

City of Diamond Bar

Office Space Available-August 2022

Location	SF Available	Date Available	Rate	Broker/Representative	Brokerage or Firm	Telephone	Comment
21308 Pathfinder Rd. #107	94	Now	\$865 monthly	Chris Larimore	Lee & Associates	626-240-2788	Canyon View Plaza
21308 Pathfinder Rd. #126	147	Now	\$1,565 monthly	Chris Larimore	Lee & Associates	626-240-2788	Canyon View Plaza
21308 Pathfinder Rd. #124	165	Now	\$1,465 monthly	Chris Larimore	Lee & Associates	626-240-2788	Canyon View Plaza
21308 Pathfinder Rd. #122	202	Now	\$1,565 monthly	Chris Larimore	Lee & Associates	626-240-2788	Canyon View Plaza
21308 Pathfinder Rd. #125	204	Now	\$1,495 monthly	Chris Larimore	Lee & Associates	626-240-2788	Canyon View Plaza
21308 Pathfinder Rd. #127	205	Now	\$1,595 monthly	Chris Larimore	Lee & Associates	626-240-2788	Canyon View Plaza
21308 Pathfinder Rd. #123	246	Now	\$1,595 monthly	Chris Larimore	Lee & Associates	626-240-2788	Canyon View Plaza
21308 Pathfinder Rd. #105	359	Now	\$1,995 monthly	Chris Larimore	Lee & Associates	626-240-2788	Canyon View Plaza
1200 Diamond Bar Blvd. #206	462	Now	\$2.00 NNN	Brian Melkesian	Lee & Associates	909-373-2943	
20709 Golden Springs Dr. #106	500	Now	Call	Alicia Yu	FAFIC	626-831-7188	
21700 E. Copley Dr. #310	736	Now	\$2.80 FSG	Sean Kern	Cushman Wakefield	909-942-4691	Gateway Corp. Center
1370 S. Valley Vista Dr. #208	773	Now	\$2.80 FSG	Sean Kern	Cushman Wakefield	909-942-4691	Gateway Corp. Center
732 N. Diamond Bar Blvd. #218	791	Now	\$1.65 MG	Chris Larimore	Lee & Associates	626-240-2788	
20709 Golden Springs Dr. #101	817	Now	Call	Alicia Yu	FAFIC	626-831-7188	
20709 Golden Springs Dr. #201	860	Now	Call	Alicia Yu	FAFIC	626-831-7188	
22632 Golden Springs Dr. #290	894	Now	\$2.25 FS	Chris Larimore	Lee & Associates	626-240-2788	
556 N. Diamond Bar Blvd. #207	939	Now	\$2.05 FS	Chris Larimore	Lee & Associates	626-240-2788	
2705 S. Diamond Bar Blvd. #258	948	Now	\$2.65 MG	Steven Saunders	CBRE	909-418-2006	

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20955 Pathfinder Rd. #330	958	Now	\$2.80 FSG	Sean Kern	Cushman Wakefield	909-942-4691	Plaza Diamond Bar
2705 S. Diamond Bar Blvd. #268	985	Now	\$2.65 MG	Steven Saunders	CBRE	909-418-2006	
1930 South Brea Canyon Rd. #125	1,020	Now	\$2.10 MG	Taylor Ing	Newmark	714-271-9066	
1930 South Brea Canyon Rd. #112	1,026	30 days	\$2.10 MG	Taylor Ing	Newmark	714-271-9066	
20955 Pathfinder Rd. #360	1,078	Now	\$2.80 FSG	Sean Kern	Cushman Wakefield	909-942-4691	Plaza Diamond Bar
402-406 S. Prospectords Rd.	1,100	Now	\$1.58 MG	Faraaz Hashmi	Skybridge Property Group	949-887-8103	Diamond Center II
1200 Diamond Bar Blvd. #216	1,128	Now	Call	Brian Melkesian	Lee & Associates	909-373-2943	
1930 South Brea Canyon Rd. #280	1,141	Now	\$2.10 MG	Taylor Ing	Newmark	714-271-9066	
2040 South Brea Canyon Rd. #130	1,189	30 days	Call	Taylor Ing	Newmark	714-271-9066	
21688 Gateway Center Dr. #100	1,192	Now	Call	Steven Saunders	CBRE	909-418-2006	Building B. Suite 100 contiguous with Suite 110 up to 5,194 RSF.
2020 S. Brea Canyon Rd. #A-5	1,200	Now	\$2.65	Geoffrey Grossman	CBM1	310-299-4224	
2020 S. Brea Canyon Rd. #A-3	1,200	Now	\$2.65	Geoffrey Grossman	CBM1	310-299-4224	
22632 Golden Springs Dr. #320	1,225	Now	\$2.25 FS	Chris Larimore	Lee & Associates	626-240-2788	
22632 Golden Springs Dr. #350	1,269	Now	\$2.25 FS	Chris Larimore	Lee & Associates	626-240-2788	
21680 Gateway Center Dr. #330	1,305	Now	Call	Steven Saunders	CBRE	909-418-2006	
22632 Golden Springs Dr. #340	1,310	Now	\$2.25 FS	Chris Larimore	Lee & Associates	626-240-2788	

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22632 Golden Springs Dr. #230	1,326	Now	\$2.25 FS	Chris Larimore	Lee & Associates	626-240-2788	
1930 South Brea Canyon Rd. #250	1,359	30 days	\$2.10 MG	Taylor Ing	Newmark	714-271-9066	
1241 Grand Ave. #E	1,488	Now	\$2.05 MG	Rick Page	Coldwell Banker	909-861-9835	Office/Retail
20955 Pathfinder Rd. #120	1,661	Now	\$2.80 FSG	Sean Kern	Cushman Wakefield	909-942-4691	Plaza Diamond Bar
1370 Valley Vista Dr. #221	1,672	Now	\$2.80 FS	Sean Kern	Cushman Wakefield	909-942-4691	Gateway Corp. Center
22632 Golden Springs Dr. #280	1,692	Now	\$2.25 FS	Chris Larimore	Lee & Associates	626-240-2788	
1370 S. Valley Vista Dr. #266	1,732	Now	\$2.80 FSG	Sean Kern	Cushman Wakefield	909-942-4691	Gateway Corp. Center
1241 Grand Ave. #A	1,766	Now	\$2.05 MG	Rick Page	Coldwell Banker	909-861-9835	Office/Retail
355 S. Lemon Ave. #N	1,773	Now	\$1.90 MG	Greg Diab	Lee & Associates	714-564-7171	Sublease
21700 E. Copley Dr. #388	1,792	Now	\$2.80 FSG	Sean Kern	Cushman Wakefield	909-942-4691	Gateway Corp. Center
1200 Diamond Bar Blvd. #201	1,802	Now	\$2.00 NNN	Brian Melkesian	Lee & Associates	909-373-2943	
1300 Valley Vista Dr. #203	1,810	Now	\$2.60	Carlos Skubacz	Re/Max	714-290-0936	
1200 Diamond Bar Blvd. #101	1,855	Now	Call	Brian Melkesian	Lee & Associates	909-373-2943	
21700 E. Copley Dr. #350	1,855	Now	\$2.80 FSG	Sean Kern	Cushman Wakefield	909-942-4691	Gateway Corp. Center
21660 Copley Dr. #170	1,901	Now	\$2.80 FS	Sean Kern	Cushman Wakefield	909-942-4691	Gateway Corp. Center
22632 Golden Springs Dr. #220	1,916	Now	\$2.25 FS	Chris Larimore	Lee & Associates	626-240-2788	
2040 South Brea Canyon Rd. #160	2,008	30 days	Call	Taylor Ing	Newmark	714-271-9066	
2040 S. Brea Canyon Rd. #160	2,008	30 days	Call	Taylor Ing	Newmark	714-271-9066	

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1241 Grand Ave. #H	2,016	Now	\$2.05 MG	Rick Page	Coldwell Banker	909-861-9835	Office/Retail
20709 Golden Springs Dr. 2 nd Floor	2,146	Now	Call	Alicia Yu	FAFIC	626-831-7188	
21700 Copley Dr. #130	2,188	Now	\$2.80 FS	Sean Kern	Cushman Wakefield	909-942-4691	
2040 S. Brea Canyon Rd. #140/150	2,212	30 days	Call	Taylor Ing	Newmark	714-271-9066	
20955 Pathfinder Rd. #215	2,228	Now	\$2.65 FSG	Sean Kern	Cushman Wakefield	909-942-4691	Plaza Diamond Bar
22632 Golden Springs Dr. #315	2,358	Now	\$2.25 FS	Chris Larimore	Lee & Associates	626-240-2788	
21688 Gateway Center Dr. #130	2,363	Now	Call	Steven Saunders	CBRE	909-418-2006	Building B
21680 Gateway Center Dr. #310	2,578	Now	Call	Steven Saunders	CBRE	909-418-2006	
21680 Gateway Center Dr. #230	2,596	Now	Call	Brandon Luckham	CBRE	714-471-0283	
21700 E. Copley Dr. #270	2,916	Now	\$2.80 FSG	Sean Kern	Cushman Wakefield	909-942-4691	Gateway Corp. Center
1550 S. Valley Vista Dr. #230	3,310	Now	Call	Sean Kern	Cushman Wakefield	909-942-4691	Gateway Corp. Center
22632 Golden Springs Dr. #105	3,320	Now	\$2.25 FS	Chris Larimore	Lee & Associates	626-240-2788	
1370 S. Valley Vista Dr. #278	3,975	Now	\$2.80 FSG	Sean Kern	Cushman Wakefield	909-942-4691	Gateway Corp. Center
21680 Gateway Center Dr. #110	4,002	Now	Call	Steven Saunders	CBRE	909-418-2006	
22632 Golden Springs Dr. #200	4,282	Now	\$2.25 FS	Chris Larimore	Lee & Associates	626-240-2788	
22632 Golden Springs Dr. #380	4,528	Now	\$2.25 FS	Chris Larimore	Lee & Associates	626-240-2788	
1081 Grand Ave.	4,668	Now	\$1.95 MG	Trent Howland	Lee & Associates	909-373-2716	
21680 Gateway Center Dr. #140	4,789	Now	Call	Steven Saunders	CBRE	909-418-2006	

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3230 Fallow Field Dr. #A	5,146	Now	Call	Myron Sokolsky	NAI Capital	310-503-5419	
1550 Valley Vista Dr.	5,294	Now	\$2.85 MG	Steven Saunders	CBRE	909-418-2006	
21680 Gateway Center Dr. #170	8,183	Now	Call	Steven Saunders	CBRE	909-418-2006	
21700 E. Copley Dr.	8,423	Now	\$2.50 FS	Ryan Campbell	NAI Capital	909-348-0606	
1081 Grand Ave.	9,336	Now	\$1.85 MG	Trent Howland	Lee & Associates	909-373-2716	
21700 E. Copley Dr. #310/320/350	9,613	Now	\$2.80 FSG	Sean Kern	Cushman Wakefield	909-942-4691	Gateway Corp. Center
1470 Valley Vista Dr.	10,228	Now	\$3,579,706	Cloe Learn	Silverstone	626-374-4610	844-10,228 SF condos, \$426,361-\$3,579,706 per unit
3333 South Diamond Canyon Rd.	17,247	Now	\$2.25 MG	Steven Saunders	CBRE	909-418-2006	
1514 Valley Vista Dr.	20,972	Now	\$9,500,000	Peter Loh	Re/Max Universal	909-263-3054	St. Jude Medical Center
21950 E. Copley Dr.	23,913	Now	Call	Sean Kern	Cushman Wakefield	909-942-4691	Gateway Corp. Center

Total Office Space Available

233,914 SF

NNN = Triple Net MG = Modified Gross FS = Full Service FSG=Full Service Gross

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