

±2,539 SF INDUSTRIAL SUITE FOR SUBLEASE AT SCRIPPS RANCH COMMERCE PARK



10060 CARROLL CANYON RD.
SUITE 102, SAN DIEGO, CA 92131

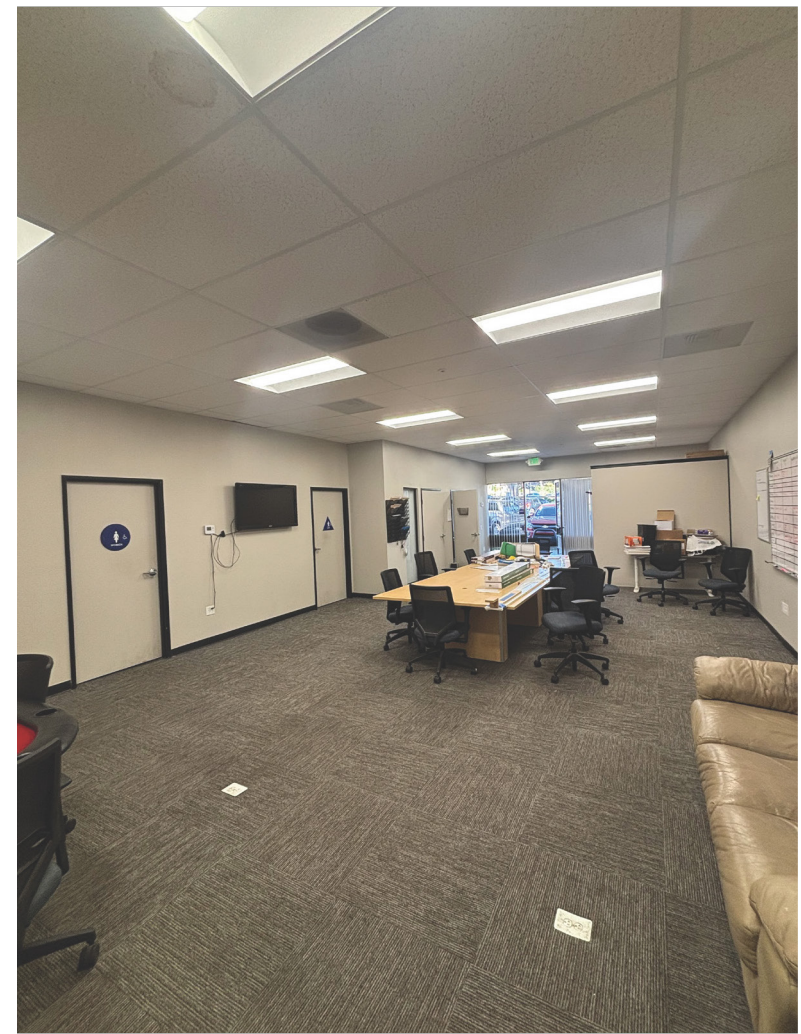
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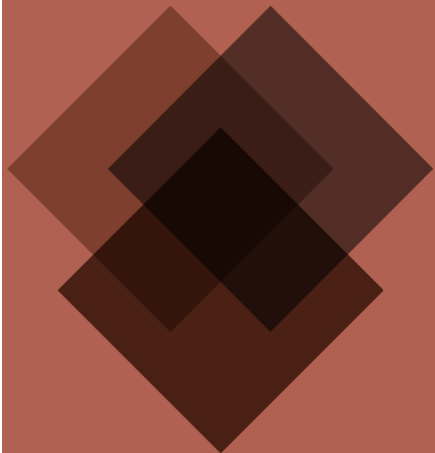
PROJECT FEATURES

- Multi-Tenant Industrial Park totaling 115,500 SF
- Great Street Exposure
- 14 ½' Clearance
- Grade Level Loading
- HVAC Upgraded Offices
- Locally Managed
- Immediate Freeway Access to I-15
- IP-2-1 Zoning
- Solar Roof Upgrades



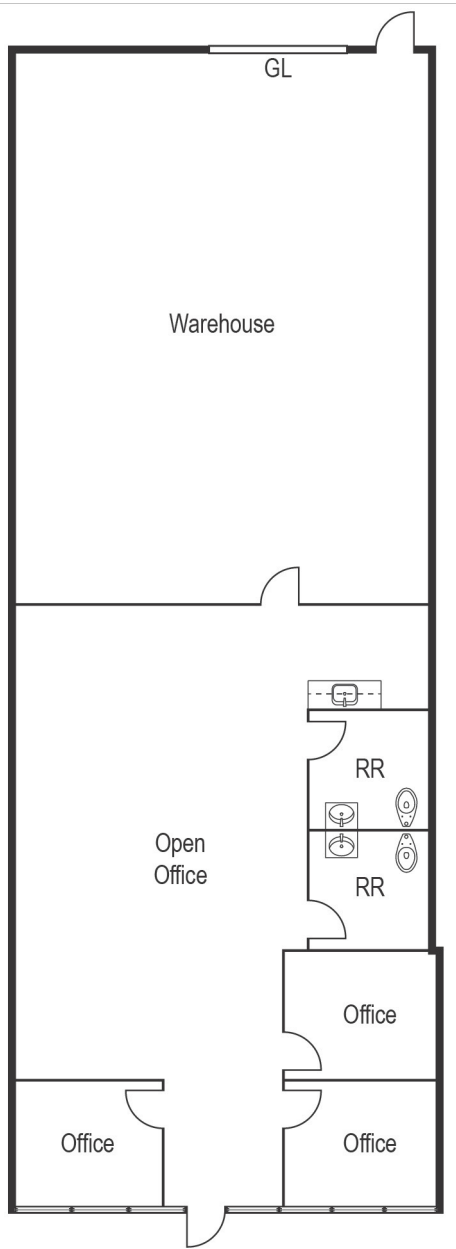
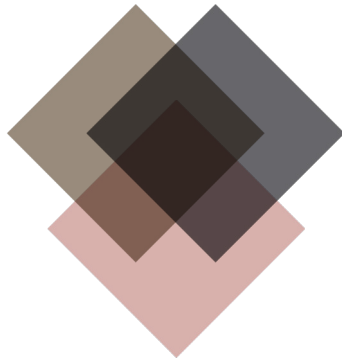
AVAILABILITY

ADDRESS	SIZE	RENT	AVAILABLE	TO SHOW	COMMENTS
10060 Carroll Canyon Rd. Suite 102	2,539 SF	\$1.74 NNN	Available with 30 Days Notice	Appointment. Call Broker.	60% Office; 1 Grade Level Door. Sublease Term Through January 31, 2027.



FLOOR PLAN 10060

CARROLL CANYON RD.
SUITE 102



SIZE	2,539 SF
LEASE RATE	\$1.74 NNN (PROMO for 1st month)
AVAILABLE	30 Days Notice
TO SHOW	Appointment. Call Broker.
COMMENTS	60% Office; 1 Grade Level Door. Sublease Term Through January 31, 2027.



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