

# 22471

**ASPAN**  
LAKE FOREST, CA

Fully Renovated Office Suites for Lease  
New Flooring, Lighting, Paint, and Ceiling Tiles



**Matt Wickstrom**

P: 949-597-0200

E: [matt@tappancorp.com](mailto:matt@tappancorp.com)

Tappan Corporation

22792 Centre Drive

Suite 250

Lake Forest, CA 92630

[www.TappanCorp.com](http://www.TappanCorp.com)



**FOR LEASE**

OFFICE SPACE WITH FLEXIBLE CONFIGURATIONS

# 22471 ASPAN

Lake Forest, CA

## Lease Rates:

- Check back for availability

## Features:

- Easy access to the 5, 405, and 133 freeways
- Located near the Lake Forest Gateway, Five Lagunas, Irvine Spectrum, and Baker Ranch
- Professional office building with professional management
- Convenient free surface parking with direct suite access
- New spec suites available



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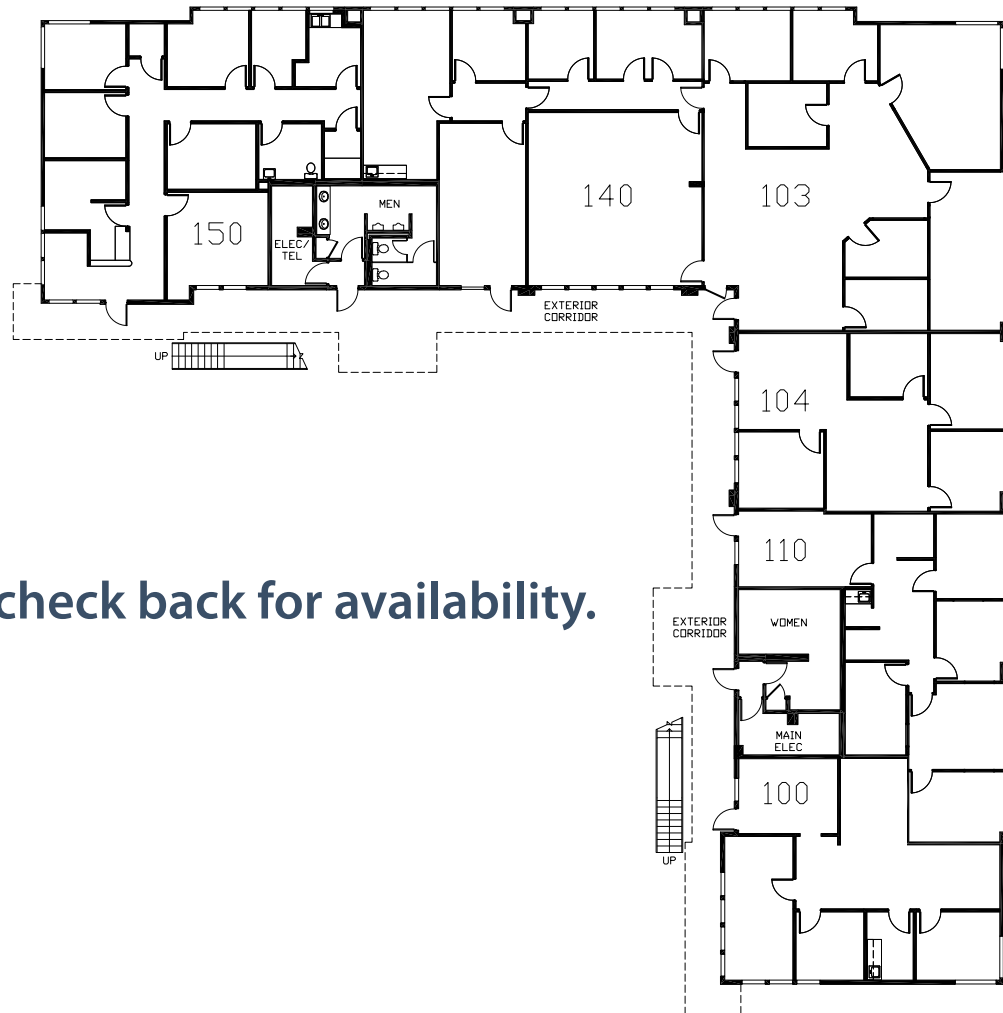
[www.TappanCorp.com](http://www.TappanCorp.com)

**FOR LEASE**

GROUND FLOOR - SUITES

# 22471 ASPAN COURT

Lake Forest, CA



**Please check back for availability.**



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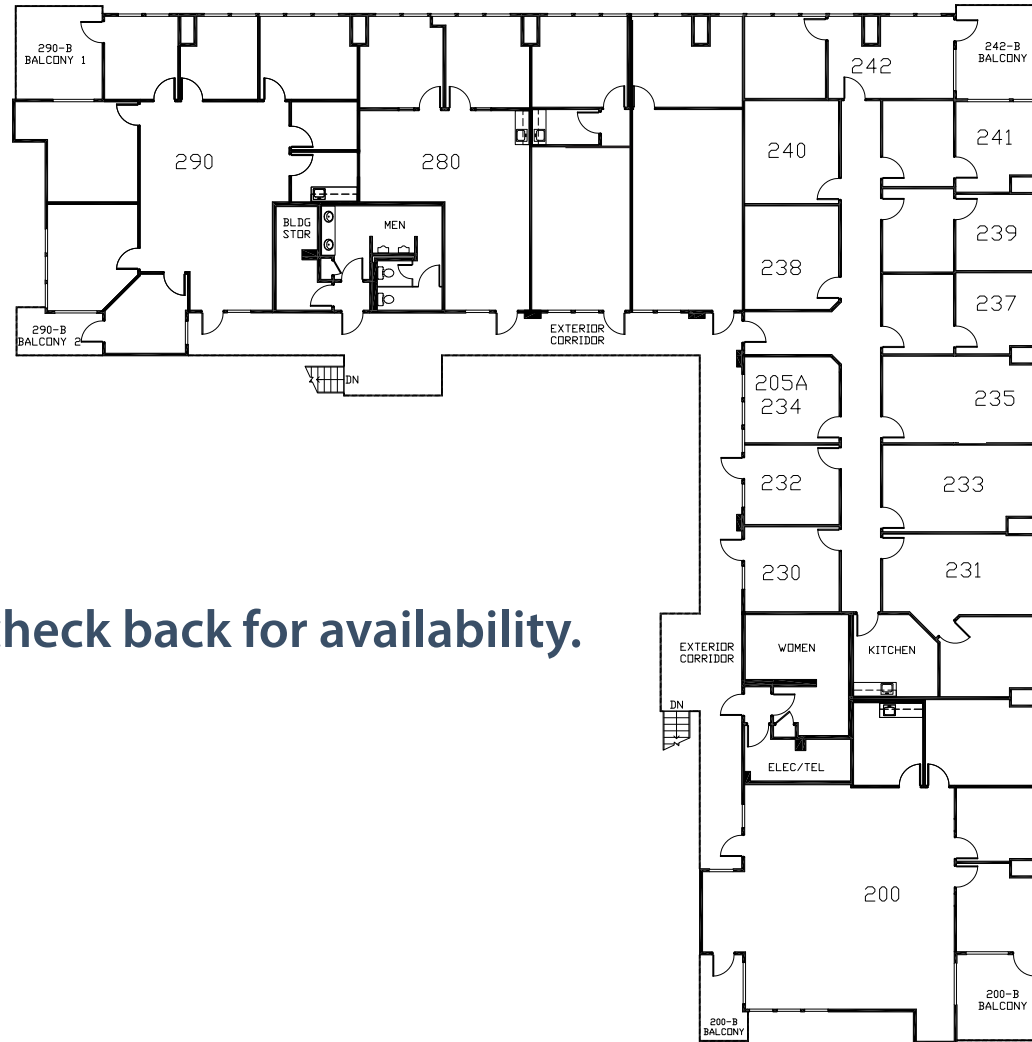
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**FOR LEASE**

SECOND FLOOR - SUITES

# 22471 ASPAN

Lake Forest, CA



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# DRIVE TIMES

**4 MINUTES TO:** 5 Freeway  
**6 MINUTES TO:** Irvine Spectrum  
**9 MINUTES TO:** 241 Toll Road

**9 MINUTES TO:** The Great Park  
**18 MINUTES TO:** John Wayne Airport  
**20 MINUTES TO:** Laguna Beach



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