

FOR LEASE

SPEC LIGHT  
LAB SPACES  
AVAILABLE  
NOW



Fenton  
TECHNOLOGY PARK

San Diego, California 92121

Colliers



# FENTON TECHNOLOGY PARK

FENTON TECHNOLOGY PARK, SAN DIEGO 92121

**ASKING RATE: \$3.65 NNN**

## PROJECT DETAILS

- Fiber optics access
- Private in-suite restrooms
- Flexible floor plates
- Outdoor eating areas
- Shipping and receiving
- Abundant parking with serene canyon views
- Nets \$.40/SF
- 4% management fee

## SUITE DETAILS

- Safety shower/eye wash
- TC /equipment room
- Lab sink
- Light lab spaces
- Mix of office and flex lab spaces
- Break room
- Coffee bar

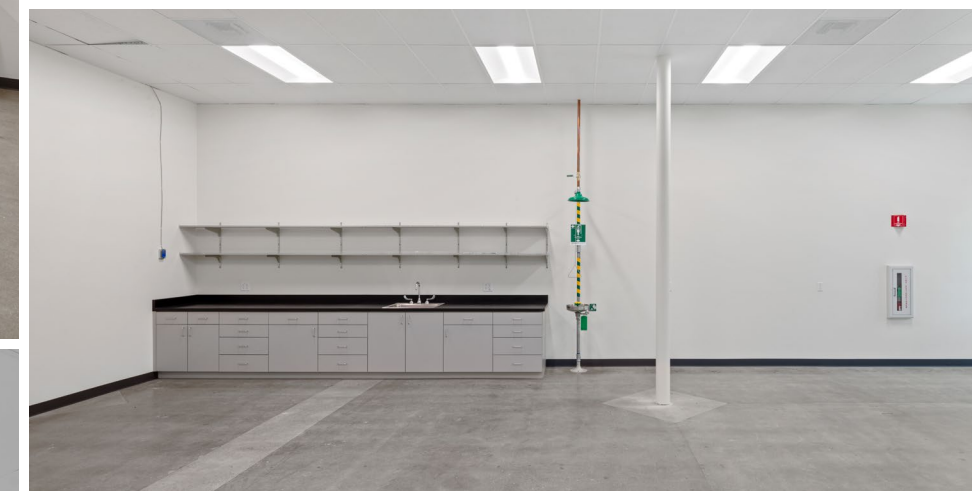
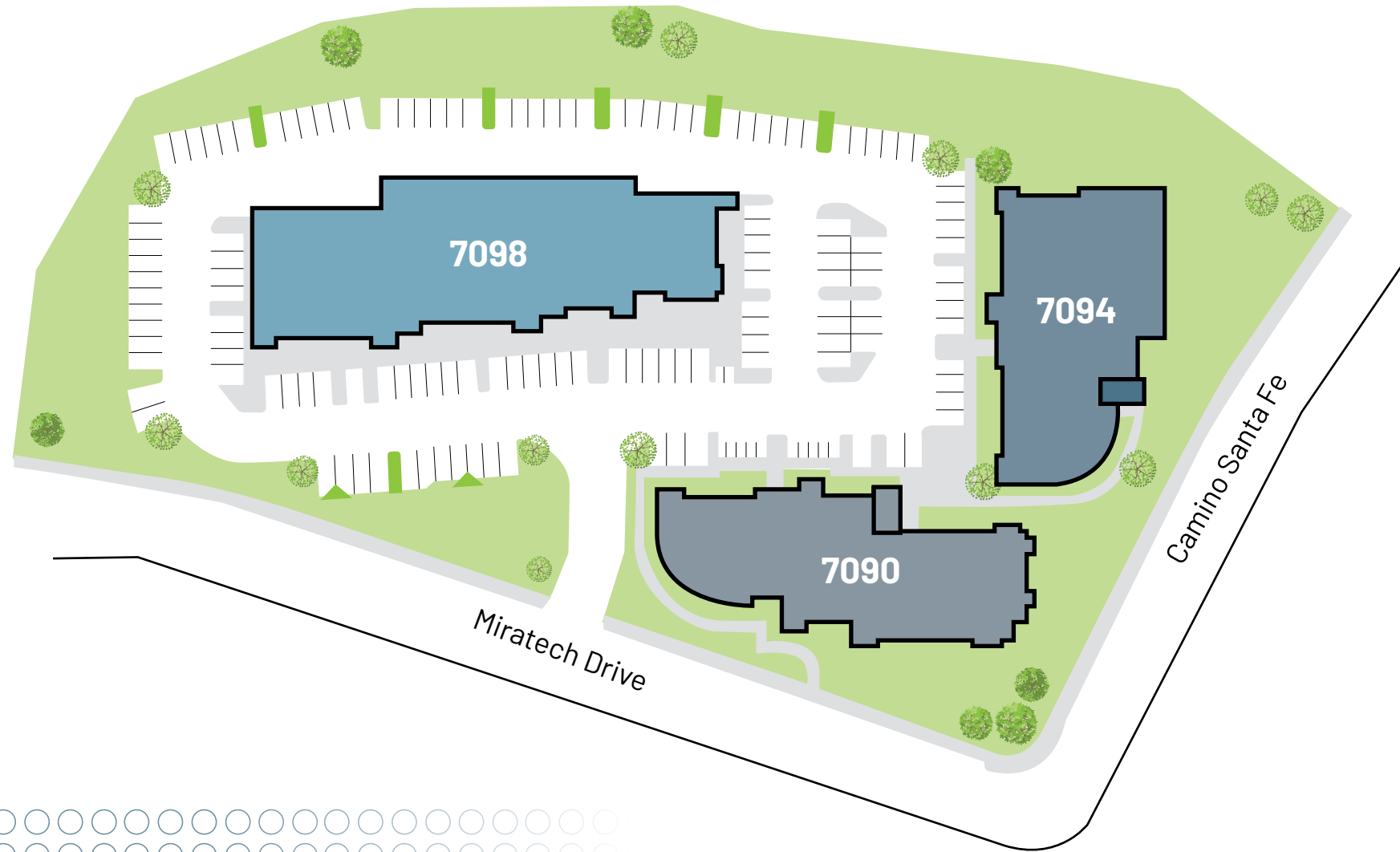
## UNLOCK ULTIMATE OPTIONALITY

- Individual benches and fume hoods available for rent at landlord's standard cost for rent



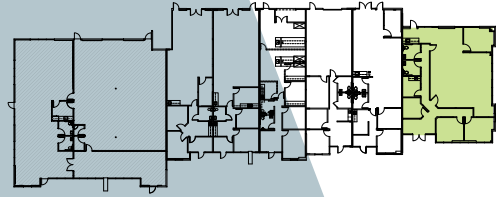
# SITE PLAN

7090, 7094 & 7098 MIRATECH DRIVE, SAN DIEGO

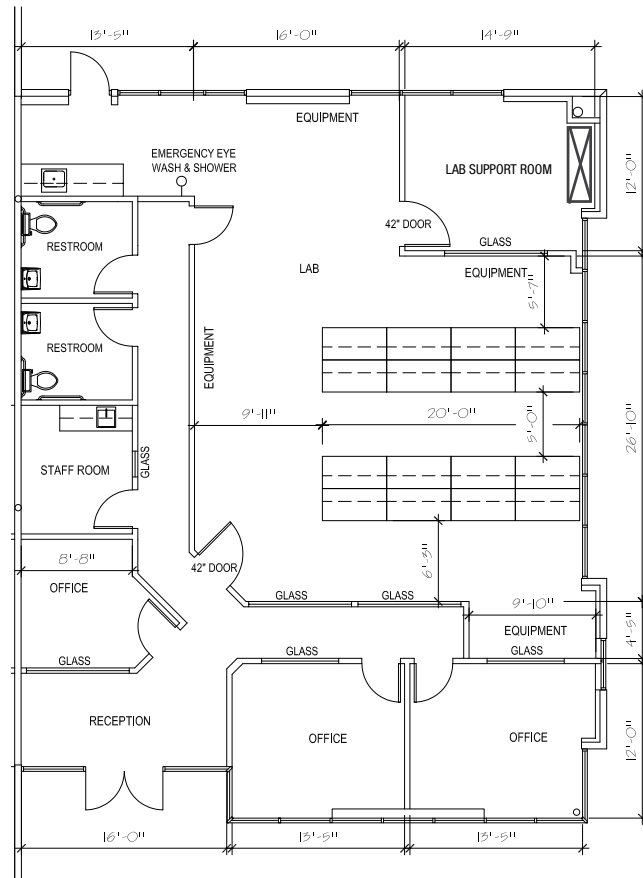


# FLOOR PLANS

7098 MIRATECH DRIVE, SAN DIEGO



**Suite #100**  
2,633 SF



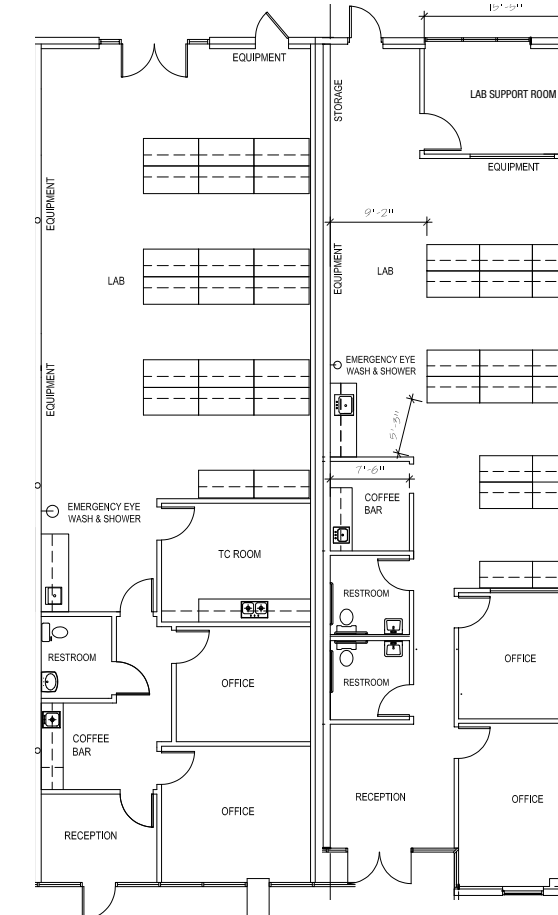
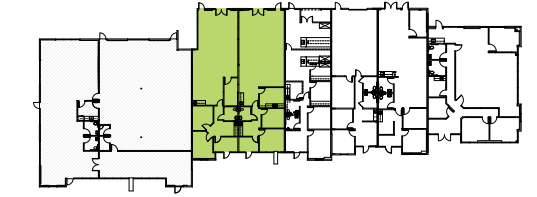
## 7098

AVAILABLE NOW

- Suite 100: 2,633 SF
- Existing 6' fume hood in lab support room

# FLOOR PLANS

7098 MIRATECH DRIVE, SAN DIEGO



**Suite #140**  
2,052 SF

**Suite #130**  
2,052 SF

## 7098

AVAILABLE NOW

- Suite 130: 2,052 SF
- Move-in ready spec lab

## 7098

AVAILABLE NOW

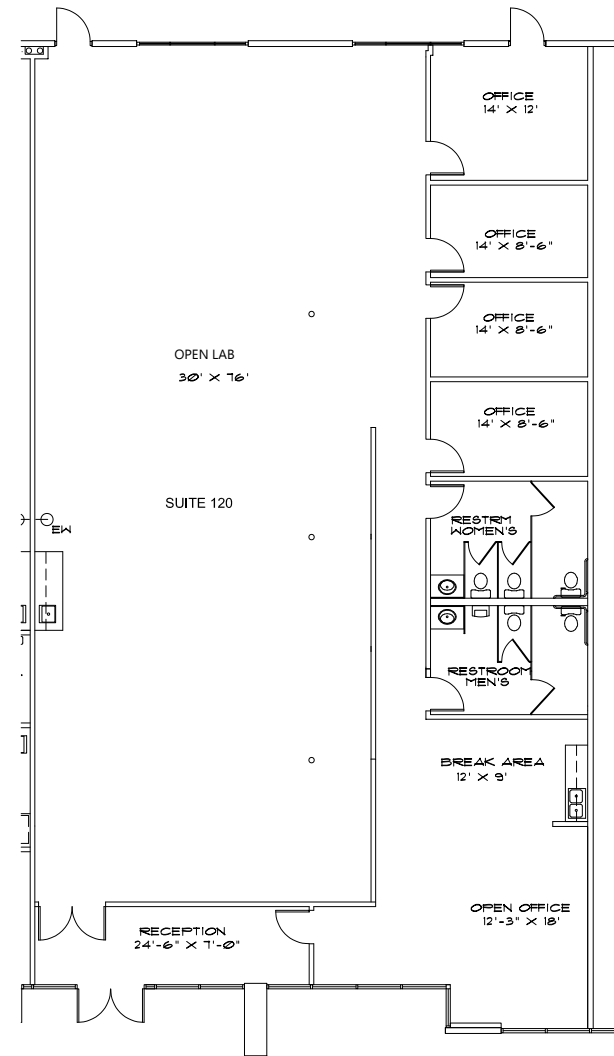
- Suite 140: 2,052 SF

\*CONTIGUOUS UP TO 4,104 SF

# FLOOR PLANS

9810 SUMMERS RIDGE ROAD, SAN DIEGO

Suite #120  
4,544 SF



## 9810

AVAILABLE NOW

- Suite 120: 4,544 SF
- Move-in ready spec lab

NETS \$0.44 / SF

4% MANAGEMENT FEE

# AREA AMENITIES

FENTON TECHNOLOGY PARK, SAN DIEGO 92121



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**Fenton**  
TECHNOLOGY PARK



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