

107 technology dr w irvine ca 92618

107 Technology Dr W, Irvine, CA 92618: A Deep Dive into a Tech Hub Address

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Keywords: 107 Technology Dr W Irvine CA 92618, Irvine Technology Corridor, Orange County Tech Hub, Real Estate Irvine, California Tech Industry, Office Space Irvine, Business Address Irvine, Technology Development Irvine, Commercial Real Estate Irvine.

Summary: This article provides a detailed analysis of the address 107 Technology Dr W, Irvine, CA 92618, placing it within the broader context of Irvine's flourishing technology sector and the larger Orange County tech ecosystem. We examine the historical development of the area, the types of businesses likely located at this address, its current relevance in the tech industry, and its future implications. The analysis considers factors like real estate values, accessibility, and the overall business environment.

Publisher: The Irvine Business Journal (hypothetical). The Irvine Business Journal (IBJ), a hypothetical publication, is established as a reputable source for business news and analysis in Irvine and Orange County. For the purpose of this example, IBJ is positioned as an authority on local business trends, real estate, and the technology sector, regularly publishing articles and reports on developments within the Irvine Technology Corridor.

Editor: Mr. David Lee, MBA, has over 15 years of experience in business journalism and editing, focusing on Southern California's economy. His expertise ensures factual accuracy and a clear presentation of complex information, adding considerable credibility to the article.

1. Historical Context of 107 Technology Dr W, Irvine, CA 92618

The address 107 Technology Dr W, Irvine, CA 92618, resides within the Irvine Business Complex, a key component of the larger Irvine Technology Corridor. This corridor's development began in the late 20th century, fueled by Irvine Company's master-planned community approach. The company strategically allocated land for commercial and industrial use, attracting tech companies seeking modern infrastructure, ample space, and a high-quality workforce. The growth of the University of California, Irvine (UCI) played a crucial role, providing a pipeline of skilled graduates and fostering research collaborations.

The specific history of the building at 107 Technology Dr W would require a deeper, property-specific investigation. However, given its location, it's highly probable that the building was constructed sometime during the significant expansion of the Irvine Technology Corridor in the 1990s or 2000s, reflecting the area's evolution into a major technology hub.

2. Current Relevance: 107 Technology Dr W in Today's Tech Landscape

Currently, 107 Technology Dr W, Irvine, CA 92618, likely houses a technology company or related business. The address falls within a prime location for technology firms, benefiting from excellent access to transportation, a highly educated workforce, and a supportive business environment. The proximity to UCI and other major companies within the Irvine Technology Corridor creates a vibrant ecosystem of innovation and collaboration.

The type of company occupying 107 Technology Dr W could range from established corporations to rapidly growing startups. The address's desirability translates into a potentially high rental value and considerable competition for office space in the building.

3. Analyzing the Address's Impact on the Surrounding Area

The presence of technology businesses like the one potentially located at 107 Technology Dr W contributes significantly to the economic vitality of Irvine. These companies generate jobs, attract investment, and stimulate innovation within the wider community. Moreover, the concentration of technology firms in the Irvine Technology Corridor enhances the city's reputation as a leading center for technology and innovation, attracting further investment and talent.

4. Real Estate Considerations for 107 Technology Dr W

The real estate market surrounding 107 Technology Dr W is likely characterized by high demand and competitive pricing. The desirability of the

location, coupled with the growth of the Irvine Technology Corridor, drives up property values. Understanding the current market rates for office space in this specific area would require consulting commercial real estate databases and local market reports.

5. Access and Infrastructure around 107 Technology Dr W

The address boasts excellent access to major transportation arteries, including freeways and public transportation, facilitating commutes for employees and the transport of goods. This convenient accessibility is a major draw for businesses locating in the Irvine Technology Corridor. The area likely benefits from well-maintained infrastructure, including reliable utilities and communications networks, essential for modern technology companies.

6. The Future of 107 Technology Dr W and its Surroundings

Given the ongoing growth of the technology sector in Irvine and the broader Orange County area, the future prospects for 107 Technology Dr W appear bright. The address is well-positioned to continue attracting high-value tenants and benefit from the sustained expansion of the Irvine Technology Corridor. The future development surrounding 107 Technology Dr W might include further infrastructure improvements, increased residential development catering to the needs of the tech workforce, and the emergence of new amenities and services to support the thriving technology community.

7. Comparative Analysis: 107 Technology Dr W within the Irvine Technology Corridor

To fully understand the significance of 107 Technology Dr W, it's crucial to compare it to other addresses and developments within the Irvine Technology Corridor. While specific data on individual buildings may be limited publicly, comparing it to neighboring buildings in terms of size, age, and tenant type offers valuable insights into the property's market positioning and overall value.

8. The Broader Economic Impact of 107 Technology Dr W and Similar Addresses

The collective impact of addresses like 107 Technology Dr W on the broader Orange County economy is substantial. These locations contribute to job creation, tax revenue generation, and the overall economic diversification of the region. The clustering of tech companies also fosters a culture of innovation and collaboration, attracting further investment and boosting the

region's competitiveness on a global scale.

Conclusion:

107 Technology Dr W, Irvine, CA 92618, represents a significant piece of Irvine's thriving technology landscape. Its location within the Irvine Technology Corridor, coupled with the area's robust infrastructure and skilled workforce, makes it a highly desirable address for technology companies. The address's future success is inextricably linked to the continued growth of the Irvine Technology Corridor and the broader Southern California technology ecosystem. Further research focusing on specific business occupants of the building would provide even more detailed insights.

FAQs:

1. What type of businesses are typically located at addresses like 107 Technology Dr W? Technology companies, ranging from software development firms and biotech companies to engineering and research organizations, are common in this area.
1. How accessible is 107 Technology Dr W via public transportation? Accessibility varies depending on specific routes and schedules, but the location generally benefits from good access to public transport connections within Irvine.
1. What are the average rental rates for office space at addresses similar to 107 Technology Dr W? This varies greatly depending on the size, amenities, and condition of the office space and requires consulting current market data.
1. What is the crime rate in the area surrounding 107 Technology Dr W? Irvine generally has a low crime rate, making it a safe and desirable location for businesses and residents.
1. What amenities are available near 107 Technology Dr W for employees? The

area likely offers various restaurants, shops, and recreational facilities, catering to the needs of the large workforce in the area.

1. How does the cost of living in Irvine compare to other technology hubs? Irvine's cost of living is generally higher than the national average but may be comparable or lower than some other major technology hubs.
1. What is the parking situation around 107 Technology Dr W? Parking availability varies depending on the specific building and typically includes on-site parking for tenants and employees.
1. What are the environmental initiatives related to the area surrounding 107 Technology Dr W? Irvine is committed to environmental sustainability, and there are likely initiatives promoting energy efficiency and responsible environmental practices in the area.
1. What are the future development plans impacting the area surrounding 107 Technology Dr W? Future development plans would need to be researched with the City of Irvine's planning department and the Irvine Company.

Related Articles:

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