

BUSINESS PARK POINTE

1175-1185 PARK CENTER DRIVE
VISTA, CA 92081



INDUSTRIAL/R&D FOR LEASE

BUILDING FEATURES



INDUSTRIAL SUITES
1,310 SF



CONVENIENT
LOCATION



NICELY
LANDSCAPED

PETER MERZ
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1902 Wright Place, Suite 180, Carlsbad, CA 92008
www.lee-associates.com

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PROPERTY HIGHLIGHTS



High image industrial building



Located a couple of blocks from Target and restaurants



Scenic location adjacent to canyon and open space trail



Clear Height 16' minimum



Drive around truck access



2.7/1,000 parking



10' x 12' grade level loading



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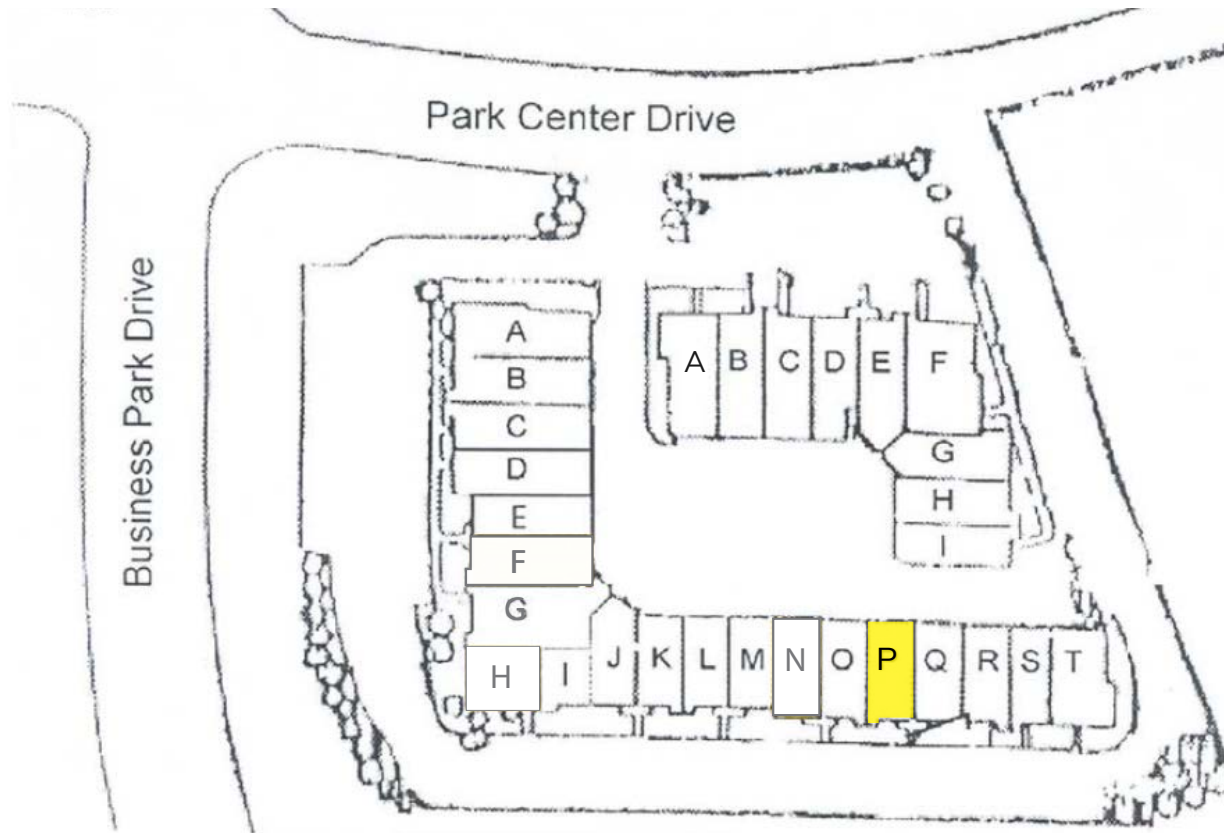
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AVAILABILITY



Suite #	Size	Build Out	Rate	Access
1185-P	1,329 SF	One Office, 85% Warehouse, One Restroom	\$1.55/SF + \$0.18/SF CAM	Available Immediately

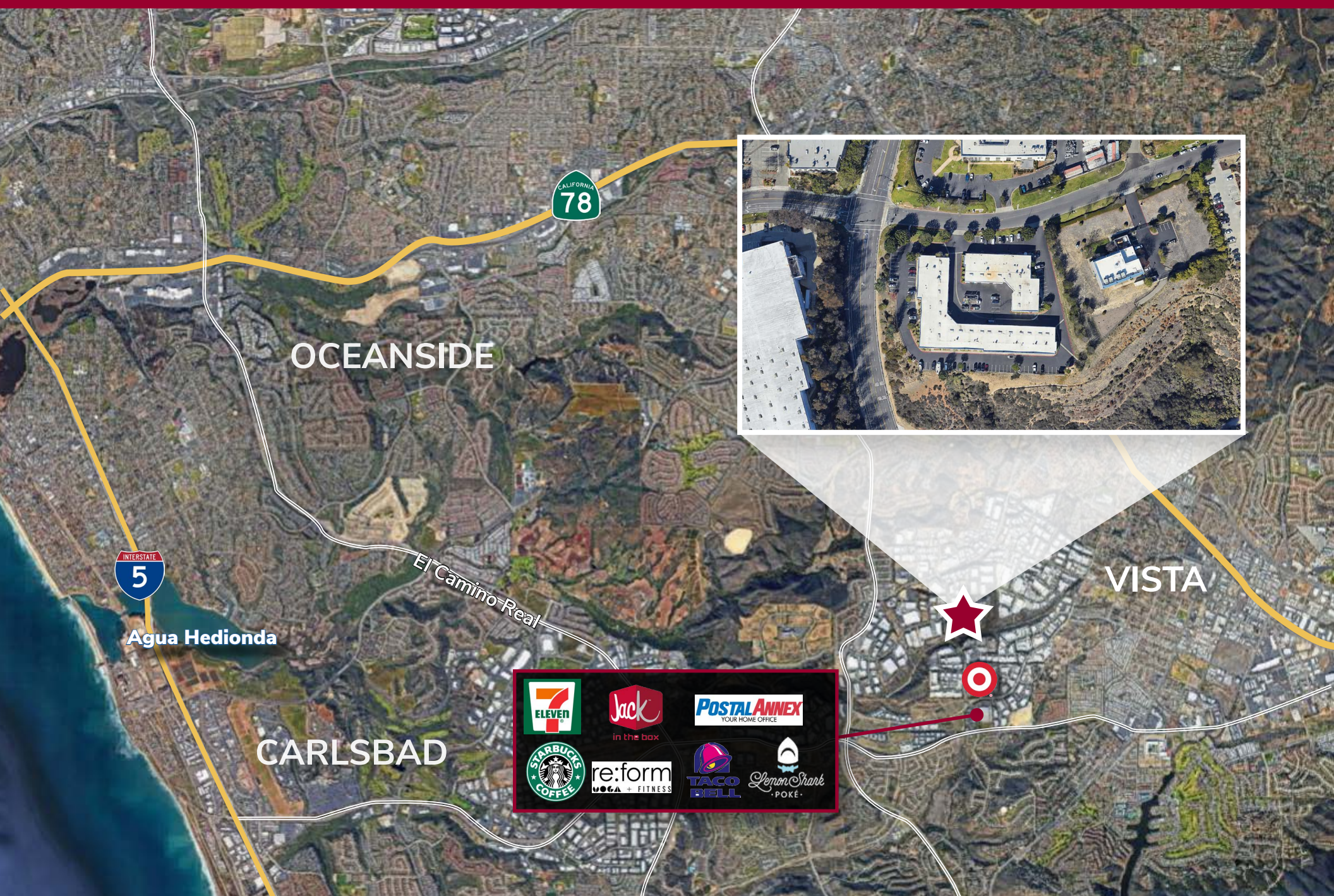
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