

7,891 SF INDUSTRIAL CONDO

16130 W BERNARDO DR | SAN DIEGO



FOR SALE or LEASE
4S Ranch | San Diego, CA 92127



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PROPERTY DETAILS

Located in the Rancho Bernardo Submarket, join major Fortune 500 companies including General Atomics, Northrop Grumman, Sony, Amazon, and Hewlett Packard. The property is walking distance to retail amenities and less than 2 miles from Interstate 15. The building was constructed in 1990 via concrete tilt-up and is fully sprinklered.



2
Grade Level
Roll Up Doors



22-23'
Clear Height



3.3/1,000
Parking ratio



480V
Power



IP-2-1
City of San Diego
zoning

AVAILABLE
IMMEDIATELY



Lease rate:
\$1.15 NNN

Sale Price:
\$1,995,000

1 4S COMMONS TOWN CENTER

Karl Strauss Brewery & Restaurant, Miguel's Cocina, Chipotle, Daphne's, Wendy's, Bretty's BBQ, Wells Fargo, Bank of America, Cost Plus, ACE Hardware, Ralph's, CVS, Bed Bath and Beyond

2 4S RANCH VILLAGE

Carl's Jr., Subway, Starbucks, T-Mobile, Sushi on the Rock, Flippin' Pizza, The Greenspot Salad Company, mcs Mexican Food, Yogurt Heaven IV, Donut Touch

3 PARK TERRACE

24 Hour Fitness, Souplantation, Hilton Garden Inn, Mongolian Grill

4 THE MERCADO RANCHO BERNARDO

Mission Federal Credit Union, Navy Federal Credit Union, Submarina, FedEx Office, Pizza Hut, Poke Go, Cotija's Taco Shop, Baron's Market, The Incredible Cafe

5 RANCHO BERNARDO TOWN CENTER

Starbucks, Peet's Coffee & Tea, Wells Fargo, PostalAnnex, Chuze Fitness, Subway, Vons, Iron Wok, Sidny's Bagels & Deli, Kahoots Pet Store, Carver's Steaks & Chops, The Kebab Shop, Chase Bank

6 THE PLAZA SHOPPING CENTER

CVS, Round Table Pizza, Subway, Baja Fresh, Bank of America, US Post Office, Massage Envy Spa, IHOP, Jack in the Box, Carl's Jr, URGE, Hunan, Primos Mexican Food, The Barrel Room, Starbucks

7 HIGH COUNTRY PLAZA

7-Eleven, Domino's Pizza, Victors Kafe, Taco Patron Mexican Grills, Rockin Burger, Tandoori Xpress, CorebBody Pilates Plus, Kelly's Pub, Jersey Mike's Subs, High Country Barbershop, Dentist, Chiropractor

8 BERNARDO CENTER

RB Sushi, Pro Barber, Clear Choice Hearing Aids, Rancho Viejo Mexican Food, Little Caesars, Polished Beauty Bar, Wela Yoga, RGB Dental, Signature Dental, Brother's Provisions, LoFe, Mason Coffee Works, Little Artists, Bernardo Massage Center, Signature Dental, Automated Systems America, Inc., Pallin Thai Cafe, Pho Hoang xpress, TD Ameritrade, Dakshin Indian, SDAR of Rancho Bernardo

- | | | |
|--------------------|----------------------------|-----------------------|
| 1 LA Fitness | 9 BAE Systems | 17 New Sharp Hospital |
| 2 Northrup Grumman | 10 Hawthorne Caterpillar | 18 Radisson |
| 3 Jeromes | 11 Teradata | 19 Hewlett Packard |
| 4 Leidos, Inc. | 12 Palomar College | 20 Amazon DSD1 |
| 5 General Atomics | 13 Millennium Laboratories | 21 Sony |
| 6 Scripps Health | 14 Sharp | 22 Broadcomm |
| 7 Cymer | 15 Holiday Inn | 23 Courtyard Marriott |
| 8 Petco | 16 Phil's BBQ | |

**16130
W BERNARDO DR**

**DRIVE
TIMES**

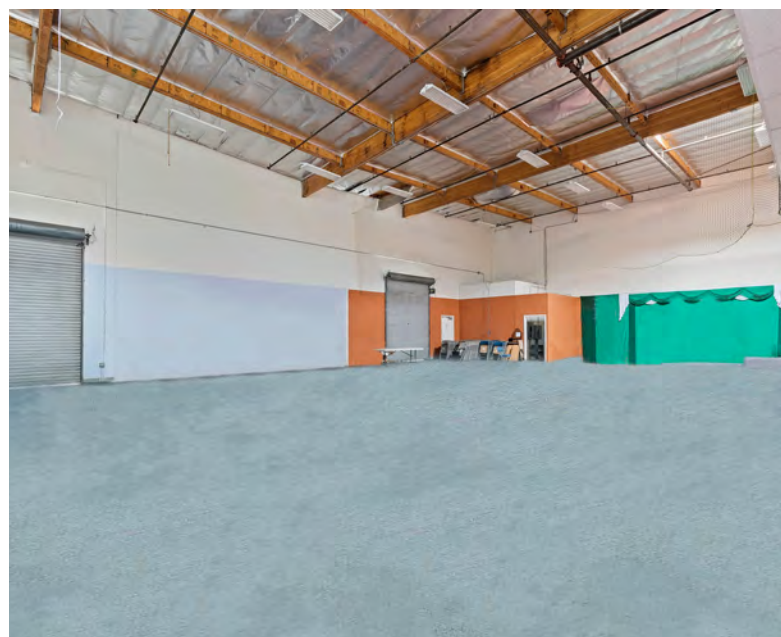
Los Angeles
110 mins

Orange County
75 mins

Downtown San Diego
26 mins

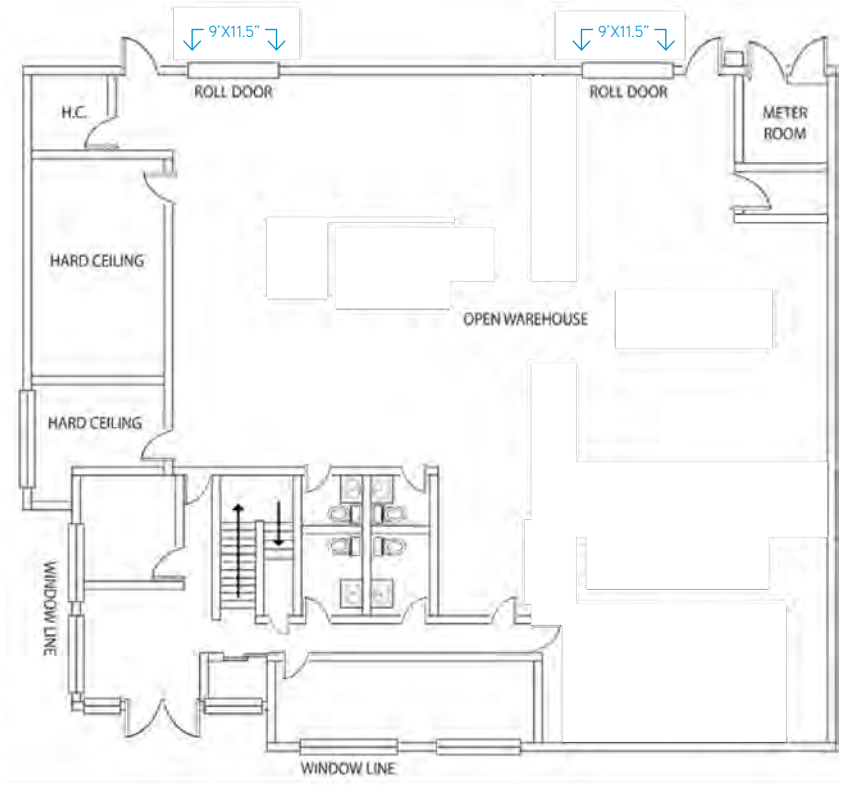
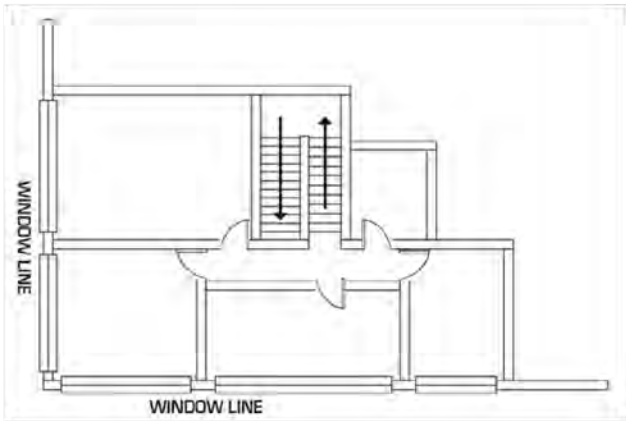
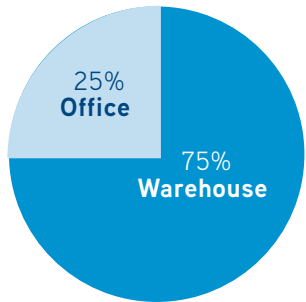
Mexico Border
39 mins

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FLOOR PLANS

 Click for Virtual Tour



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