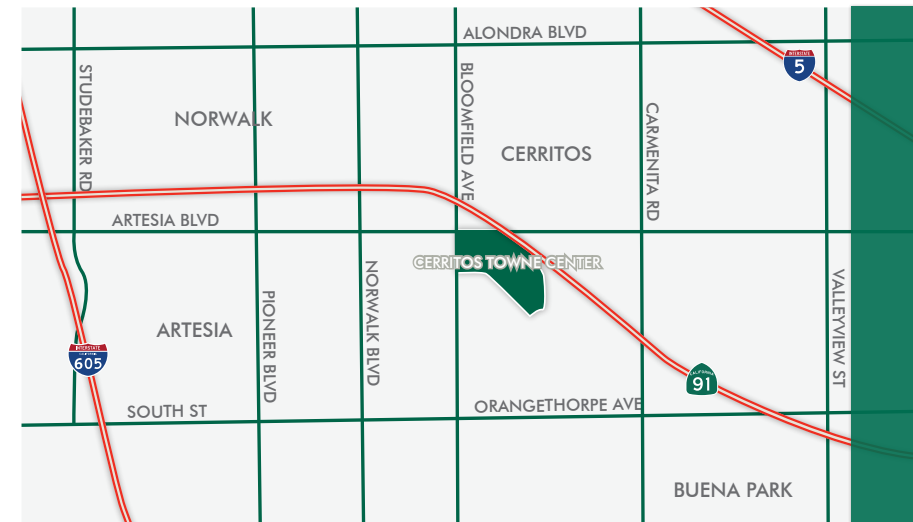
SUITE	SIZE	ASKING RATE	AVAILABLE
Suite 170	1,908 RSF	\$2.85 FSG	Immediate
Suite 220	2,213 RSF	\$2.85 FSG	Immediate
Suite 600	20,963 RSF	\$2.85 FSG	Immediate

17785 CENTER COURT DR

Suite 130	3,758 RSF	\$2.85 FSG	Existing Medical Improvements with Plumbing & Exam Rooms
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17871 PARK PLAZA DR

Suite 100	4,514 RSF	\$2.70 FSG	Immediate
Suite 150	6,901 RSF	\$2.70 FSG	Available 8/1/18. Call to show.
Suite 165	2,462 RSF	\$2.70 FSG	Immediate
Suite 100/165	6,976 RSF	\$2.70 FSG	Contiguous space.
Suite 250	8,468 RSF	\$2.70 FSG	Immediate - Divisible to 2,500 RSF



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BUILDINGS

- A. 12610 Park Plaza Drive
- B. 17871 Park Plaza Drive
- C. 17785 Center Court Drive
- D. 12750 Center Court Drive
- E. 12898 Towne Center Drive

LOCAL AMENITIES

- 1. City Hall and Library
- 2. Chipotle
- 3. Rubio's
- 4. Performing Arts Center
- 5. Wal-Mart
- 6. TGI Fridays
- 7. Sheraton Hotel
- 8. Mimi's Cafe
- 9. Edwards Theater
- 10. Wood Ranch BBQ & Grill
- 11. Macaroni Grill
- 12. Kohl's
- 13. Best Buy

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