

FOR LEASE

144
NORTH
ECHO

4,760 SF on ±1.2 AC

144 NORTH ECHO LANE
SAN MARCOS, CA 92069

CBRE



Building Highlights



PROPERTY HIGHLIGHTS

- 4,760 SF Single Tenant building on 1.2AC of land
- 9 Cross Dock Positions with Levelers
- 1 Loading Ramp
- Secure Yard Area
- \$15,600/mo NNN



EXCELLENT LOCATION

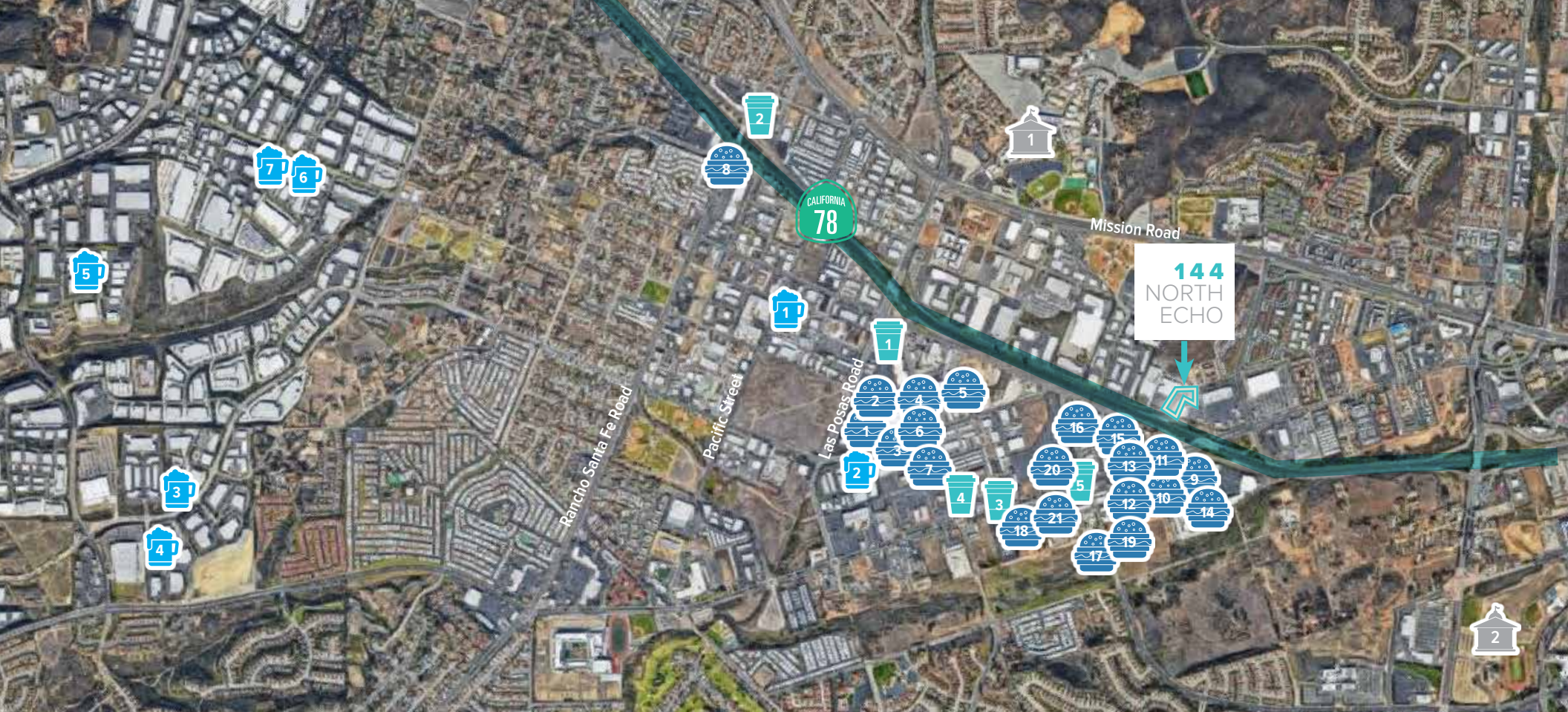
- Freeway frontage/visibility on I-78
- Excellent traffic counts – over 160,000 cars per day
- Proximity to retail in high demographic market



PROPERTY IMPROVEMENTS

- Complete upgrades to electrical power to the building
- Upgraded offices and restrooms
- Parking lot improvements





AREA AMENITIES



COFFEE SHOPS

- 1 Starbucks
- 2 Starbucks
- 3 Better Buzz
- 4 Serenitea
- 5 Macchiato



LOCAL COLLEGES

- 1 Palomar College
- 2 Cal State San Marcos



FOOD

- 1 Broken Yolk Cafe
- 2 Boudin SF
- 3 Love Boat Sushi
- 4 L&L Hawaii BBQ
- 5 Sonic
- 6 O's American Kitchen
- 7 Subway
- 8 McDonalds
- 9 Phil's BBQ
- 10 Chic-fil-A
- 11 Panera Bread

- 12 Panda Express
- 13 El Pollo Loco
- 14 In-N-Out Burger
- 15 Noodles and Co
- 16 Two Brothers
- 17 Pick Up Stix
- 18 Jersey Mike's Subs
- 19 Nothing Bundt Cakes
- 20 The Habit
- 21 Sushi Huku



BREWERIES

- 1 Rip Current Brewing
- 2 Dos Desperados
- 3 Latitude 33
- 4 Dos Gringos
- 5 Belching Beaver
- 6 Booze Brothers
- 7 Barrel Harbor



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Contact Us

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