

POMERADO BUSINESS PARK
12250 KIRKHAM ROAD, POWAY, CA 92064

±28,087 SF
INDUSTRIAL SPACE
FOR SUBLEASE

JOSH WEST, SIOR
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Voit
REAL ESTATE SERVICES

MULVANEY SIOR
COMMERCIAL ALLIANCE 

BUILDING STATS

POMERADO BUSINESS PARK
PROJECT NAME

12250 KIRKHAM STREET, POWAY, CA 92064
ADDRESS

±56,383 SQUARE FEET
BUILDING SIZE

±3.23 ACRES
LOT SIZE

\$1.39 PSF GROSS
SUBLEASE RATE

ONE (1)
NUMBER OF FLOORS

MULTI-TENANT
TENANCY

0.40
FLOOR AREA RATIO (FAR)

1988
YEAR BUILT

±2.04/1,000 SF
PARKING RATIO

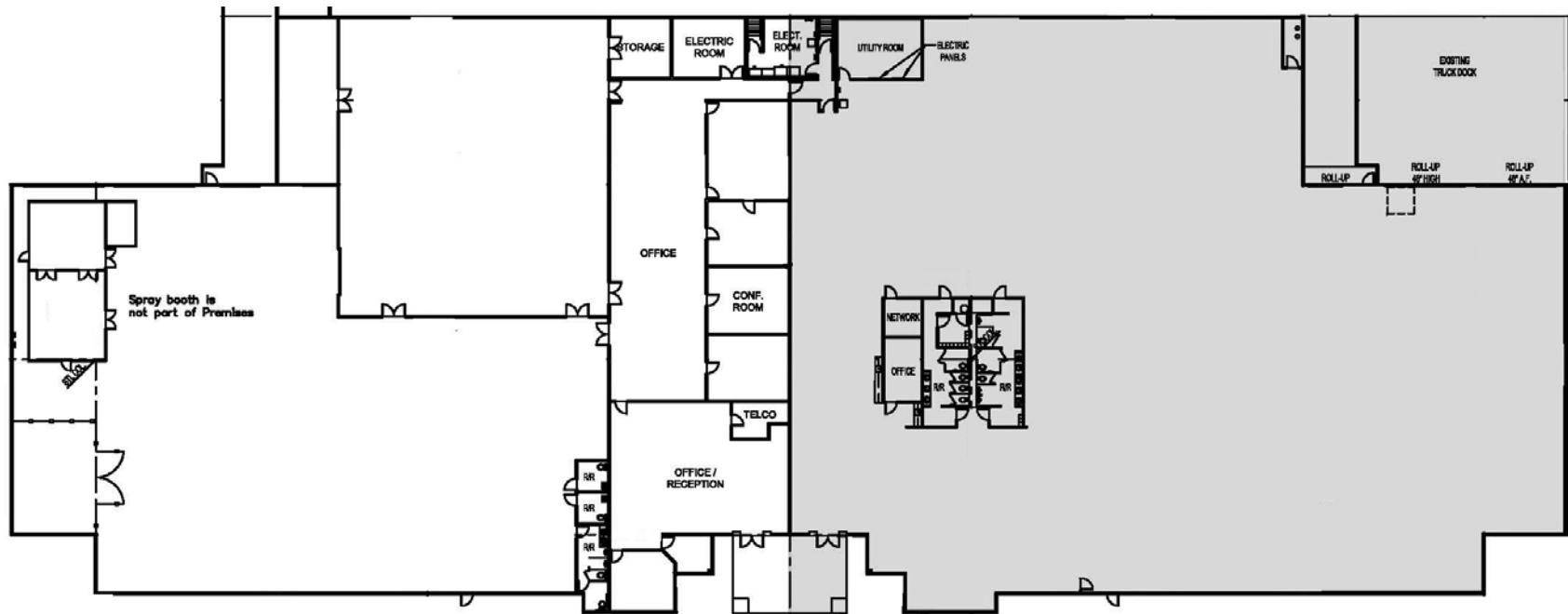
±26'
CLEAR HEIGHT

DOCK & GRADE
LOADING



PROPERTY HIGHLIGHTS

- » Prime location in the center of the Pomerado Business Park
- » Sprinklered
- » High visibility corner location
- » Centrally located along the I-15 corridor with excellent access to all surroundings amenities including: In-N-Out Burger, Carl's Jr., Subway, Costco, Home Depot, Staples and Kohl's
- » Adjacent to various leading employers in San Diego County including General Atomics, GEICO, Sysco, Teledyne, Honeywell and others



±28,087 SF

AVAILABLE: 2/15/2026 (potentially sooner)

SUBLEASE RATE: \$1.39 PSF GROSS

SUBLEASE EXPIRATION: 8/31/28




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