# THE PLAZA

LAJOLLAUTC

4320-4380 LA JOLLA VILLAGE DRIVE
4365 EXECUTIVE DRIVE
SAN DIEGO, CALIFORNIA







# Where La Jolla UTC

# Connects

Inspire your team at The Plaza where lush greenery, abundant on-site amenities, move-in ready workspace and direct access to Westfield UTC enhance productivity and well-being.

## **Unrivaled Amenities**

A lush, park-like atmosphere encourages team connections, cultivating a collaborative environment that fuels creativity.

# **Flexible Workspace Solutions**

Flex+ workspaces deliver enterprise-level amenities along with the agility and scalability that today's businesses demand.

# **Dynamic La Jolla UTC Location**

Give your teams the convenience of direct access to Westfield UTC plus nearby beaches, apartments, transportation and more.

### Certifications









// THE PLAZA

# **Unrivaled** *Amenities*

Bring teams together at La Jolla UTC's best connected workplace with direct access via a pedestrian bridge to Westfield UTC.



Flex+ move-in ready workspace

Red O Taste of Mexico & Banyan Kitchen

Kinetic fitness center

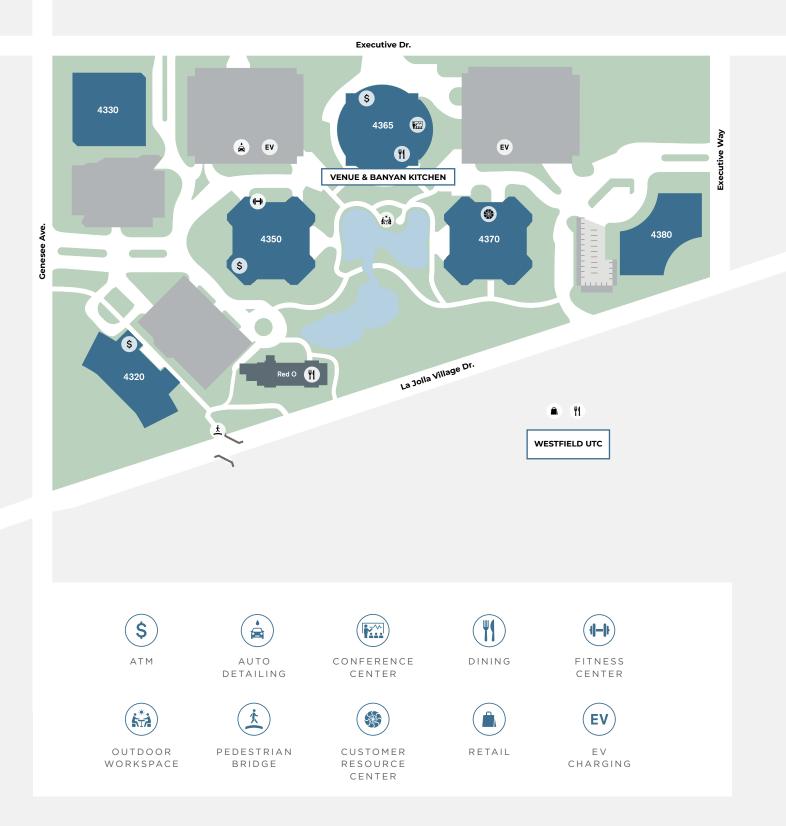
The Commons outdoor workspace

Venue meeting & event space for up to 126 attendees











# | The Plaza | Property Map

In addition to its on-site amenities, The Plaza's convenient location offers easy access to freeways, resort-style living, and 200+ dining, shopping, wellness and entertainment options at Westfield UTC.



# Move-in Ready Workspaces

Private, premium spaces where experience-driven amenities and HQ-quality design meet the speed and flexibility your team needs.



# premium private suites

Access HQ-quality workspace backed by our high standards of excellence and long-term stability.



# move-in ready

Move in fast, thanks to work-ready space with no upfront capital and available furniture.



# scalable options

Unmatched flexibility, with lease terms starting at 6 months, makes it easy to scale across our portfolio.



# frictionless experience

A simple leasing experience and concierge service keep you focused on what matters.









# **STATE OF THE COMPANY**

# We Create Places that Bring People Together to Succeed

More than 18 million people choose to live, work, shop, stay and play in Irvine Company's 129 million SF real estate portfolio. Decades of thoughtful planning and stewardship ensure we deliver exceptional placemaking and customer experiences — all backed by our commitment to long-term ownership and industry-leading financial stability.

## **Industry-leading Financial Stability**

Our unmatched capital resources ensure we uphold our standards of excellence, regardless of market conditions.

## **Future-Proof Flexibility**

A range of lease options and our collaborative partnership support your growth.

#### **Elevated Customer Care**

Expert teams, fast response times and personalized service ensure worry-free workdays.

### **Ready for What's Next**

From enabling hybrid solutions to supporting diverse work styles, we keep your business at the forefront of what's possible.

## **Activated to Attracted & Engage Teams**

Experience-driven amenities make your workplace an essential employee destination.

### **Sustainability By Design**

We strive to lead and innovate for the preservation of environmental resources.









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