

BROKER
INCENTIVES*

LA JOLLA CORPORATE CENTER

3252 & 3262 HOLIDAY COURT
LA JOLLA, CA 92037

LEASING CONTACTS:

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**CUSHMAN &
WAKEFIELD**

project location



PACIFIC OCEAN

UCSD

LA JOLLA CORPORATE CENTER

SHOPS AT LA JOLLA

LA JOLLA VILLAGE SQUARE

FUTURE TROLLEY STOPS

Westfield

project features



Covered Parking Available (\$65/Stall)
Free Surface Level Parking



Transit Oriented Within
Walking Distance to the Trolley



Food, Fitness, Hotel, Entertainment
& Shopping Within Walking Distance



Direct Connection to UCSD
& VA Medical Center Within
Walking Distance



Excellent Visibility &
Freeway Access



Coffee Cart On-Site

connectivity



Direct connection to 500,000 square feet of two neighborhood retail centers



Direct Connection to UCSD, Retail & Future Trolley Station

SHOPS AT LA JOLLA



LA JOLLA VILLAGE SQUARE



area amenities



Multiple local amenities near campus



ABUNDANCE OF AMENITIES WITHIN A ONE MILE DISTANCE OF THE PROJECT

COSTA VERDE CENTER - 5 MIN DRIVE



WESTFIELD UTC - 7 MIN DRIVE



connectivity



DIRECT CONNECTION TO DOWNTOWN & UTC



FROM
DOWNTOWN
TO UTC
A 28 Minute
Trolley
Travel Time



NEW BROKER INCENTIVES!*

TOUR

\$100 Gift Card

PROPOSAL

\$250 Gift Card

LEASE EXECUTION

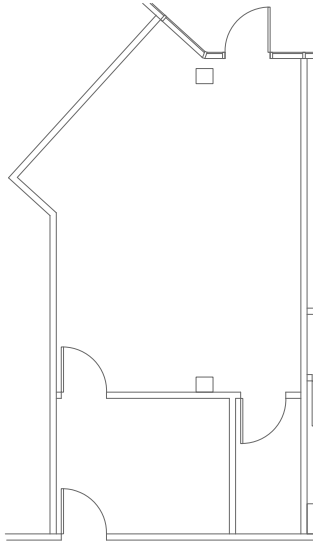
1 Night Stay for 2 @
Rancho Valencia Resort & Spa



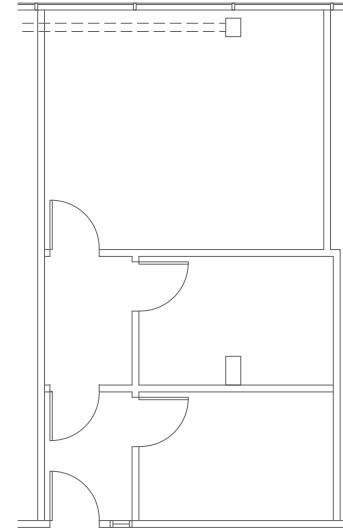
**SUBJECT TO CREDITWORTHINESS OF TENANT*

floor plans

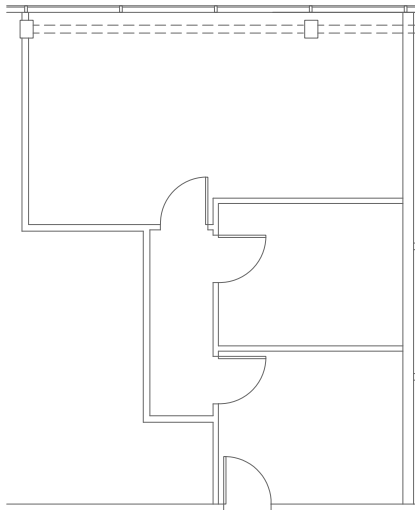
3252 HOLIDAY COURT



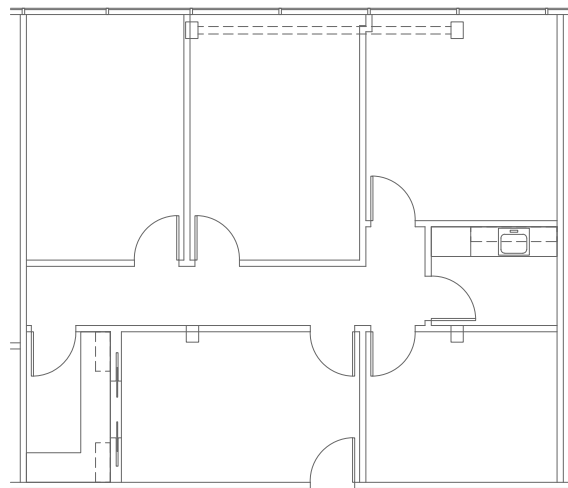
SUITE 101 - 632 SF



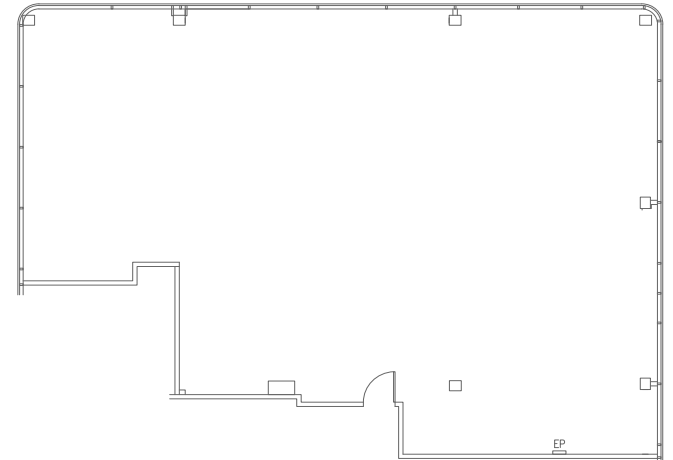
SUITE 103 - 646 SF



SUITE 105 - 662 SF



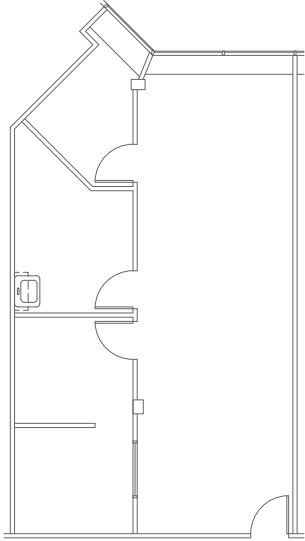
SUITE 108 - 1,374 SF



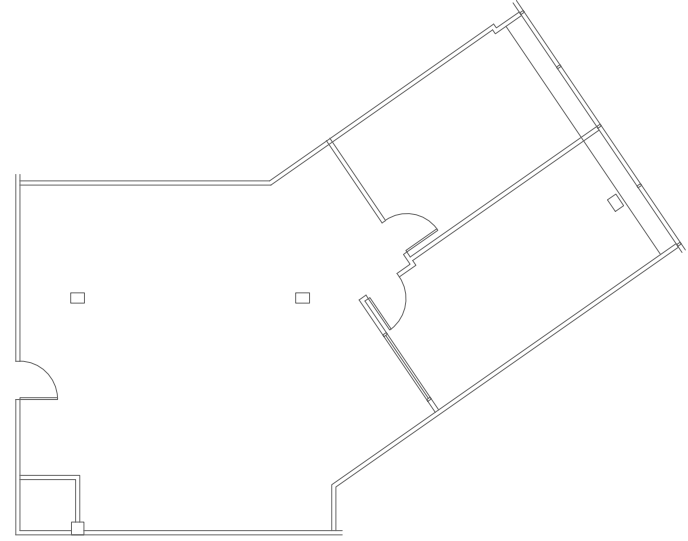
SUITE 116 - 2,628 SF

floor plans

3252 HOLIDAY COURT



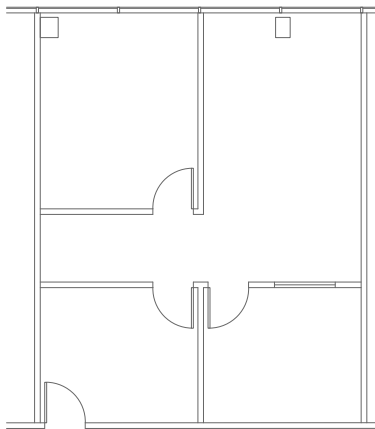
SUITE 211 - 887 SF



SUITE 221 - 1,376 SF



3262 HOLIDAY COURT



SUITE 204 - 870 SF

project photos



renovated common areas



excellent visibility

contact



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[View Site Specific COVID-19 Prevention Plan](#)

