

MARINA VIEW AT MARINA GATEWAY

780 BAY BOULEVARD
CHULA VISTA, CA 91910



±4,684 SF OFFICE SPACE AVAILABLE FOR LEASE

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REAL ESTATE SERVICES

MARINA VIEW AT MARINA GATEWAY

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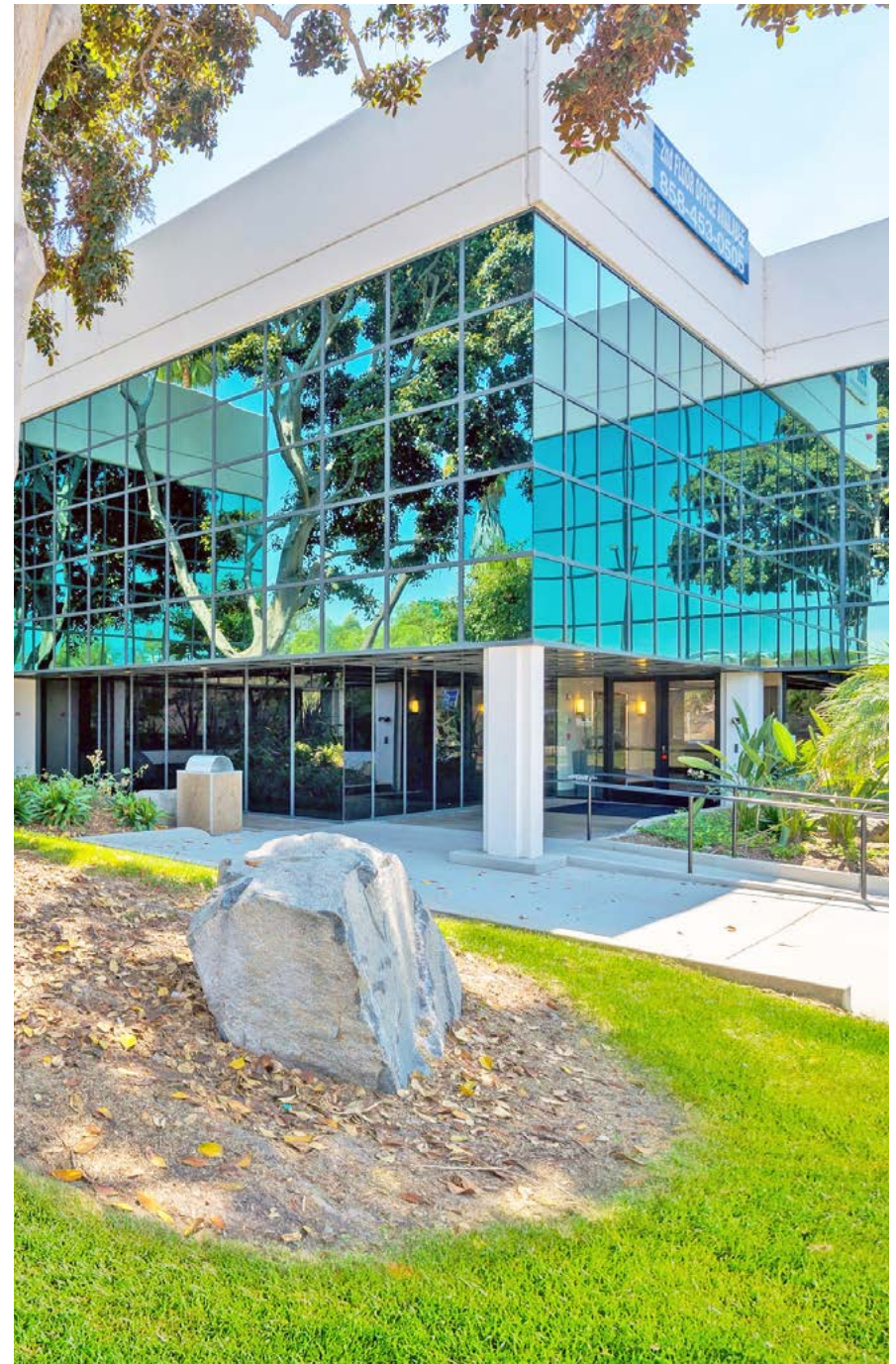
Marina View at Marina Gateway offers a premier office environment on the picturesque Chula Vista Bay Front. Conveniently located immediately off the Interstate 5 Freeway and just minutes from Downtown San Diego and the International Border, it's the perfect corporate location.

Situated directly adjacent to the proposed 500-plus-acre Chula Vista Bayfront Master Plan (CVBMP) which envisions a world-class destination to live, work and play on the Chula Vista Bayfront. The CVBMP proposes over 200 acres of parks, walking trails and shoreline promenades along with first class hotel accommodations, retail amenities, numerous restaurants and residential housing.

PROJECT FEATURES

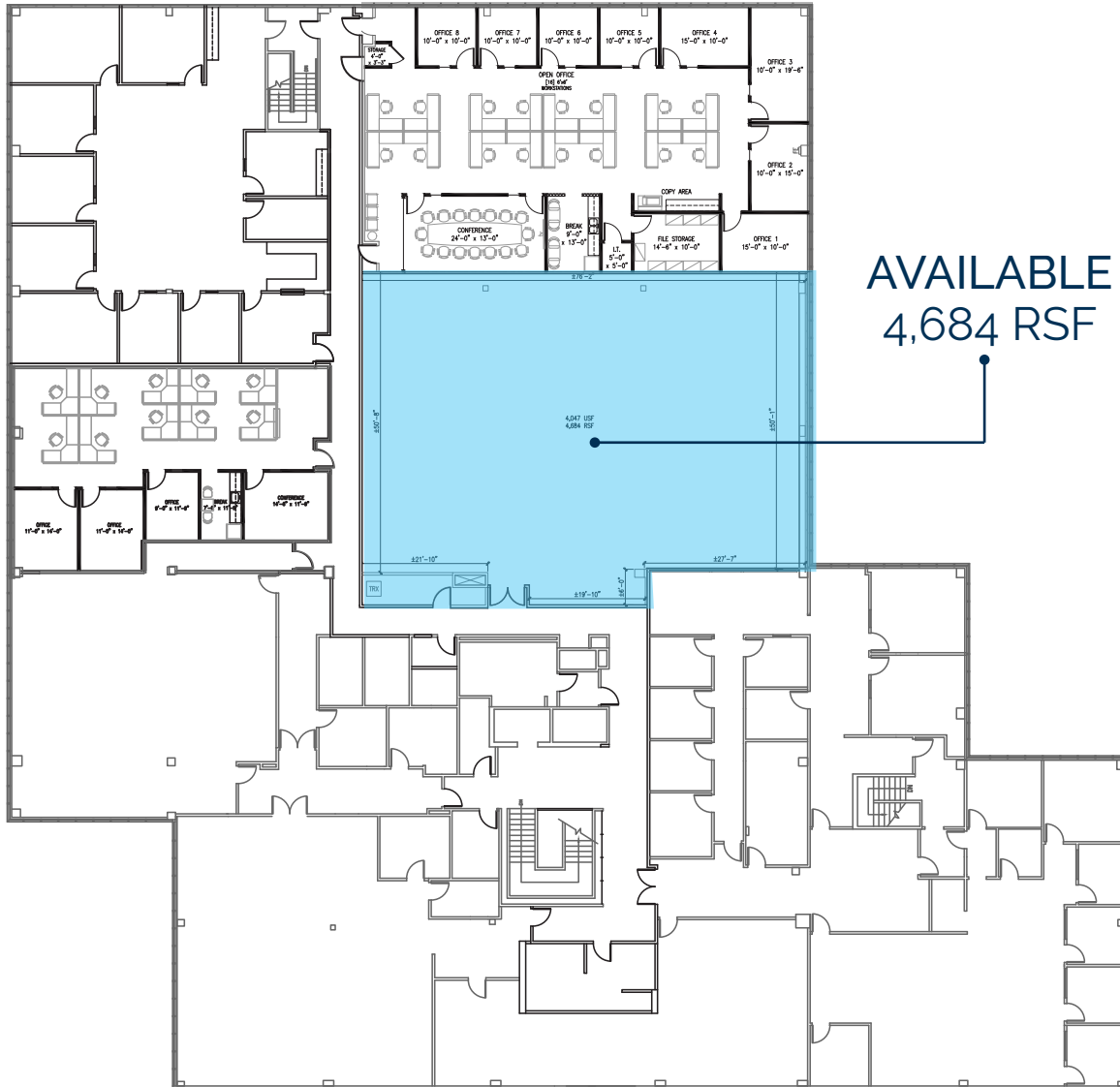
- » Suite 203 available \pm 4,684 RSF
- » Elevator served
- » Sprinklered
- » Skylights
- » Easy access to I-5
- » Freeway visible, building signage available for a full floor tenant
- » Substantial free parking (4.5/1,000)
- » Ideal for corporate headquarter location
- » Close to numerous retail and restaurant amenities

LEASE RATE: FROM \$2.15/RSF
PLUS ELECTRIC



MARINA VIEW AT MARINA GATEWAY

As-Built Plans
780 Bay Blvd Current Layout



MARINA VIEW AT MARINA GATEWAY

Potential Spec Suite Options:





DRIVE TIMES

SAN DIEGO INTERNATIONAL AIRPORT	18 Minutes
DOWNTOWN SAN DIEGO	13 Minutes
32ND STREET NAVAL BASE	8 Minutes
INTERNATIONAL BORDER	8 Minutes

For More Information, Please Contact:

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