

APPROX. 900 SF Office Building

Walking Distance to Downtown Carlsbad



JEFFERSON STREET

3039 JEFFERSON STREET, CARLSBAD, CA 92008

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PROPERTY FEATURES



Overview

Approx. 900 SF Freestanding Building



Parking

Onsite Parking & Street Parking



Location

Located within Walking Distance to Downtown Carlsbad Eateries



Suite Layout

Space has Washer & Dryer Hookups, Kitchen, Shower, Reception, Private Restroom, 4 Offices



Highest & Best Use

Ideal for Holistic Center or Personal Services



Access

Easy Freeway Access to All North County Areas

3039 JEFFERSON STREET

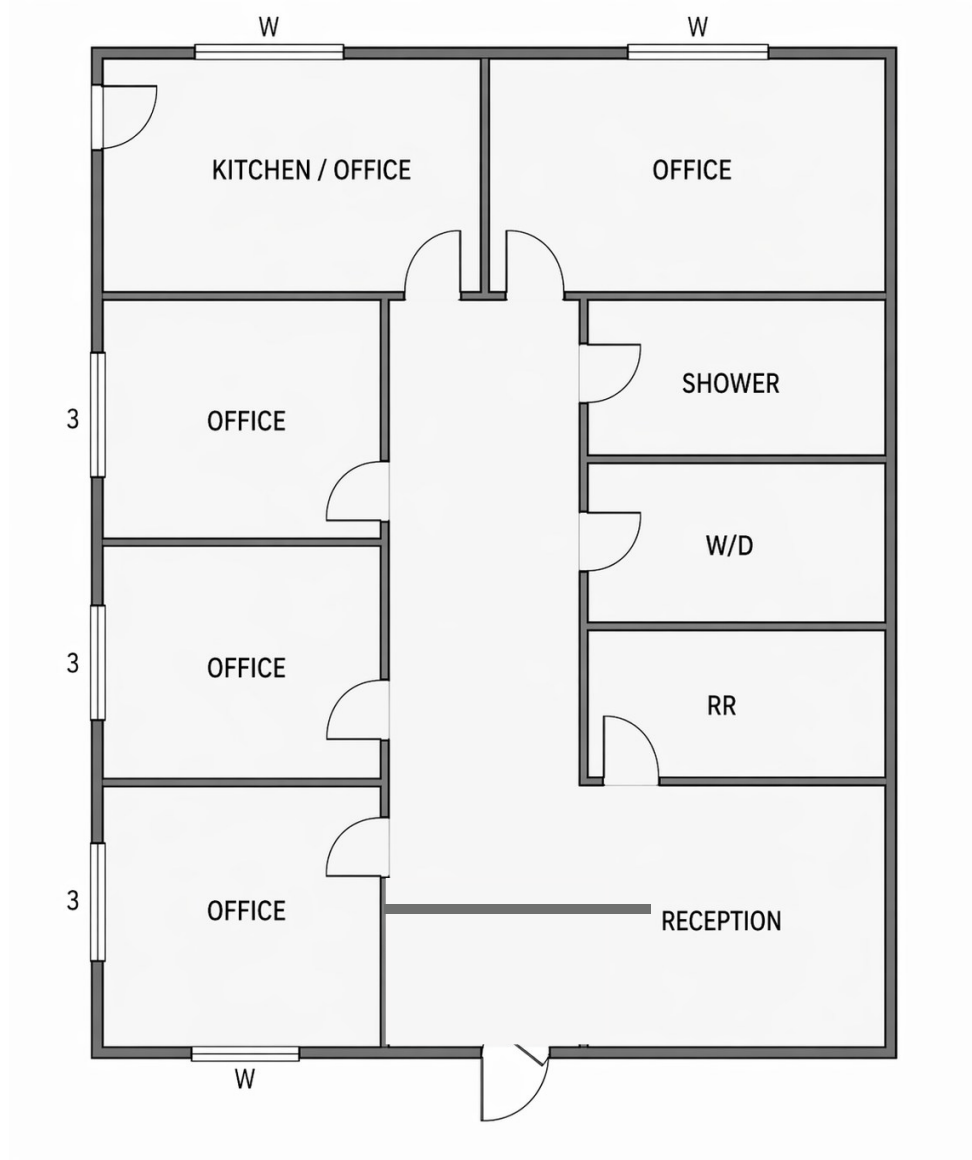
Carlsbad, CA 92008



Lease Rate: \$5.00/SF
Plus Electric

FLOOR PLAN

SUITE	SIZE	\$/MONTH	COMMENTS
3039	900 SF	\$5.00/SF	Kitchen/Office, 4 Private Offices, Shower, W/D, Reception, Private Restroom



3039

JEFFERSON STREET
CARLSBAD, CA 92008

RETAIL & AMENITIES MAP

LIVE. SHOP. DINE. ENJOY.

Located in the heart of vibrant Carlsbad Village – steps from the beach, dining, shopping and more.



WALKABLE DINING

0-3 BLOCKS

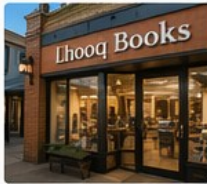
- Garden State Bagels
- Blue Ocean Robata & Sushi Bar
- Manka Peruvian Cuisine
- Le Papagayo Carlsbad
- Campfire



RETAIL & SERVICES

IMMEDIATE AREA

- Lhoq Books
- Carlsbad Salon & Spa
- Carlsbad Optical
- Top Knot
- Subway



SHOPPING & GATHERING

WITHIN 2-5 BLOCKS

- Village Faire Shopping Center
Boutique shops, dining, courtyard environment
- Carlsbad Street Fair
Bi-annual event – one of the largest street fairs in SoCal



COASTAL & LIFESTYLE

WITHIN 10 MIN WALK

- Carlsbad City Beach
- Carlsbad Village
- State Street Farmers Market



REGIONAL ATTRACTIONS

5-10 MIN DRIVE



LEGOLAND CALIFORNIA RESORT
4.7 MILES



CARLSBAD PREMIUM OUTLETS
4.0 MILES



THE FORUM CARLSBAD
3.5 MILES

ACCESSIBILITY



Near I-5 Freeway Access



Walking Distance to COASTER Train Station



High Visibility Corridor with ~85K+ Vehicles/Day Nearby

CONTACT INFORMATION

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