

BROKER BONUS!
2 YEAR MINIMUM

FOR LEASE

SAN MARCOS PLAZA

330-340 RANCHEROS DRIVE, SAN MARCOS, CA 92069

EXECUTIVE SUITES, RETAIL/FLEX & OFFICE SPACE



JOHN ORLANDO

760.448.2455

jorlando@lee-associates.com

DRE #01248992



LEE &
ASSOCIATES

COMMERCIAL REAL ESTATE SERVICES

MONIQUE MEDLEY

760.448.2438

mmedley@lee-associates.com

DRE #01212444

No warranty or representation is made to the accuracy of the foregoing information. Terms of sale, lease and availability are subject to change or withdrawal without notice. Any of the foregoing information will need to be separately verified by Buyer.

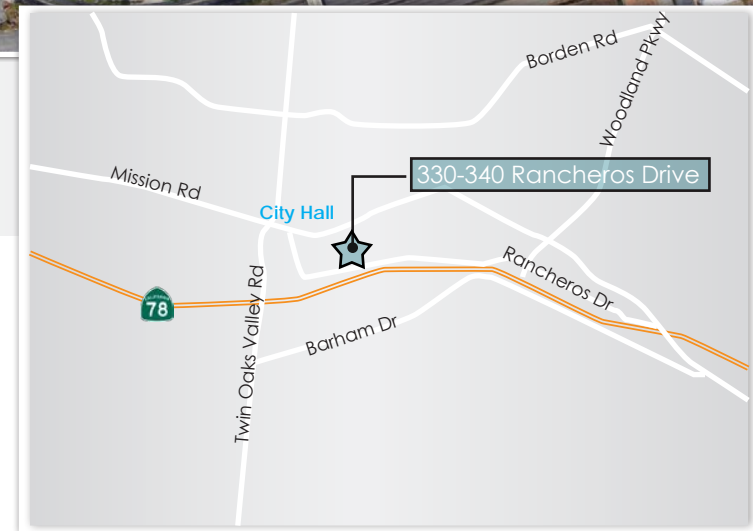
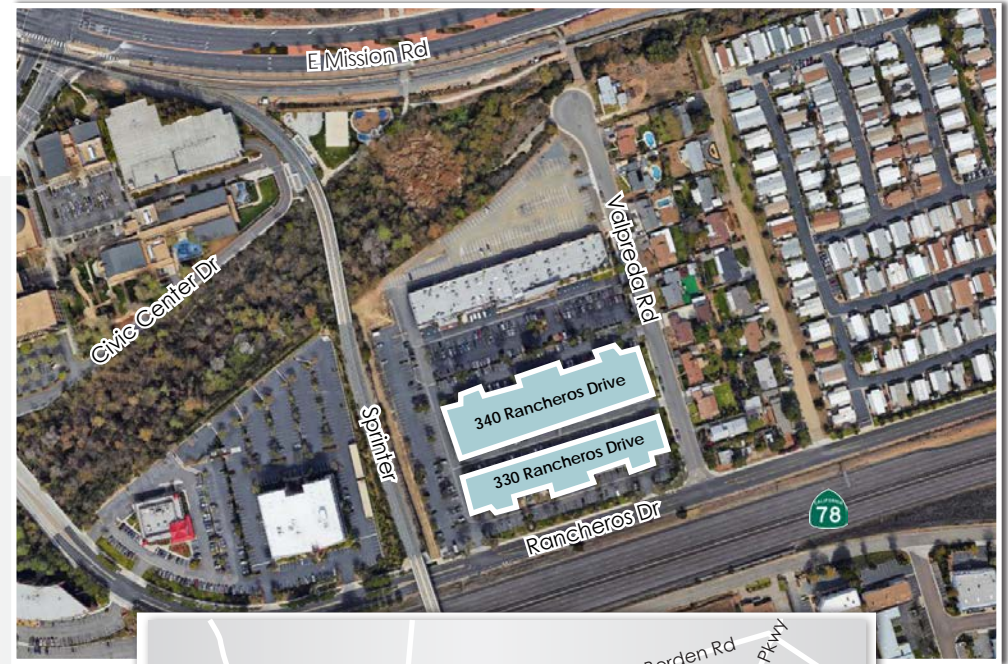
FOR LEASE

SAN MARCOS PLAZA

330-340 RANCHEROS DRIVE, SAN MARCOS, CA 92069

PROPERTY FEATURES

- Direct 78-Freeway Visibility
- Easy Access from Twin Oaks/78 off ramp
- Retail, Office and Industrial Showroom Availabilities
- Monument and Facade Signage Opportunities
- Close to Numerous Restaurant and Retail Options, San Marcos Civic Center and Cal State San Marcos
- Creative Tenant Improvement Options
- Best Value for Freeway Visible Suites



JOHN ORLANDO
760.448.2455
jorlando@lee-associates.com
DRE #01248992

 LEE &
ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

MONIQUE MEDLEY
760.448.2438
mmedley@lee-associates.com
DRE #01212444

FOR LEASE

SAN MARCOS PLAZA

330-340 RANCHEROS DRIVE, SAN MARCOS, CA 92069

Executive Suites

Bldg.	Suite	Sq. Ft.	Sq. Ft.	Comments
330	202	1,287	\$1.35 G + T	3 Offices/Large Reception Area/Files-Storage Area
330	210	1,424	\$1.35 G + T	Large Room/1 Small Office
330	212/214	1,177	\$1.35 G + T	1 Large Office
330	218	473	\$1.35 G + T	2 Offices

**Some Suites Can Be Combined*

**Office Gross Includes Electricity, Tenant Pays Telephone/Data.*

Office Space

Bldg.	Suite	Sq. Ft.	Sq. Ft.	Comments
330	238	1,406	\$1.15 + U	Reception/Large Work Area/Storage Area
330	250	3,029	\$1.00 + U	Reception/3 Offices/Kitchen/Restroom/Large Open Area w/Built in Cubicles
340	260	5,775	*\$0.60 + U	Multiple Offices/Window Line

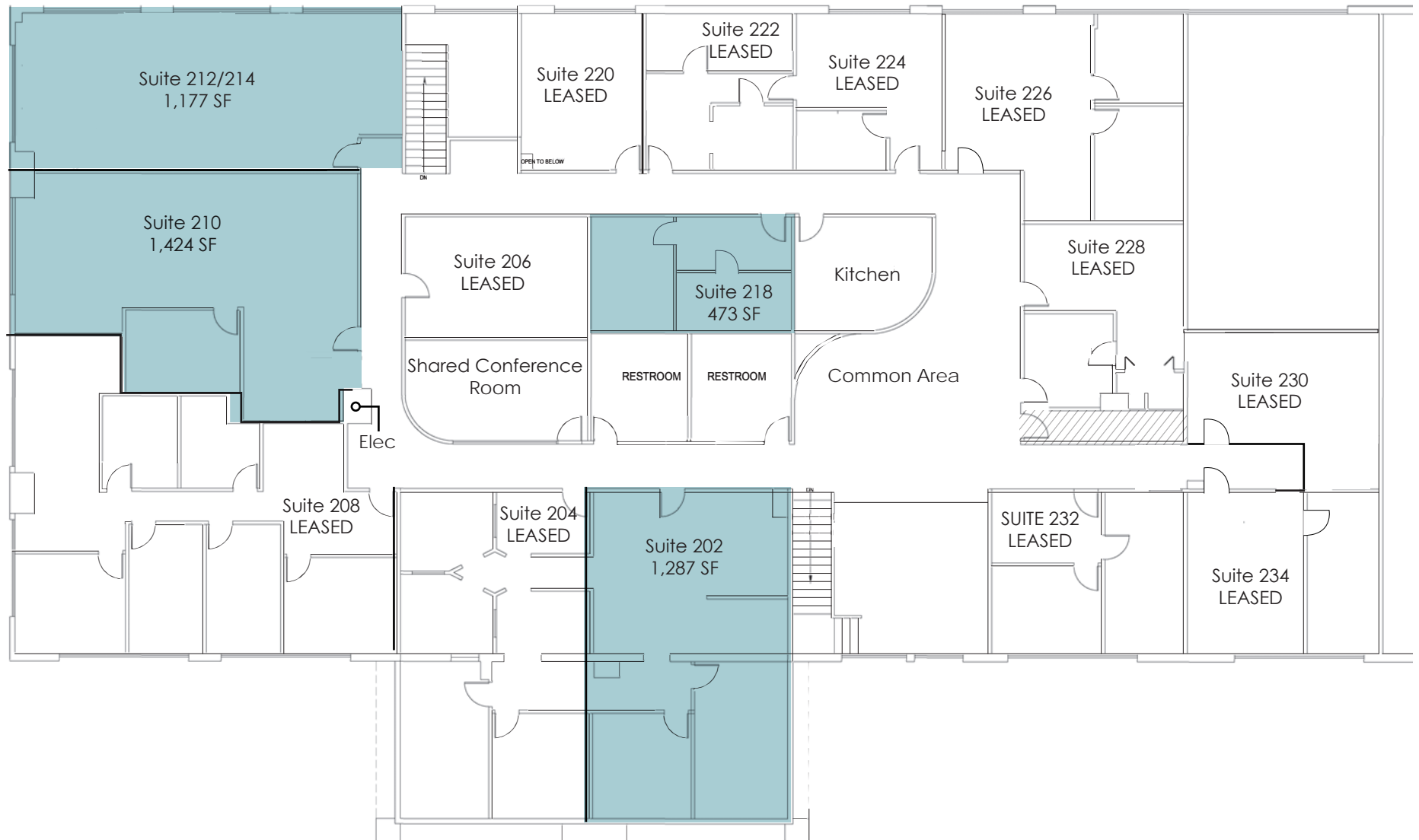
**As-is Condition*

FOR LEASE

SAN MARCOS PLAZA

330-340 RANCHEROS DRIVE, SAN MARCOS, CA 92069

Executive Suites



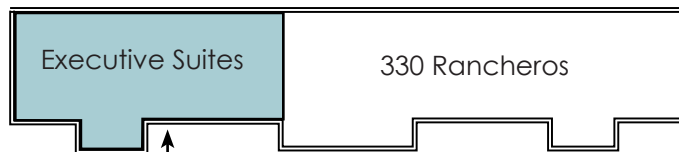
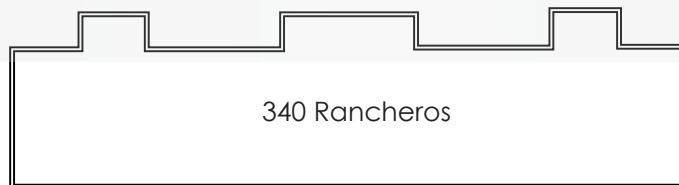
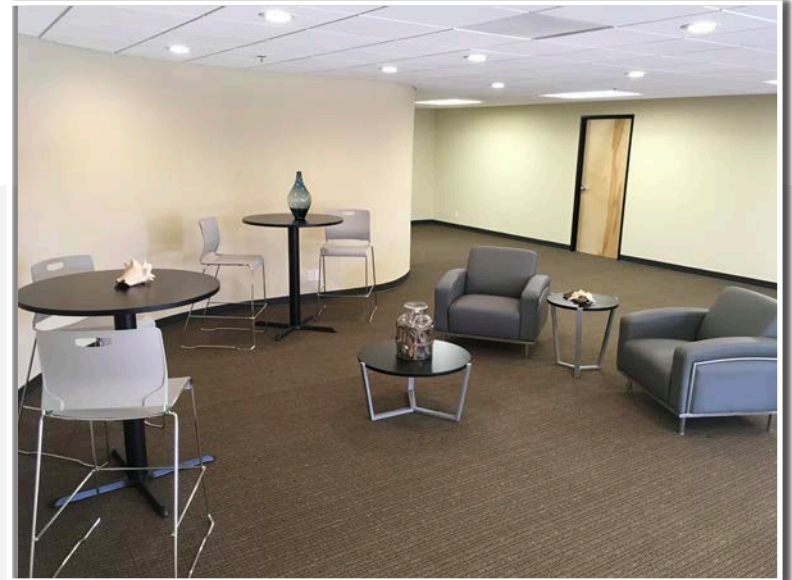
FOR LEASE

SAN MARCOS PLAZA

330-340 RANCHEROS DRIVE, SAN MARCOS, CA 92069

Executive Suites

- Well Priced small suites with outstanding amenities
- Conference Room available at no extra charge
- Collaboration space with open seating
- Common Area Kitchen
- Clean modern restrooms



Entrance to Executive Suites on 1st Floor

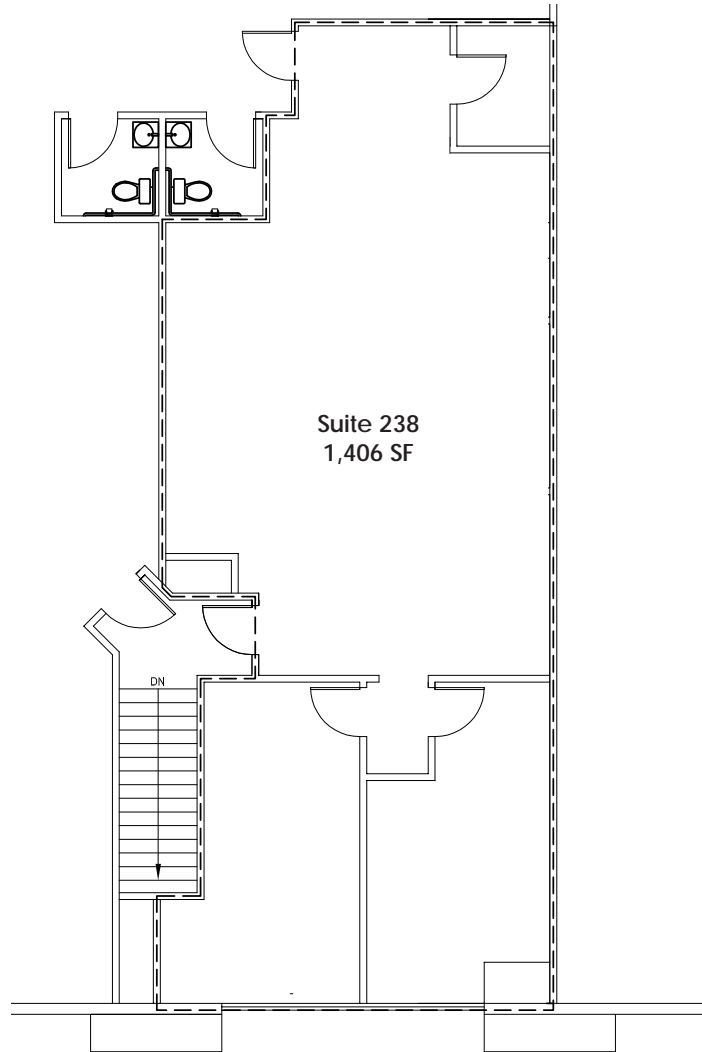


FOR LEASE

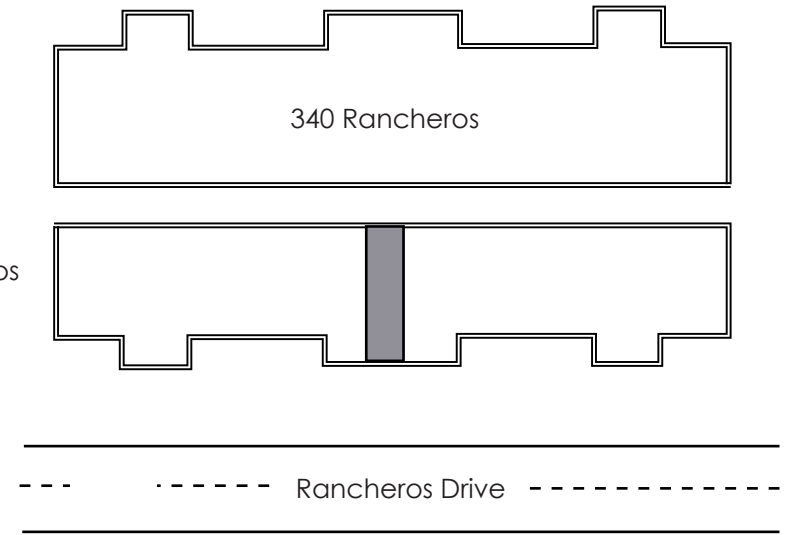
SAN MARCOS PLAZA

330-340 RANCHEROS DRIVE, SAN MARCOS, CA 92069

Office Space



340 Rancheros
2nd Floor

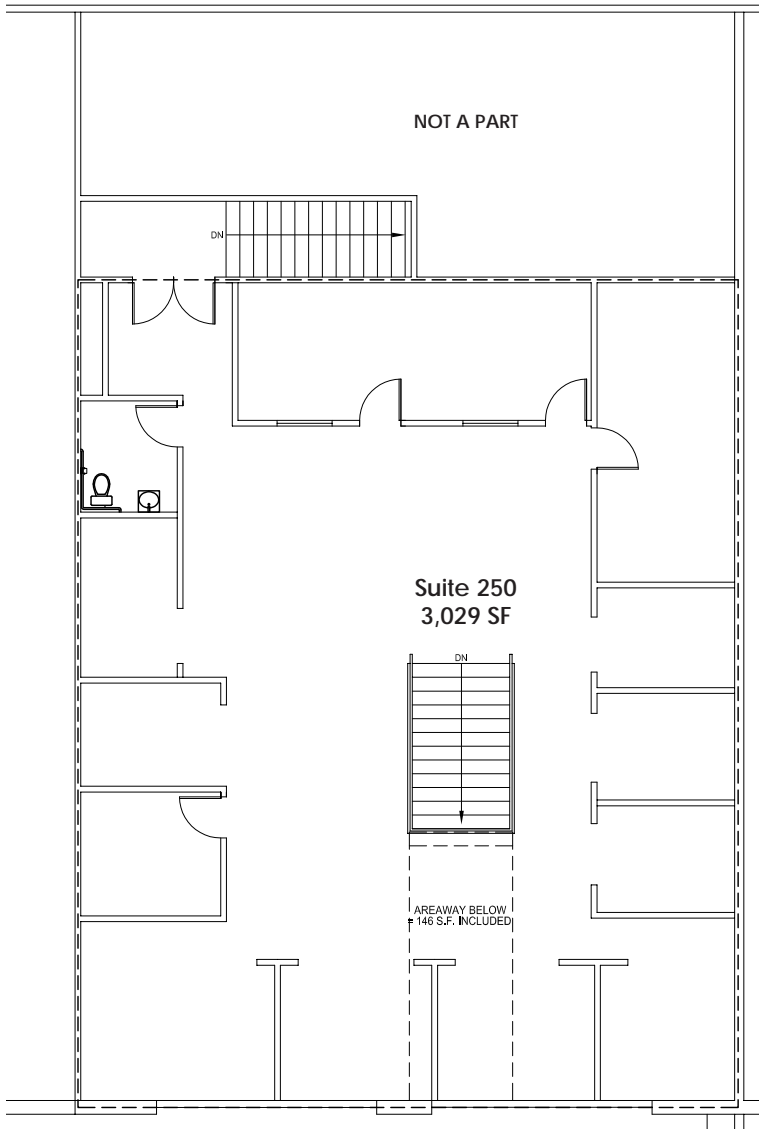


FOR LEASE

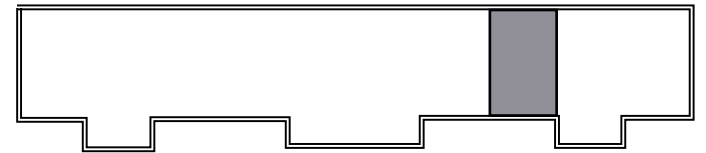
SAN MARCOS PLAZA

330-340 RANCHEROS DRIVE, SAN MARCOS, CA 92069

Office Space



330 Rancheros
2nd Floor

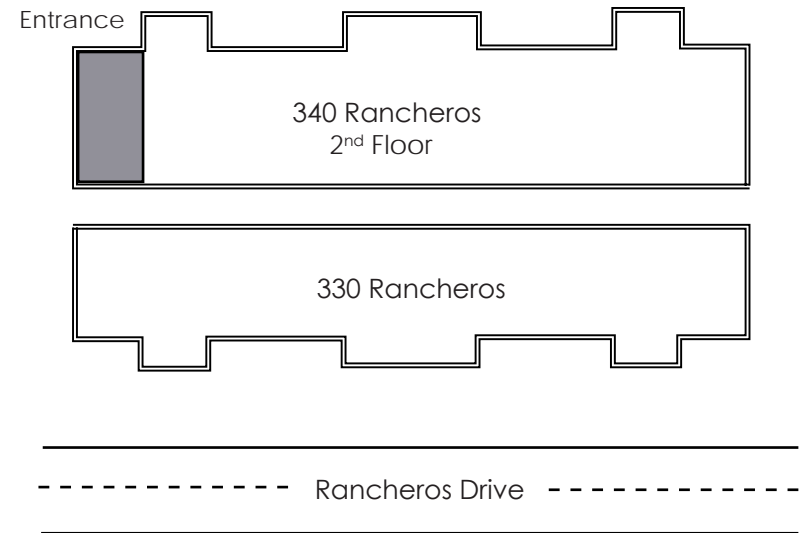
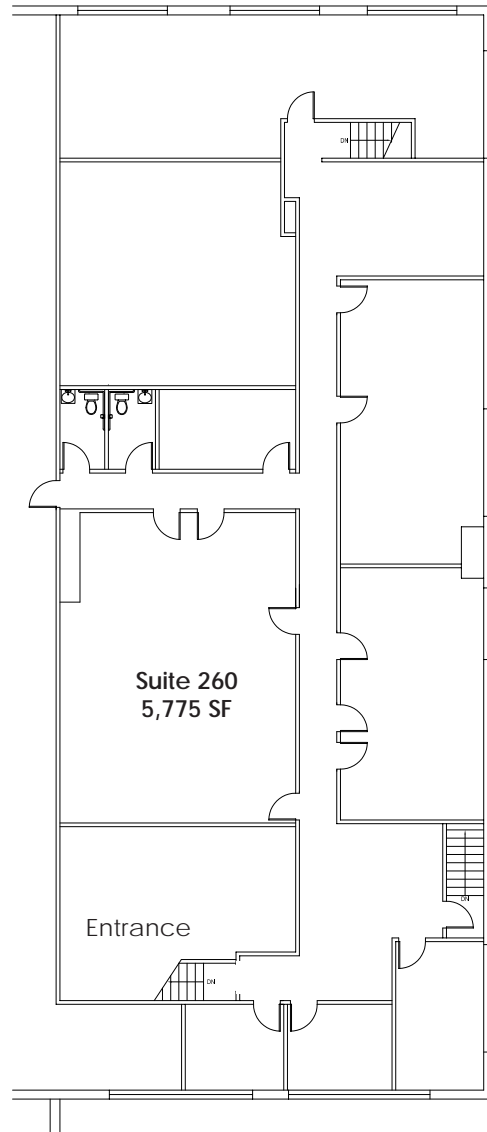


FOR LEASE

SAN MARCOS PLAZA

330-340 RANCHEROS DRIVE, SAN MARCOS, CA 92069

Office Space



FOR MORE INFORMATION:

JOHN ORLANDO
760.448.2455
jorlando@lee-associates.com
DRE #01248992

MONIQUE MEDLEY
760.448.2438
mmedley@lee-associates.com
DRE #01212444

 **LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES

