



LOMAS PACIFIC I&II

9619 CHESAPEAKE DRIVE & 9444 FARNHAM STREET

9619





LOMAS PACIFIC I&II

9619 CHESAPEAKE DRIVE & 9444 FARNHAM STREET

9619 CHESAPEAKE DR.

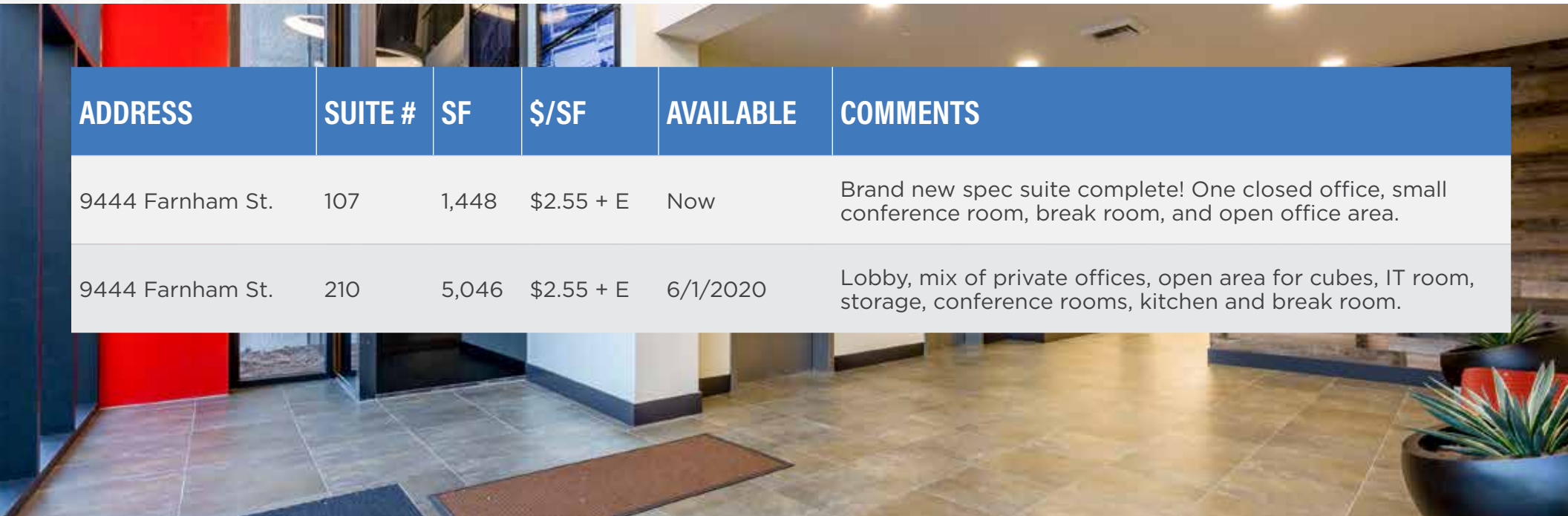
44,599 RSF

9444 FARNHAM ST.

43,176 RSF



ADDRESS	SUITE #	SF	\$/SF	AVAILABLE	COMMENTS
9444 Farnham St.	107	1,448	\$2.55 + E	Now	Brand new spec suite complete! One closed office, small conference room, break room, and open office area.
9444 Farnham St.	210	5,046	\$2.55 + E	6/1/2020	Lobby, mix of private offices, open area for cubes, IT room, storage, conference rooms, kitchen and break room.





PROJECT FEATURES



**BUILDING TOP SIGNAGE
OPPORTUNITY**



4 / 1,000 USF PARKING RATIO



SHOWERS ON-SITE



**OUTDOOR SEATING/
MEETING AREAS**



**EXCELLENT INGRESS/EGRESS
TO I-15 AND CA-52**



**WALKING DISTANCE TO RETAIL
AMENITIES AND PUBLIC TRANSIT**



STREET PARKING AVAILABLE

RENOVATION HIGHLIGHTS



REPAINTED EXTERIORS AND NEW
ENTRY FAÇADE ON EACH BUILDING



COMPLETELY RENOVATED
RESTROOMS



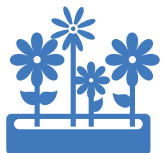
NEW MODERN LOBBIES



NEW DIGITAL DIRECTORY



UPDATED COMMON AREAS
AND CORRIDORS



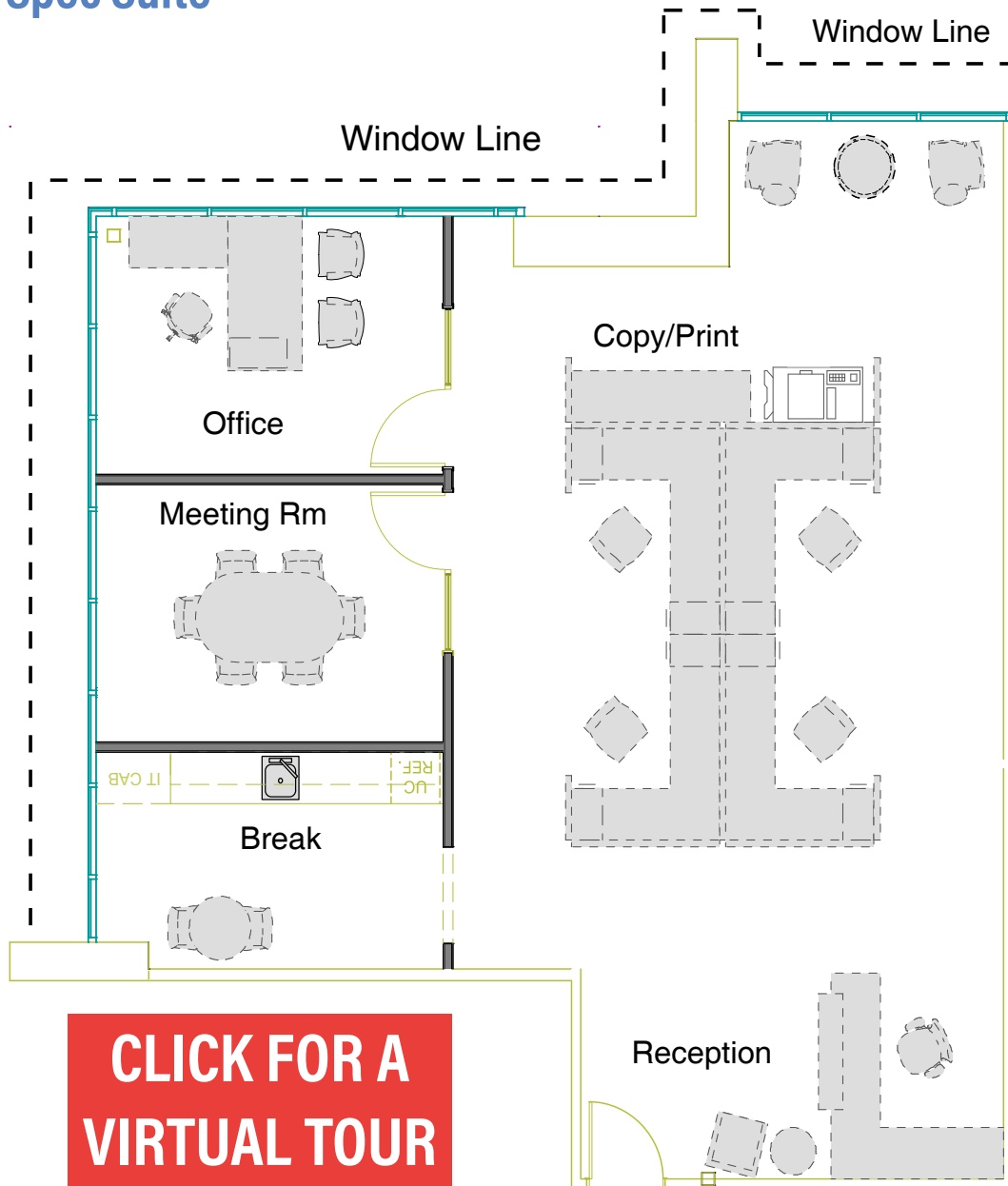
UPDATED LANDSCAPING



SUITE 107 | 1,448 SF

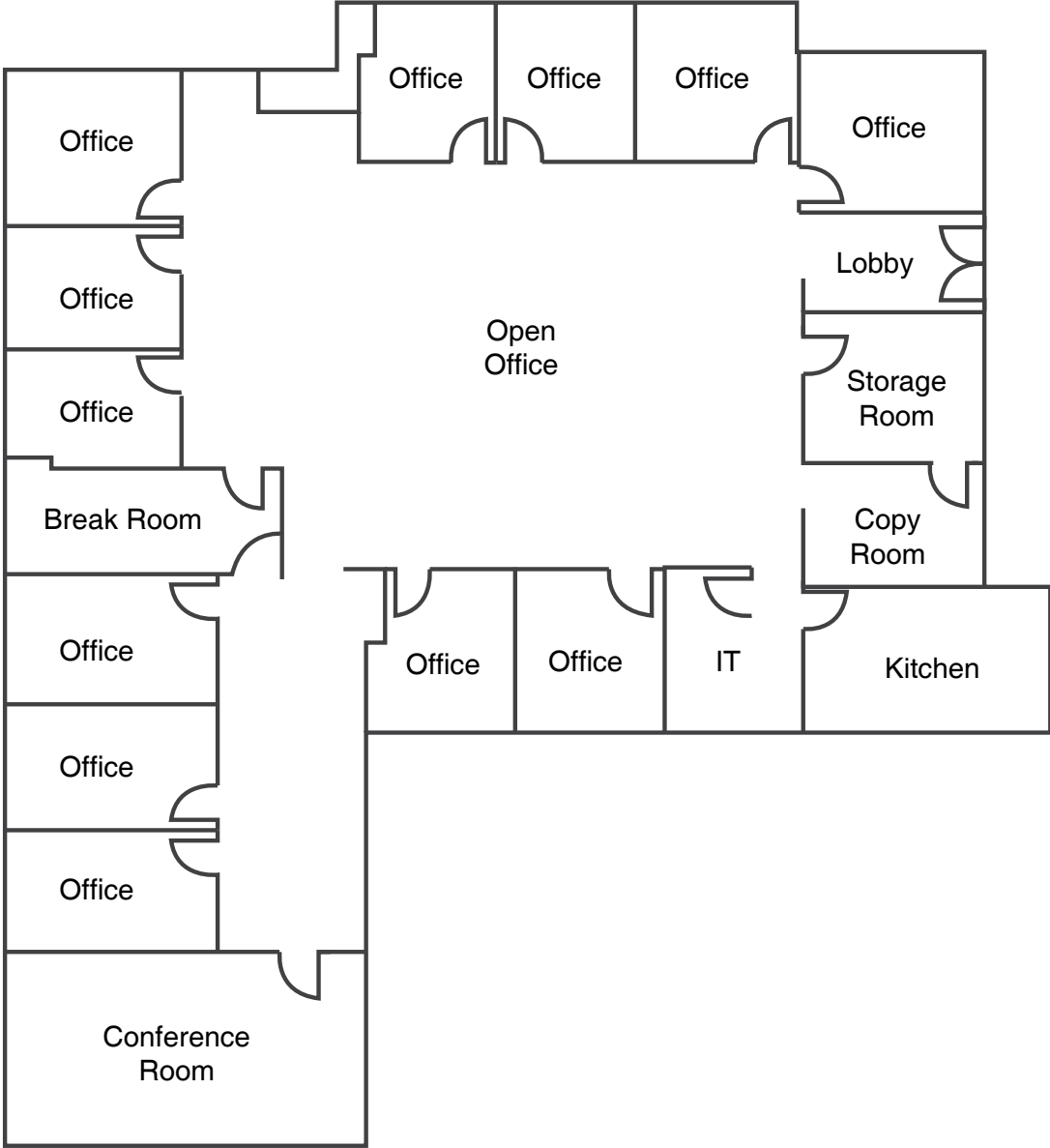
Available Now | \$2.55/SF Plus Electricity

Spec Suite

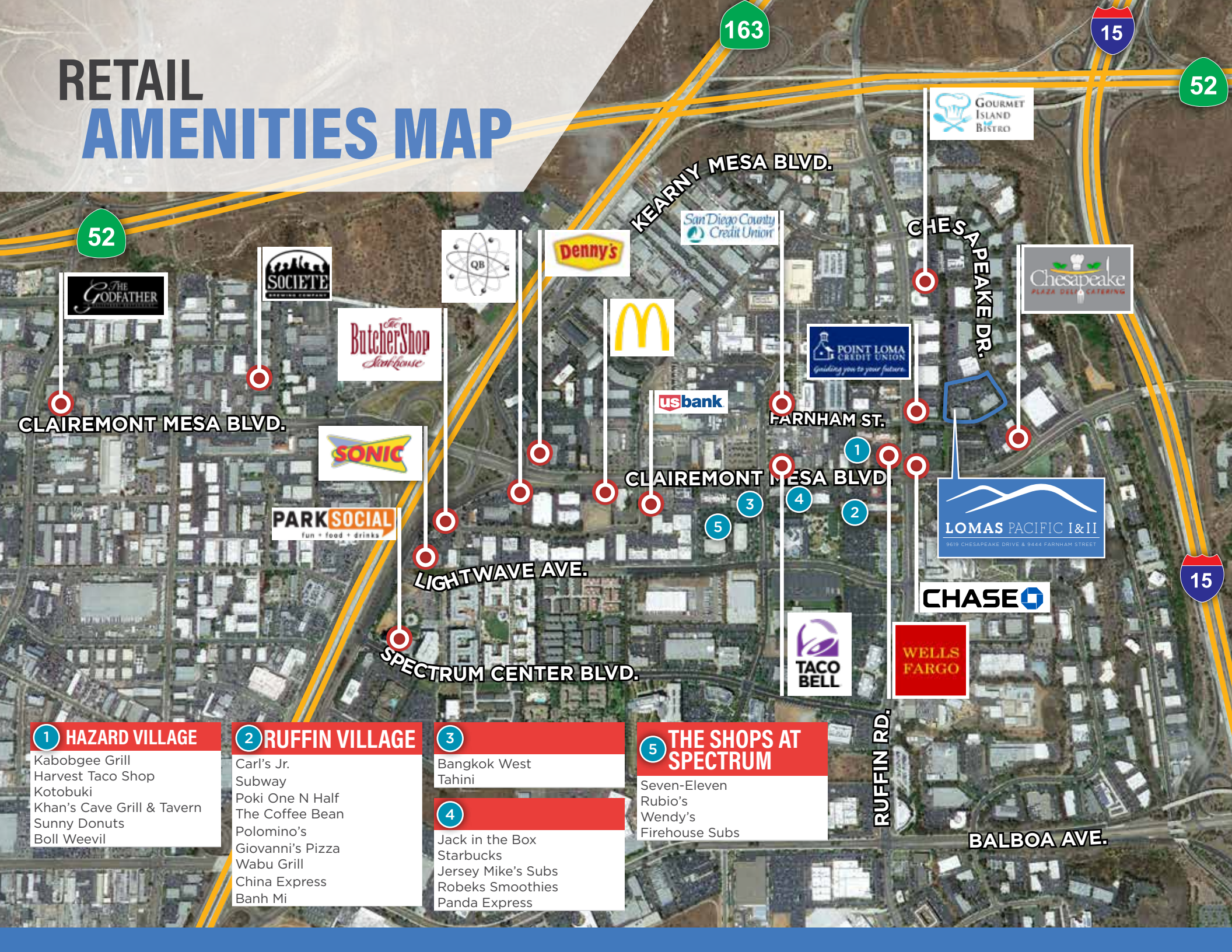


SUITE 210 | 5,046 SF

Available Now | \$2.55/SF Plus Electricity



RETAIL AMENITIES MAP



52

163

15

52

15

CLAIREMONT MESA BLVD.

CLAIREMONT MESA BLVD

LIGHTWAVE AVE.

SPECTRUM CENTER BLVD.

KEARNY MESA BLVD.

CHESAPEAKE DR.

FARNHAM ST.

RUFFIN RD.

BALBOA AVE.



- 1 HAZARD VILLAGE**
- Kabobgee Grill
 - Harvest Taco Shop
 - Kotobuki
 - Khan's Cave Grill & Tavern
 - Sunny Donuts
 - Boll Weevil

- 2 RUFFIN VILLAGE**
- Carl's Jr.
 - Subway
 - Poki One N Half
 - The Coffee Bean
 - Polomino's
 - Giovanni's Pizza
 - Wabu Grill
 - China Express
 - Banh Mi

- 3**
- Bangkok West
 - Tahini
- 4**
- Jack in the Box
 - Starbucks
 - Jersey Mike's Subs
 - Robeks Smoothies
 - Panda Express

- 5 THE SHOPS AT SPECTRUM**
- Seven-Eleven
 - Rubio's
 - Wendy's
 - Firehouse Subs



LOMAS PACIFIC I&II

9619 CHESAPEAKE DRIVE & 9444 FARNHAM STREET



BILL CAVANAGH

+1 858 546 5460
bill.cavanagh@cushwake.com
CA Lic. 00905262

DUNCAN DODD, SIOR

+1 858 546 5459
duncan.dodd@cushwake.com
CA Lic. 01064314

MIKE NOVKOV

+1 858 546 5412
mike.novkov@cushwake.com
CA Lic. 01890388

4747 Executive Drive, 9th Floor
San Diego, CA 92121
P +1 858 546 5400 | F +1 858 630 6320
cushmanwakefield.com