

FOR LEASE

±4,325 SF SINGLE-STORY FLEX / INDUSTRIAL SPACE

6339 NANCY RIDGE DRIVE SUITE 100 | SAN DIEGO, CA 92121

EL CAMINO BUSINESS PARK I

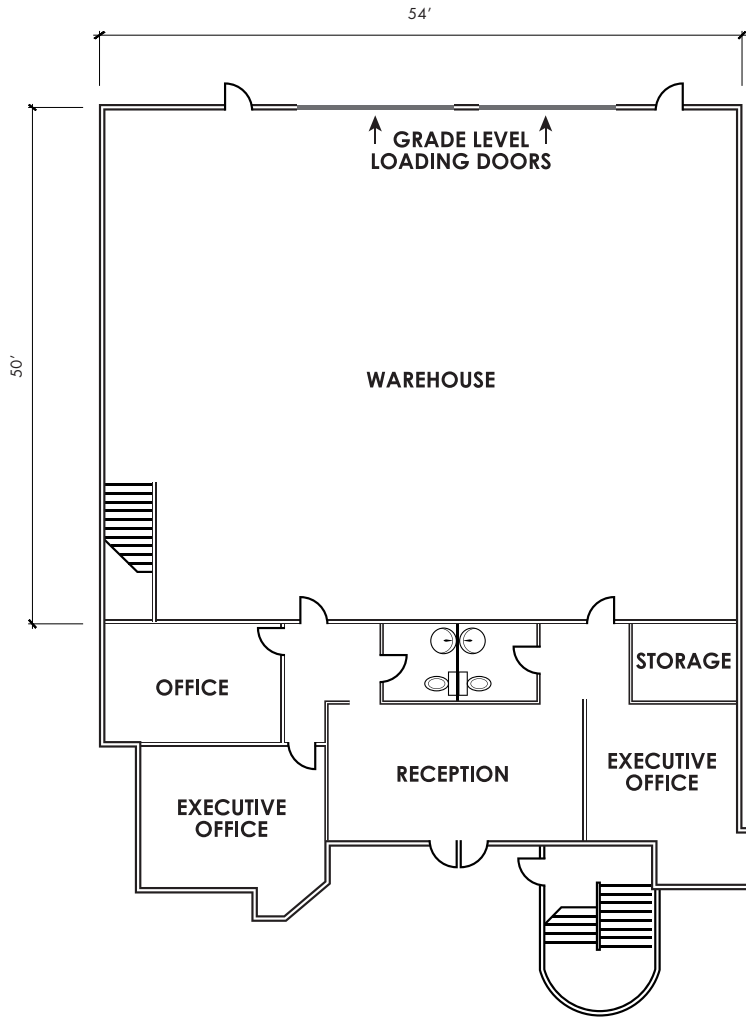
6339 NANCY RIDGE DRIVE

- ±4,325 SF available
- ±30% office / balance warehouse
- Rare single-story flex / industrial space
- Desirable fenced-in yard
- 18' clear height in warehouse
- Two (2) grade-level loading doors
- Fronts Nancy Ridge Drive
- Quiet, professional image
- Building signage available
- Secured parking area

Lease Rate: \$2.05/SF Gross

FLOORPLAN

6339 NANCY RIDGE DRIVE



±4,325 SF



18' CLEAR
HEIGHT



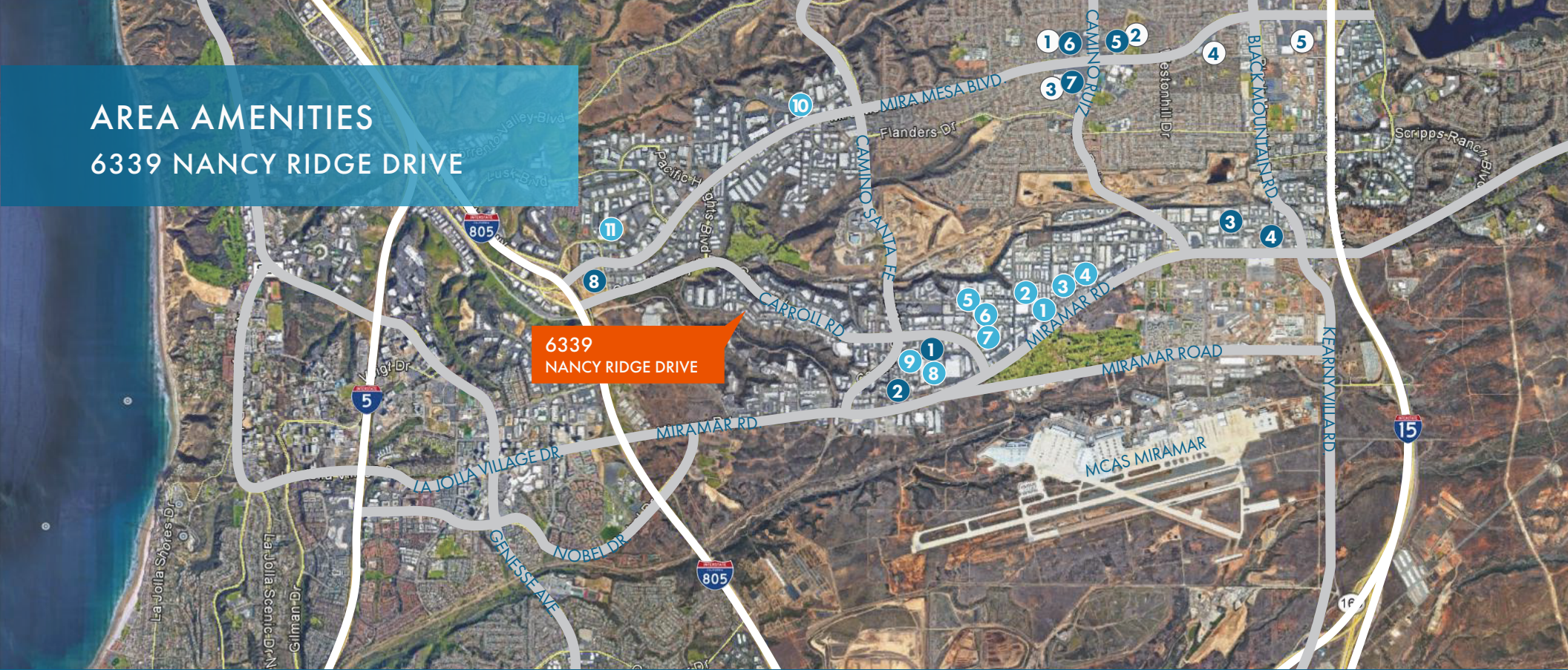
SECURED PARKING
AREA



FENCED-IN
YARD

AREA AMENITIES

6339 NANCY RIDGE DRIVE



**6339
NANCY RIDGE DRIVE**

ENTERTAINMENT

1. AleSmith Brewing Company
2. Mike Hess Brewing Company
3. Little Miss Brewing
4. Mikkeller Brewing San Diego
5. Ballast Point
6. Pure Project
7. DuckFoot Brewing Company
8. Saint Archer Brewing
9. 32 North Brewing Company
10. Karl Strauss Brewing Company
11. Green Flash Brewing Company

FOOD / DRINK

1. Cutwater Spirits
2. Starbucks
Better Buzz Coffee
Jack in the Box
Abbeys BBQ
Denny's
Carl's Jr.
3. Poonjabi Tandoor
4. Pho 46
Kolbeh
Smack'n Grill
5. Jollibee
Carl's Jr.
IHOP
6. Panda Express
Manna BBQ
Red Lobster
Crab Hut
Little Sakana Sushi
L&L Hawaiian BBQ
Chipotle
Coixan Mexican Food
Robeks Smoothies
7. Broken Yolk Cafe
Sayulitas Mexican Food
Pizza Hut
8. Chick-fil-A
Rubio's Costar Grill

SHOPPING

1. Vons
Michael's
Sprouts
Marshall's
Bed Bath & Beyond
2. Walgreens
99 Cents Store
3. Target
Hobby Lobby
Big 5 Sporting Goods
4. Rite Aid
5. Smart & Final Extra
FedEx Print & Ship Center
Barnes & Noble
Old Navy



EL CAMINO BUSINESS PARK I



WAREHOUSE AREA



CONFERENCE ROOM



WAREHOUSE AREA

±4,325 SF SINGLE-STORY FLEX OPPORTUNITY

6339 NANCY RIDGE DRIVE
SAN DIEGO, CA 92121



For information or to tour the property, please contact:

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