

WORKPLACE + WELLNESS

**inter**sect







# WORKPLACE + WELLNESS

Intersect is the only campus-style office project located in the heart of Orange County's Airport Area. With a progressive design focused on workplace and wellness, Intersect offers a unique experience through its amenity program, which includes indoor/outdoor work spaces, private tenant terraces, fitness center, campus walking trails, yoga lawns, event gardens, and much more. Integrating workplace with wellness heightens employee productivity and retention, reduces health-related absences, and improves employee morale.







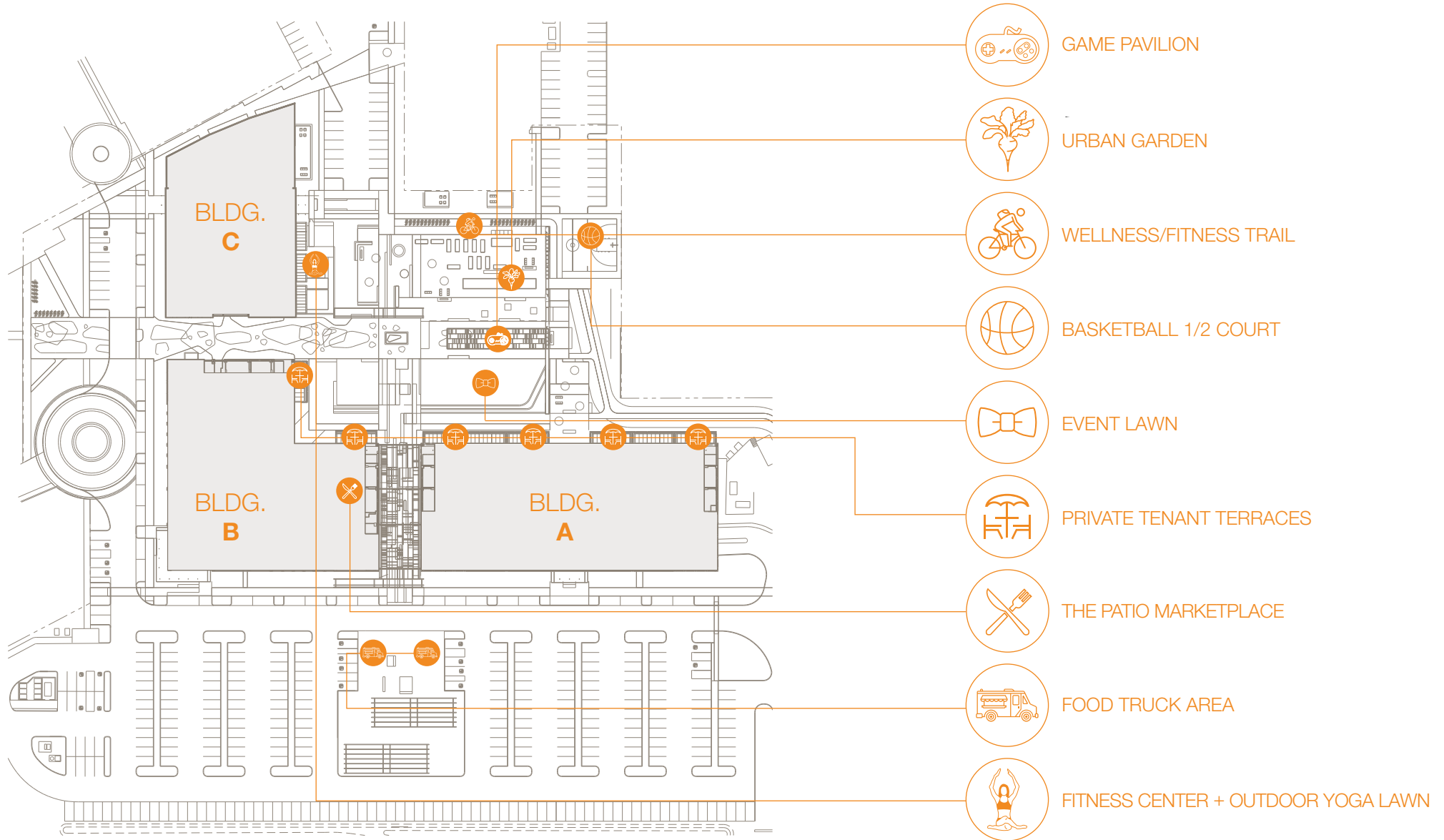


# PROJECT FEATURES

- 16 acre, Class A office campus with resort-like finishes/amenities
- Up to 210,000 square feet available in three contiguous buildings
- Tenant spaces ranging from 1,500 to 35,000 square feet
- Convenient access to John Wayne Airport and Orange County freeways
- Over 4/1,000 parking ratio
- Three distinctive parking areas: subterranean, structured, and surface
- Newly renovated lobbies, common areas, and elevators
- Onsite Concierge
- Campus WiFi
- Progressive and sustainable features: private tenant terraces, gardens, large outdoor meeting areas, event lawns, and more
- On-site fitness center with outdoor yoga studio, basketball ½ court, and walking trails
- Conference center and boardroom amenities
- On-site retail amenities including food trucks, micro retail, and a restaurant coming in late 2018







GAME PAVILION



URBAN GARDEN



WELLNESS/FITNESS TRAIL



BASKETBALL 1/2 COURT



EVENT LAWN



PRIVATE TENANT TERRACES



THE PATIO MARKETPLACE



FOOD TRUCK AREA



FITNESS CENTER + OUTDOOR YOGA LAWN







## FOCUS + FUN

Intersect was originally designed by an owner-user with the intent of creating an efficient corporate office campus with large floor plates and ample parking. The redesigned Intersect not only offers this traditional efficiency but now delivers the amenity-rich work environment companies seek today. This includes the transformation of the large courtyard area into a communal area to bring individuals together in an atmosphere of community, creativity, and fun.









# SUCCESS + SUSTAINABILITY

Newly implemented design features and exterior landscaping at Intersect provide long-term, sustainable solutions for both the project and its users. Sustainable upgrades include operable ground level windows, natural interior finishes, LED lighting with daylight monitoring, increased daylight exposure on all floors, vehicular plug in stations, drought tolerant landscaping, urban gardens, and highly efficient mechanical, electrical, and plumbing systems.



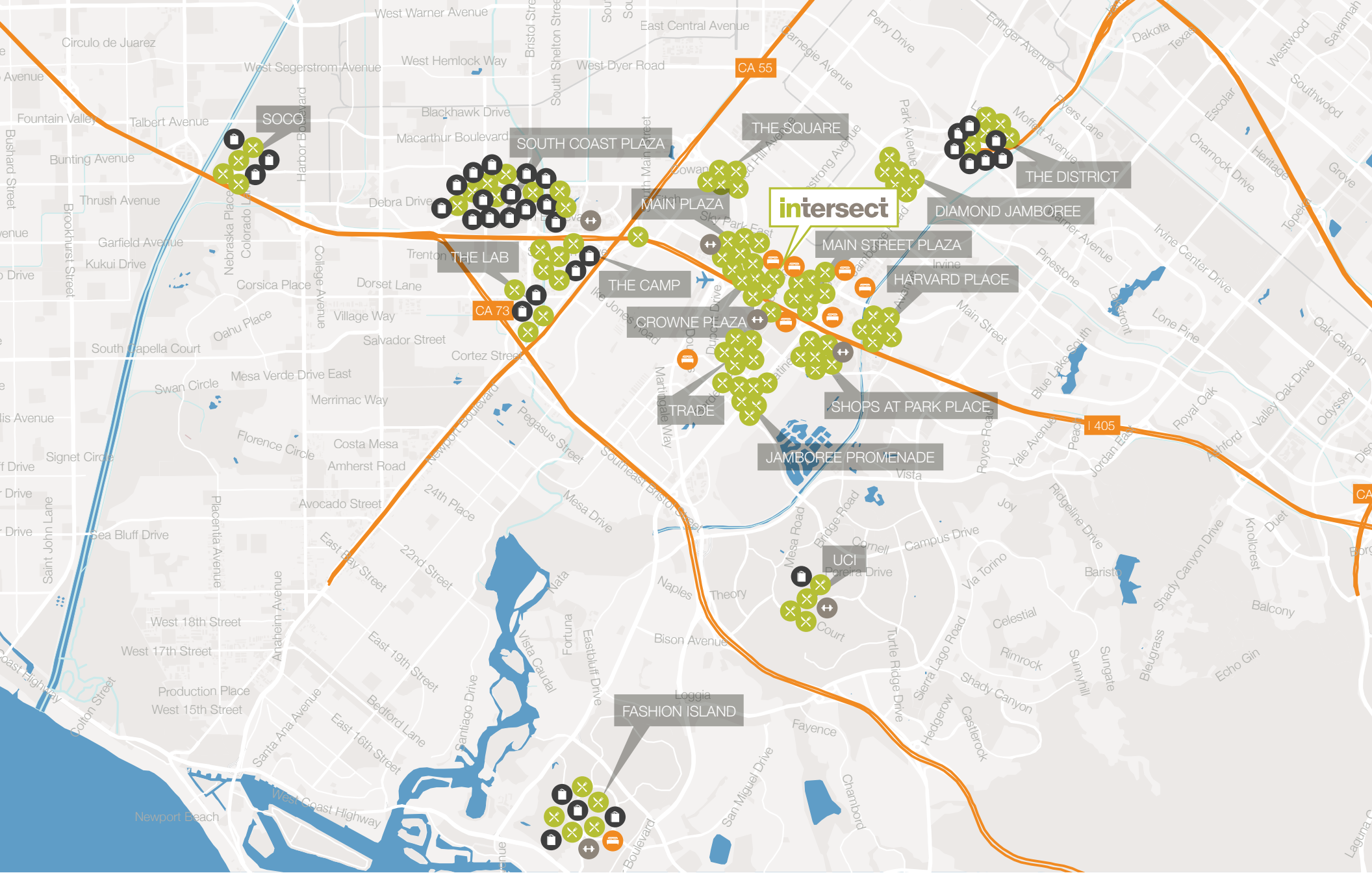






# COMMERCE + COMMUNITY

Located at the intersection of Von Karman Avenue and Main Street, Intersect is in the center of Orange County's commercial district. In addition to its premier location within Orange County, Intersect provides commercial opportunities within its campus. On-site food and retail amenities are strategically positioned along the main pedestrian thoroughfare of the campus. The amenity-rich upgrades to the new campus foster a greater sense of community amongst employees.



SOCO

SOUTH COAST PLAZA

THE SQUARE

THE DISTRICT

Intersect

DIAMOND JAMBOREE

MAIN PLAZA

MAIN STREET PLAZA

THE LAB

THE CAMP

HARVARD PLACE

CROWNE PEAZA

TRADE

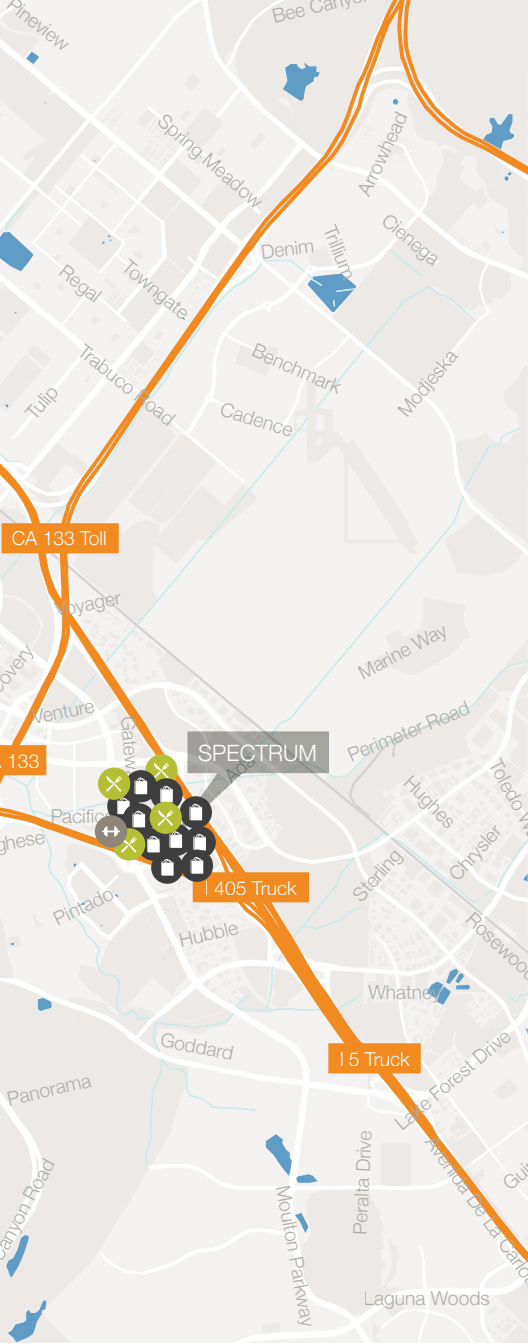
SHOPS AT PARK PLACE

JAMBOREE PROMENADE

UCI

FASHION ISLAND





- El Torito Grill
- McCormick & Schmick's
- Kitima
- Thai Spice
- Flame Broiler
- Il Fornaio
- Baja Fresh
- Greek Islands
- Andrei's
- Rubio's
- Togo's
- Corner Bakery
- Thai Café
- Gus's Grill
- Teriyaki Grill
- Houston's
- Wahoo's Fish Tacos
- BBQ Chicken
- Bon Epi Patisserie
- Tokyo Table
- Daily Grill
- Melting Pot
- Subway
- New Tokyo
- Gyro King
- Pei Wei
- Fleming's Prime Steakhouse & Wine Bar
- Fig & Olive
- Red O Restaurant
- Roy's Hawaiian Fusion Cuisine
- R+D Kitchen
- The Gypsy Den
- Habana
- Memphis
- Old Vine
- Ecco
- Umami Burger
- 118 Degrees

- Wine Lab
- ARC Food & Libations
- Greenleaf
- The Iron Press
- Portola Coffee Lab
- Mendocino Farms
- Eureka! Discover American Craft
- Tender Greens
- In-N-Out
- Javier's Cantina & Grill
- Cheesecake Factory
- PF Chang's
- Paul Martin's

- SEED People's Market
- HD Buttercup
- Pirch
- Design Within Reach
- Trader Joe's
- Macy's
- Nordstrom
- Target
- Improv Comedy Club
- Dave & Buster's
- Apple Store
- Walmart
- Costco
- PGA Tour Superstore



- Larsen's Cleaners
- MacArthur Square Market
- Ralph's
- CVS
- AT&T Wireless
- Happy Nails & Spa
- Michelson Market
- Cleaners
- Mother's Market
- Sport Chalet
- Verizon Wireless
- H Mart
- Whole Foods
- Best Buy
- Costco
- Target
- Wells Fargo
- Michael's
- Macy's
- Nordstrom
- Bloomingdale's
- Saks Fifth Avenue
- Active Ride Shop



- Embassy Suites
- Courtyard Marriott
- Irvine Marriott
- Hotel Irvine
- Residence Inn
- Hilton
- The Island Hotel
- Hyatt House



- Equinox Irvine
- 24 Hour Fitness
- LA Fitness
- Soulcycle

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RENDERINGS COURTESY OF:



LEARN MORE AT:

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