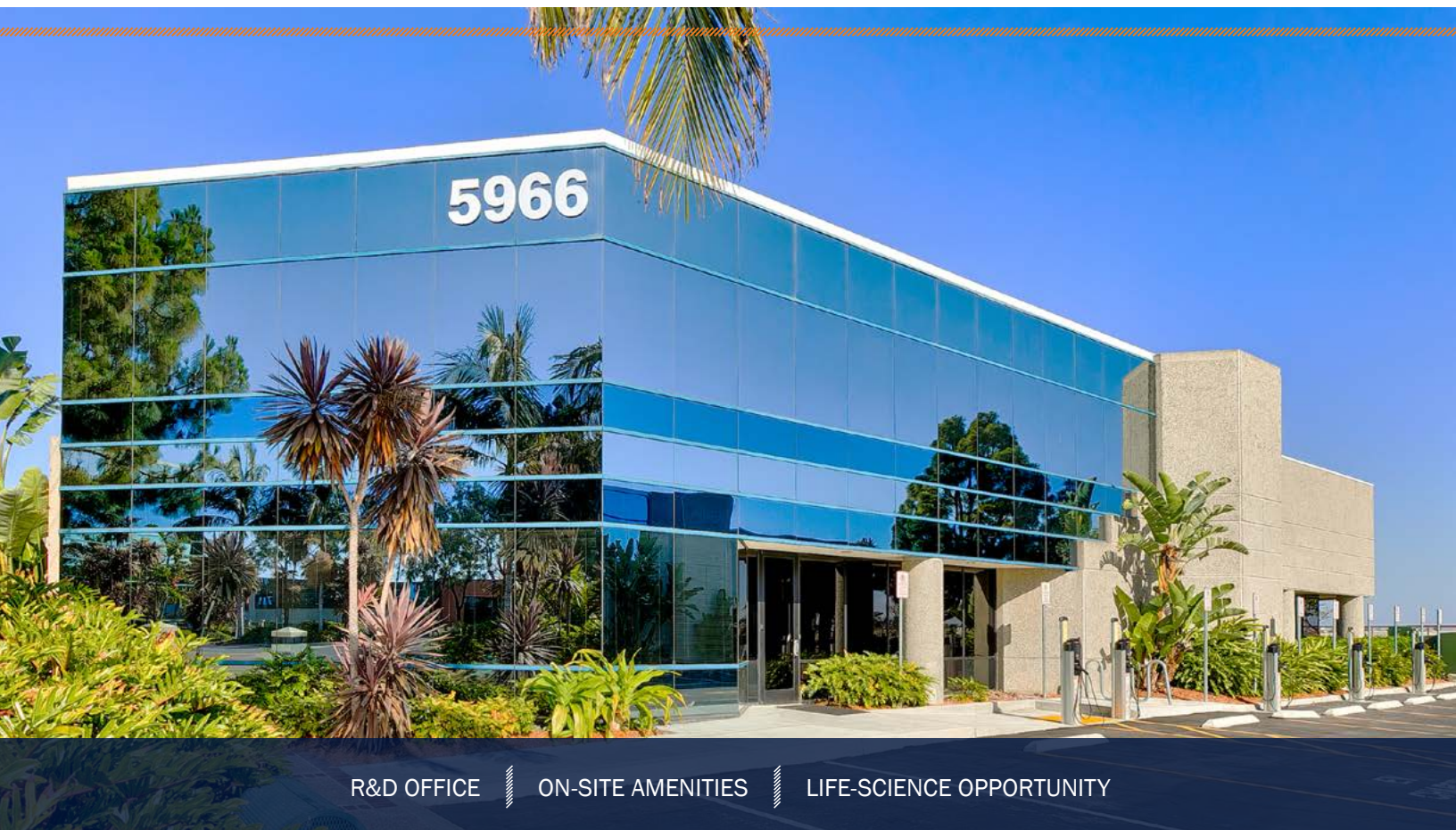




THE CAMPUS CARLSBAD

5966 LA PLACE COURT
CARLSBAD, CA 92008



The Campus Carlsbad...Delivering the Needs of an Organization and its Employees

The Campus Carlsbad (TCC) is comprised of three professional office and corporate headquarter buildings in a park like setting strategically located within the Carlsbad Research Center and the beautiful seaside community of Carlsbad, California. TCC is located within close proximity to a wealth of retail, recreation and entertainment options. The overall project design and numerous amenities within are designed to increase job satisfaction, productivity and performance while improving the overall ability for employers to attract and retain employees. Ultimately, all of this translates to the bottom line.

Key Features



Free Public Wifi



High Speed Fiber



Access to Airport



Close to Freeway



Nearby Amenities



THE CAMPUS CARLSBAD
EXCEPTIONAL AMENITIES & ACCESS



Travel Distances



Downtown
San Diego
34.4 miles



Carlsbad
Village
7.0 miles



San Diego Intl'
Airport
35.3 miles



Carlsbad McClellan
Reg. Airport
2.1 miles



Interstate 5
3.4 miles



Highway 78
4.9 miles



Carlsbad Beach
4.0 miles

THE CAMPUS CARLSBAD

- 68,639 RSF Flex building
- 15,194 RSF Available
- Lease rate: Negotiable NNN (NNN = \$0.47)
- Available Now
- 3.61/1,000 SF parking ratio.
- Power: 400 amps, 277/480 V, 3Ph
- Single-tenant office space & Corporate Headquarters / R&D / Life Science.
- Located within the prestigious Carlsbad Research Center.
- Adjacent to McClellan-Palomar Airport with easy access to I-5 via Palomar Airport Road & Cannon Road.
- Close proximity to retail, restaurants, fitness center, library and housing.
- The courtyard has been transformed into an Asian Fusion inspired botanical garden.
- Exterior kitchen/barbeque facilities.
- AT&T High-Speed Fiber Optic Connectivity
- EV Parking.
- On-site cafe (www.campuscafeonline.com).
- Shower and locker facilities.
- 24 hour card key access system.
- Energy efficient.
- Tenant improvement dollars available for efficient, customized improvements.
- Building and monument signage available for tenant identity.



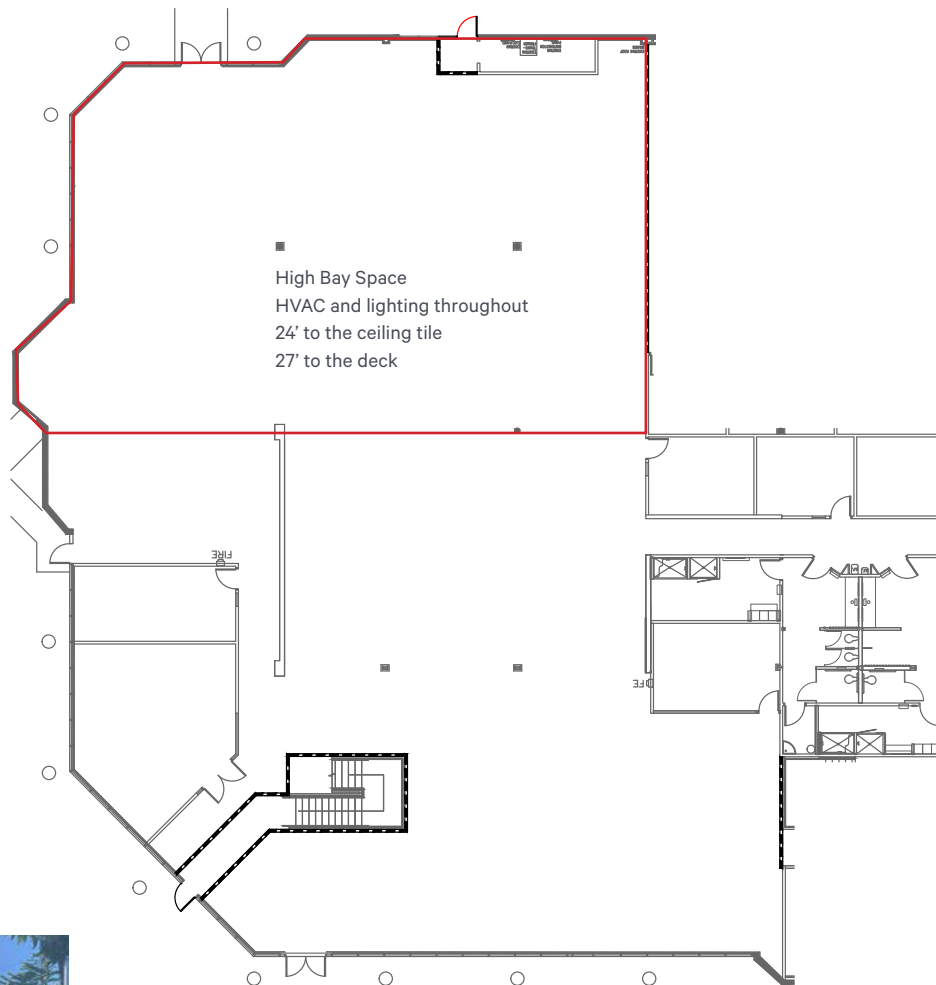
AVAILABILITY & FLOOR PLANS

5966 La Place Court-Suite 170 | 15,194 RSF

Flex / R&D / Office Space

Lease rate: Negotiable NNN (NNN = \$0.47)

600 amps, 277/480 volts



Tenant to verify dimensions and that space is equipped to fit their needs.

THE CAMPUS CARLSBAD



Leasing Information



Aric Starck
+1 760 431 4211
aric.starck@cushwake.com
LIC # 01325461

Alex Bush
+1 760 302 6343
alex.bush@cushwake.com
LIC # 02298794

©2026 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE. COE-PM-West-09.1.2026