



Now Open



serving coffee
& grab-n-go food

Lincoln

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**

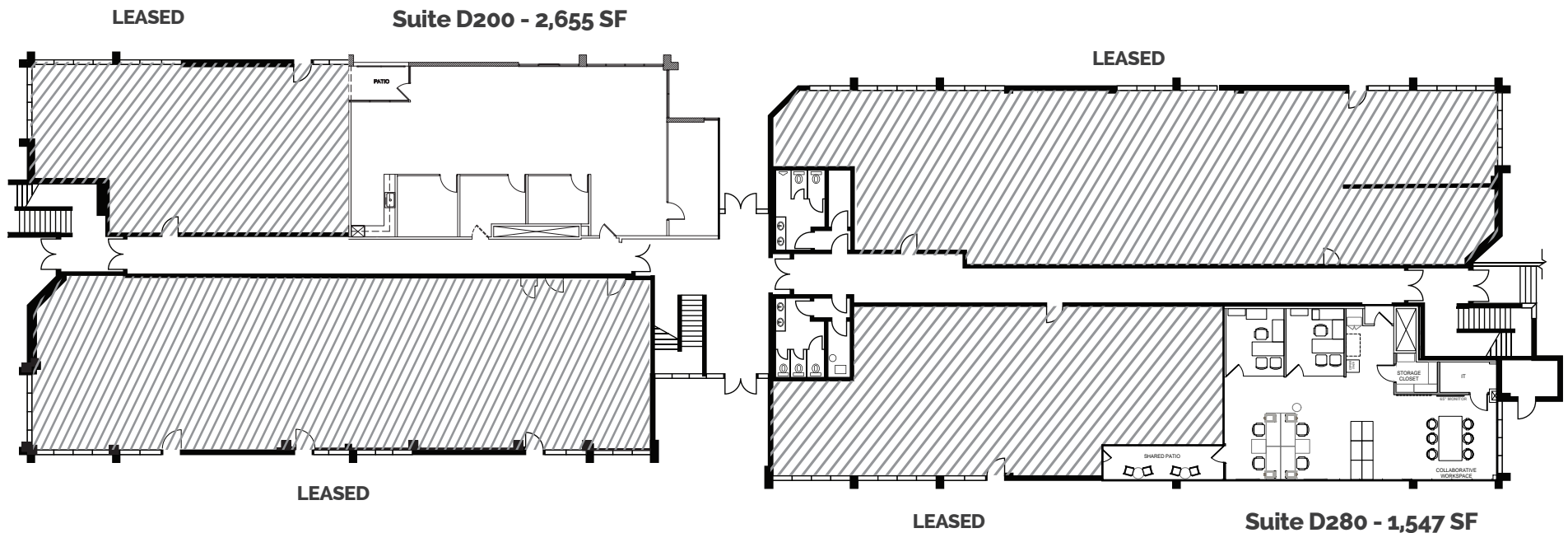


www.culture-yard.com

FLOOR PLANS

BUILDING D SECOND FLOOR

Courtyard



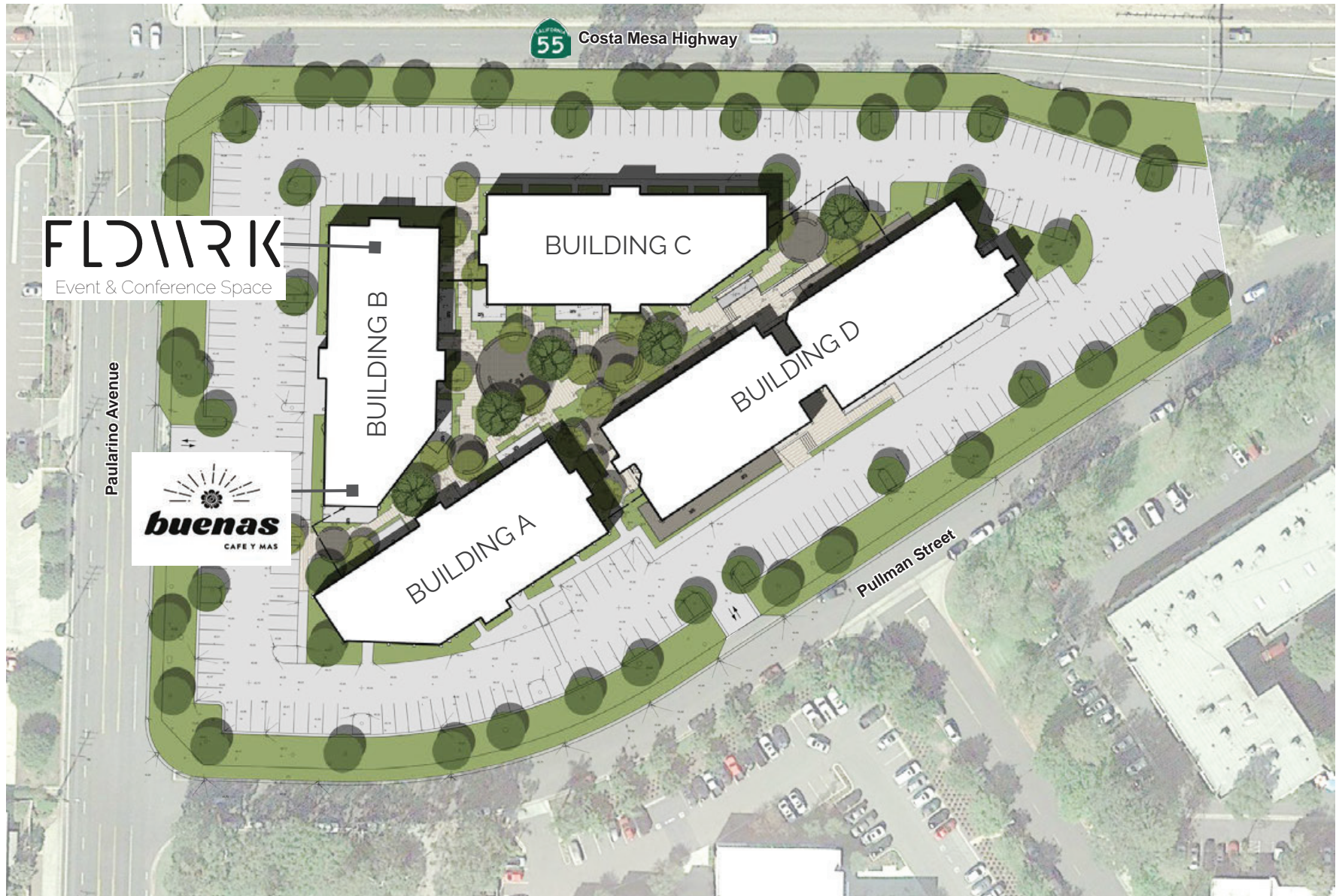
Parking

AVAILABILITIES

Suite D200 - 2,655 SF
(Move-In Ready, Creative Spec Suite)

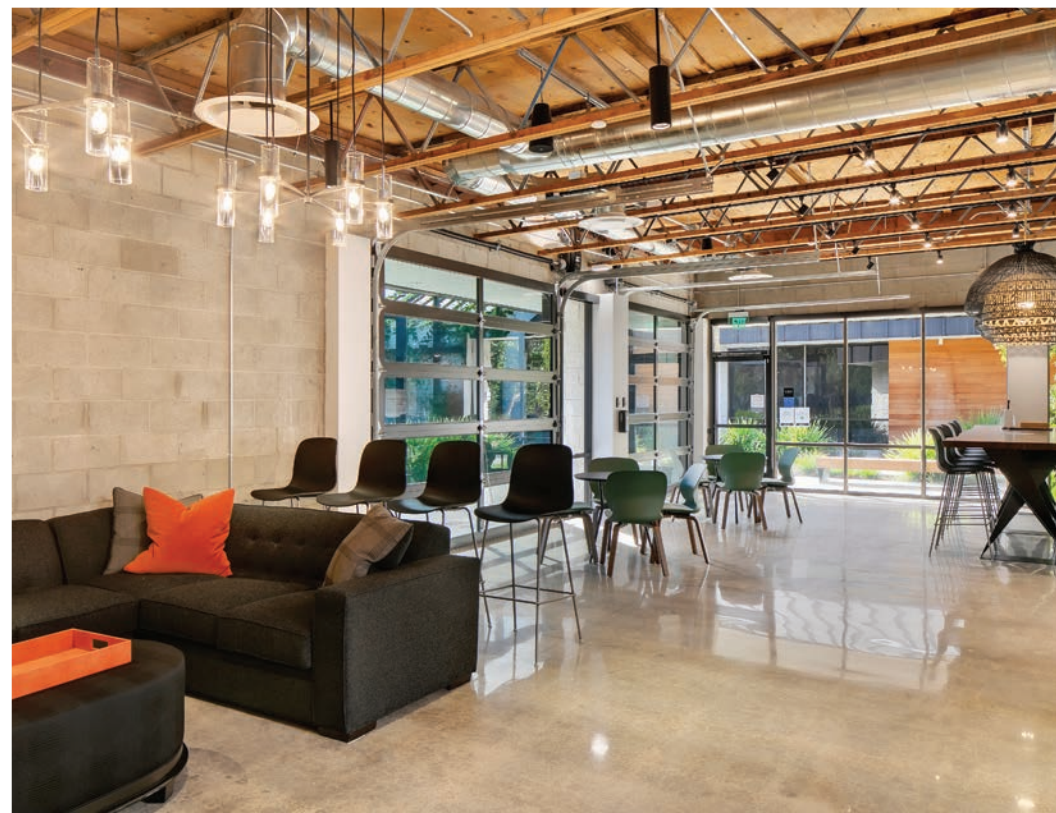
Suite D280 - 1,547 SF
(Move-In Ready, Creative Spec Suite)

SITE PLAN











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
SOC

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
M | P

the lab
HOME ARTS & CRAFTS

FASHION ISLAND
NEWPORT BEACH, CALIFORNIA

University Center

PARK PLACE

IRVINE SPECTRUM CENTER

culture YARD
COSTA MESA
JOHN WAYNE AIRPORT

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