

# LIONSHEAD LANDING



1483-1499 POINSETTIA AVENUE // VISTA, CA // 92081

**BROKER BONUS**   
&  
**TENANT INCENTIVE**

**\$1.00/SF BROKER BONUS**

**3 MONTHS FREE ON A  
3 YR LEASE**

**(ALL DEALS MUST BE FOR  
QUALIFIED TENANTS)**

## FOR MORE INFORMATION:

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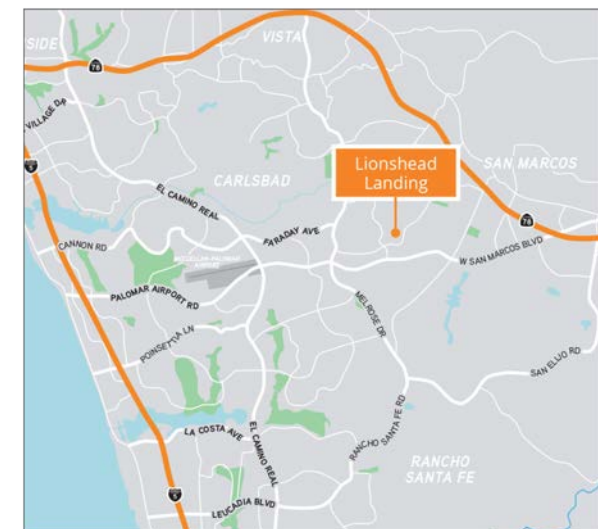
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Cushman & Wakefield  
12830 El Camino Real, Suite 100  
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cushmanwakefield.com

## PROPERTY FEATURES

- » Move-in ready industrial/flex units with high-quality office build-out
- » Within walking distance of numerous amenities and trails
- » Strategically located on the border of Vista and Carlsbad
- » 8 EV Charging Stations
- » Loading: 14' oversized roll up doors
- » Power – superior power in incubation suites
- » Parking 3.0/1,000 SF
- » Warehouse: 16'-18' ceiling heights, fully sprinklered
- » High-image finishes to enhance brand identity



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## SITE PLAN

■ OCCUPIED  
■ AVAILABLE

 CHARGING STATION



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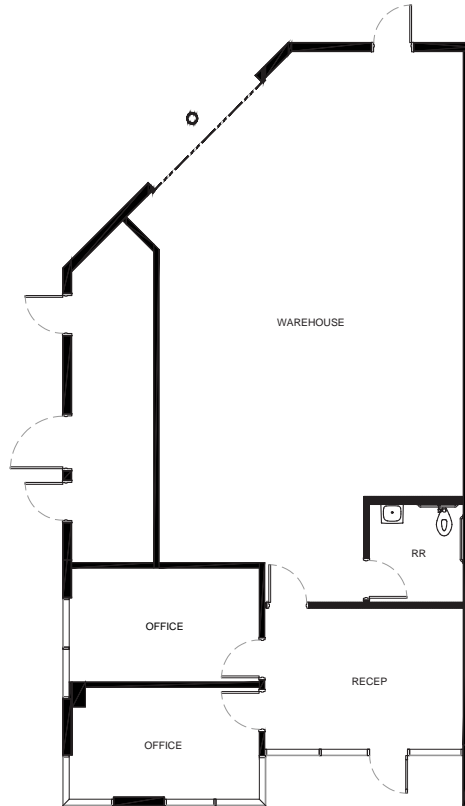
| BUILDING | SUITE | TOTAL SF | TYPE      | RATE                       | AVAILABILITY  |
|----------|-------|----------|-----------|----------------------------|---------------|
| 1485     | 105   | 1,566    | Warehouse | \$2,741.00 + \$0.54/SF NNN | April 1, 2026 |
| 1485     | 106   | 1,455    | Warehouse | \$2,546.00 + \$0.54/SF NNN | April 1, 2026 |
| 1485     | 113   | 1,551    | Warehouse | \$2,714.00 + \$0.54/SF NNN | NOW           |
| 1487     | 121   | 1,504    | Warehouse | \$2,632.00 + \$0.54/SF NNN | NOW           |
| 1487     | 128   | 1,504    | Warehouse | \$2,632.00 + \$0.54/SF NNN | June 1, 2026  |

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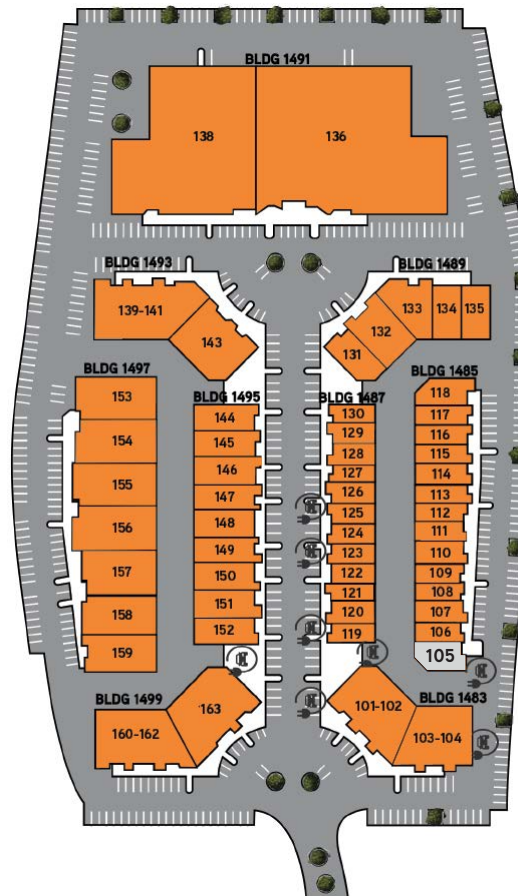


# LIONSHEAD LANDING

## FLOOR PLAN



## SITE KEY PLAN



### BLDG. 1485 / SUITE 105

- 1,566 SF
- \$2,741.00 + \$0.54/SF NNN
- Warehouse

*\*Proposed floor plan*



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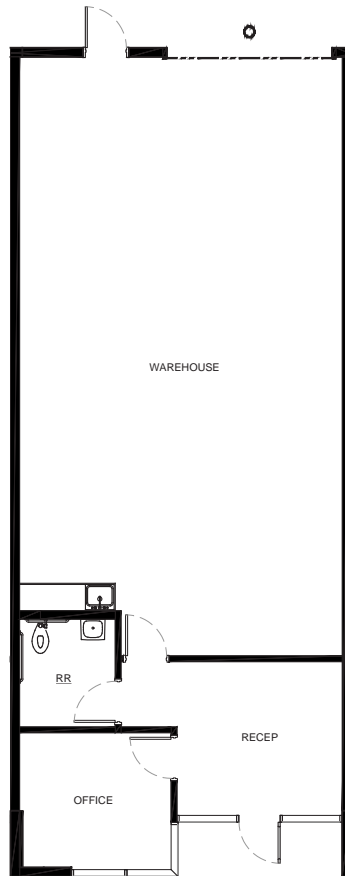
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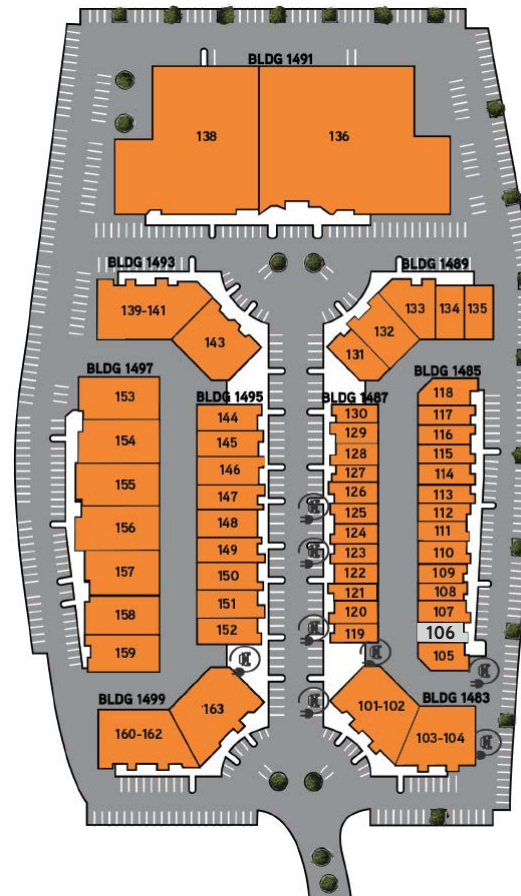


# LIONSHEAD LANDING

## FLOOR PLAN



## SITE KEY PLAN



### BLDG. 1485 / SUITE 106

- 1,455 SF
- \$2,546.00 + \$0.54/SF NNN
- Warehouse

*\*Proposed floor plan*



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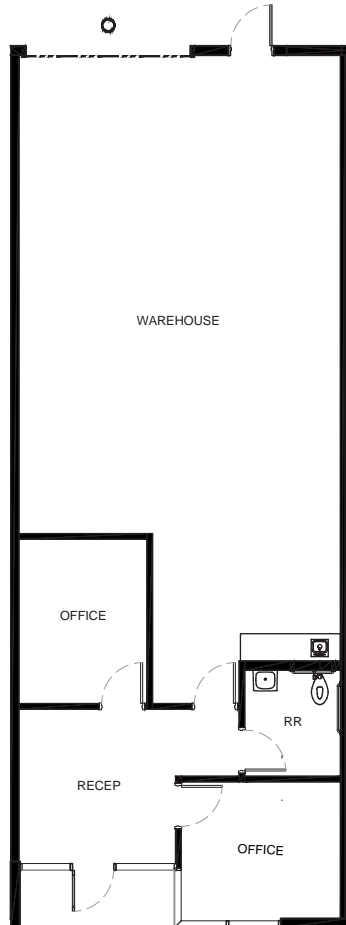
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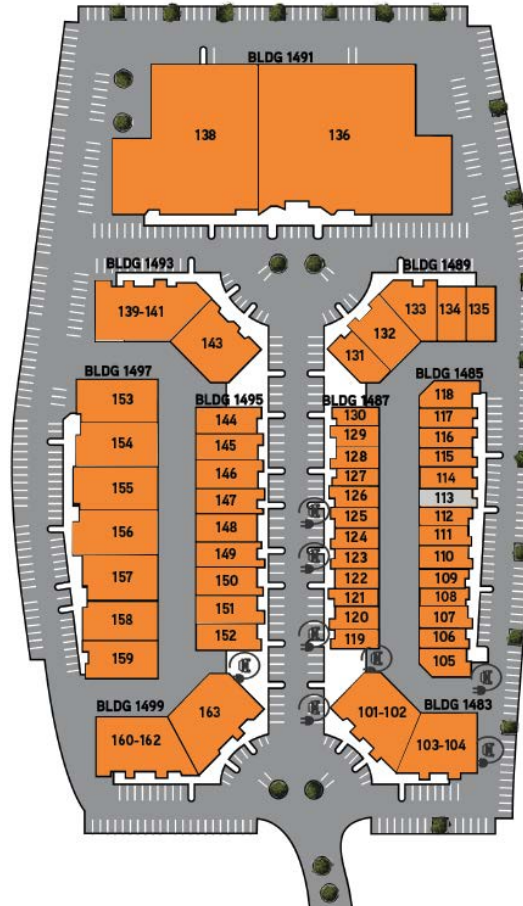


# LIONSHEAD LANDING

## FLOOR PLAN



## SITE KEY PLAN



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## BLDG. 1485 / SUITE 113

- 1,551 SF
- \$2,714.00 + \$0.54/SF NNN
- Warehouse

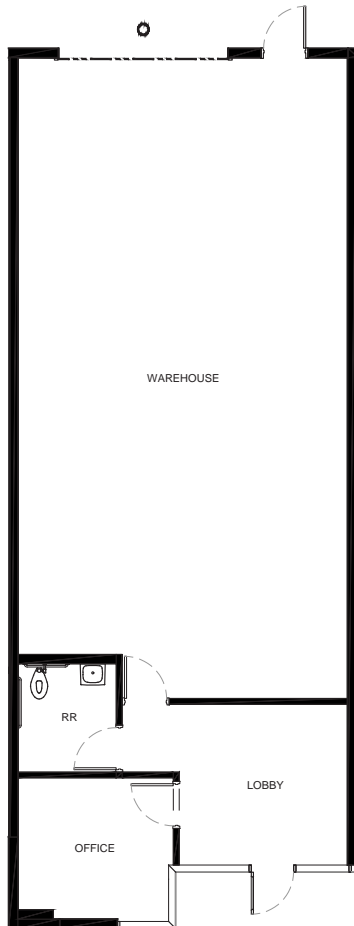
*\*Proposed floor plan*

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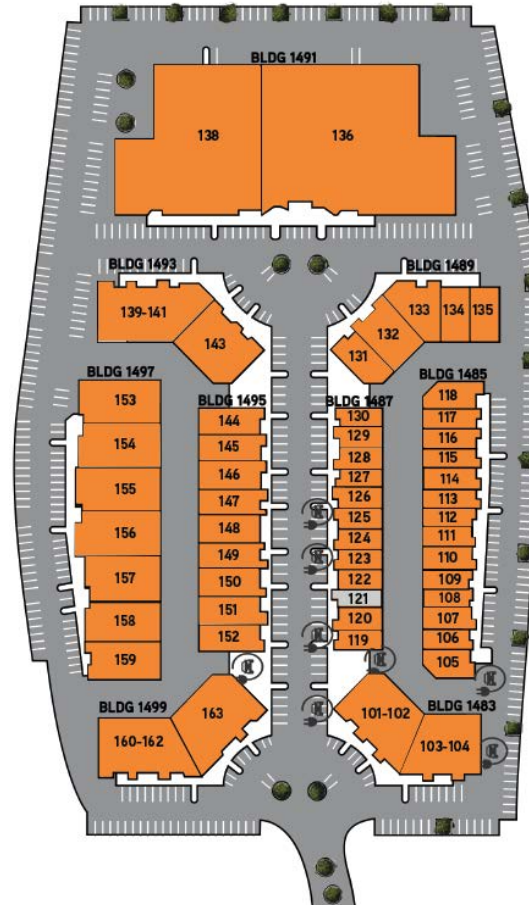


# LIONSHEAD LANDING

## FLOOR PLAN



## SITE KEY PLAN



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## BLDG. 1487 / SUITE 121

- 1,504 SF
- \$2,632.00 + \$0.54/SF NNN
- Warehouse

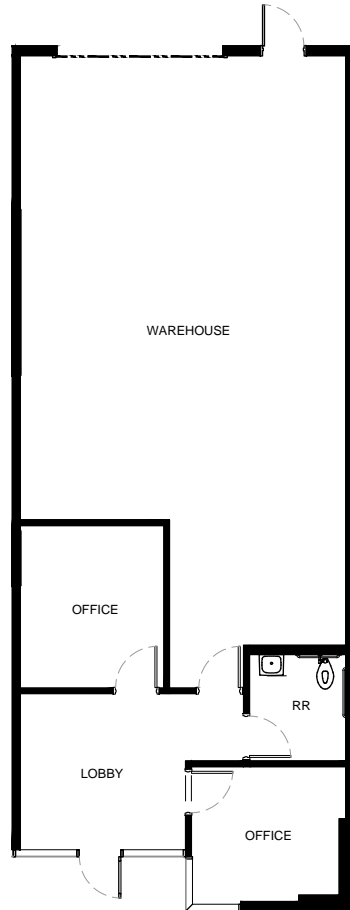
*\*Proposed floor plan*

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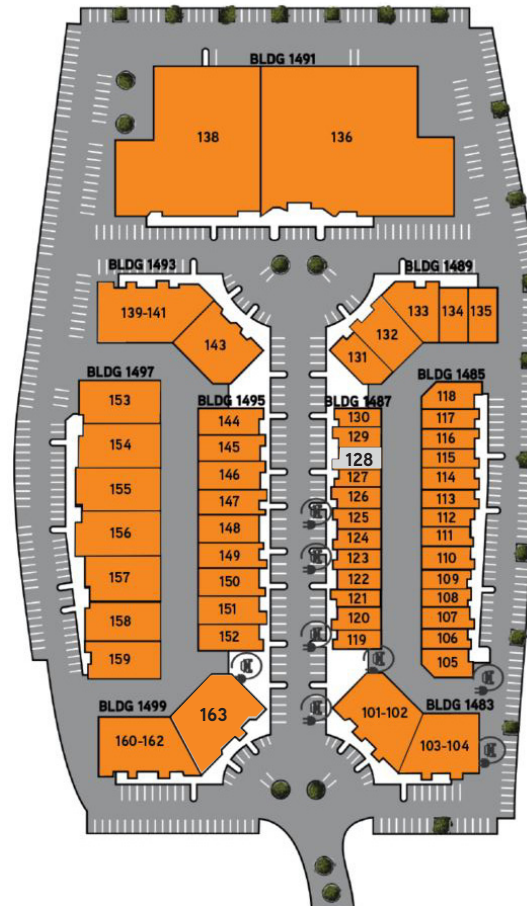


# LIONSHEAD LANDING

## FLOOR PLAN



## SITE KEY PLAN



### BLDG. 1487 / SUITE 128

- 1,504 SF
- \$2,632.00 + \$0.54/SF NNN
- Warehouse

*\*Proposed floor plan*



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# LIONSHED LANDING

## CORPORATE NEIGHBORS



PODS

UNITE HYATT

BOOTHCRAFTERS INC.  
Custom Exhibit Solutions

BACHEM

COX

US FOODS

RAYZIST

HATCH  
OUTDOORS

WatkinsWellness

roomors  
HOME FURNISHINGS

Exagen  
Patient Focused. Discovery Driven.

PRIMARCH  
MANUFACTURING

leidos

ADS  
GOLF

BATTLEMAGE  
BREWING COMPANY

Sullivan  
Since 1911  
Moving & Storage

TARGET

CS  
ILLUMINATION  
THE WALL  
NORTH COUNTY SAN DIEGO  
CLIMBING GYM

JON RENAU  
EASHAIR

2.6 miles

THE SQUARE  
at THE SQUARE

TESLA

MBE M  
The Miniature Engineering  
Craftsmanship Museum

LOCAL  
ROOTS  
KOMBUCHA

2.1 miles

PIZZA PORT  
BREWING CO.

LIONSHED  
LANDING

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