



BERTRAM BUSINESS CENTER

VIA VERA CRUZ & LINDA VISTA DR | SAN MARCOS, CA 92078

PROPERTY FEATURES:

- 85,899 SF Project
- 2 Blocks from Highway 78 Access
- Walking Distance to Restaurant Row & Grand Plaza
- Office, Flex & Industrial Units
- 10x12 & 12x12 Loading Doors
- Clear Height Approximately 14' - 16'
- Parking: 3.0/1,000
- Cox Cable Available
- Responsive Property Management



For more information, please contact:

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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.



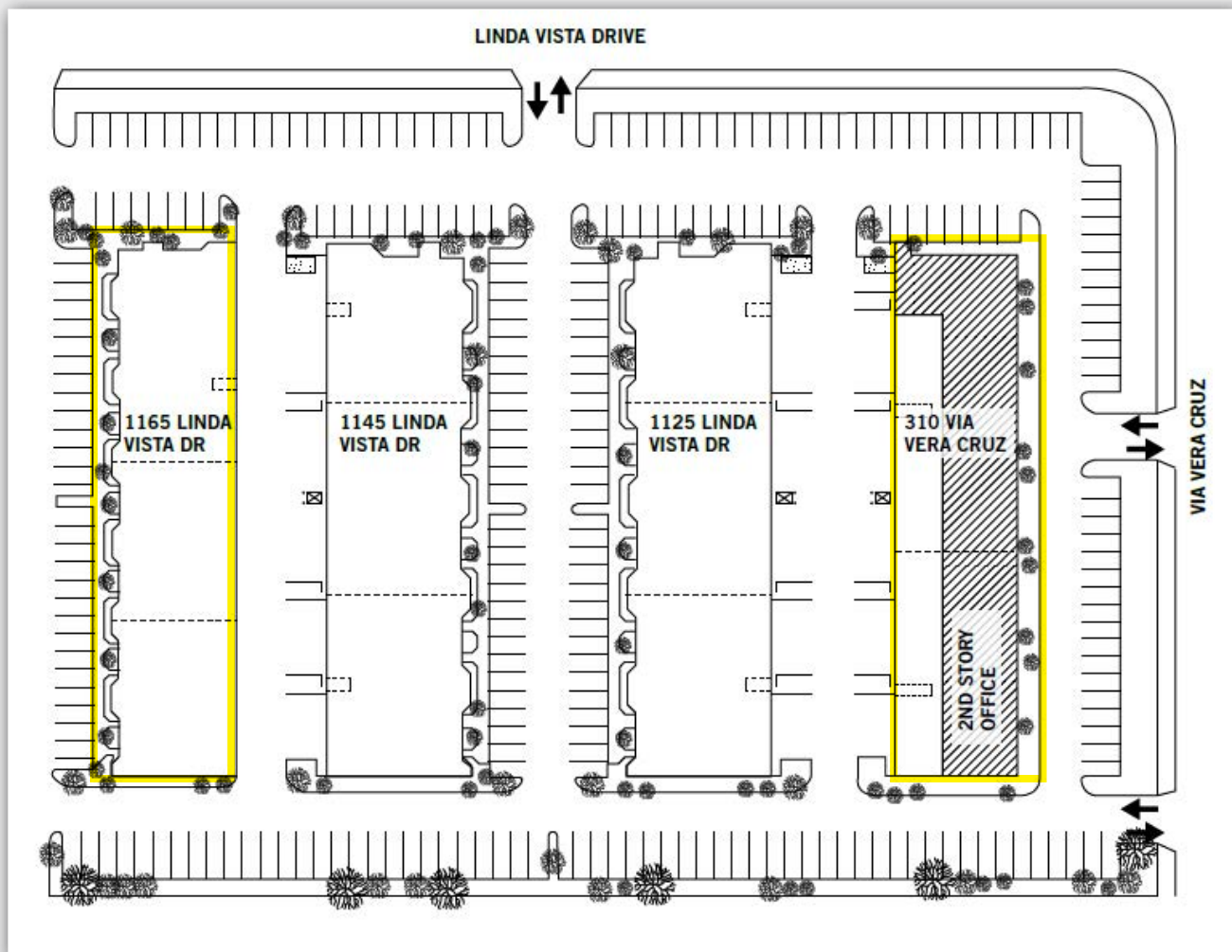
310 Via Vera Cruz

Suite	Square Footage	
209*	933 SF	100% Upstairs Office

*on JX130 LokBox

1165 Linda Vista

Suite	Square Footage	
101	1,918 SF / Call Brokers to Tour	100% Office
102*	1,300 SF / Call Brokers to Tour	80% Office

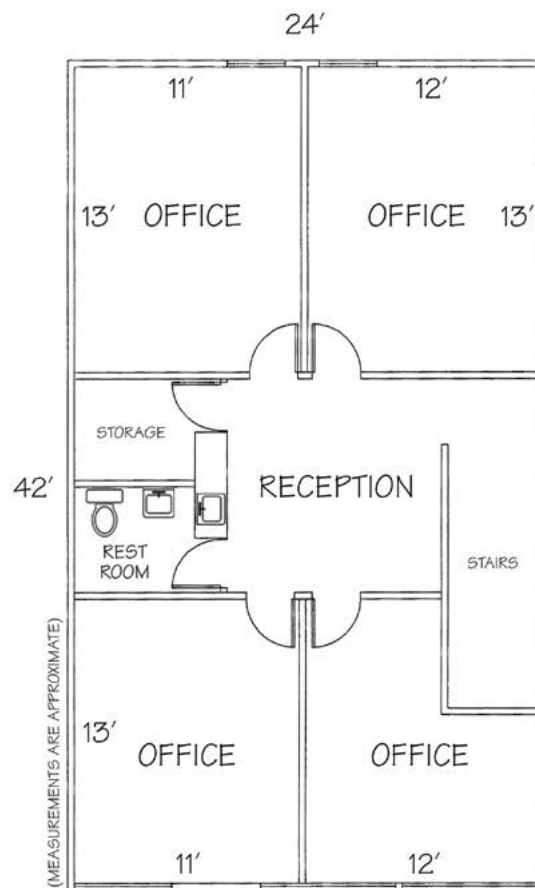


310 Via Vera Cruz

Suite 209

933 SF

100% Upstairs Office



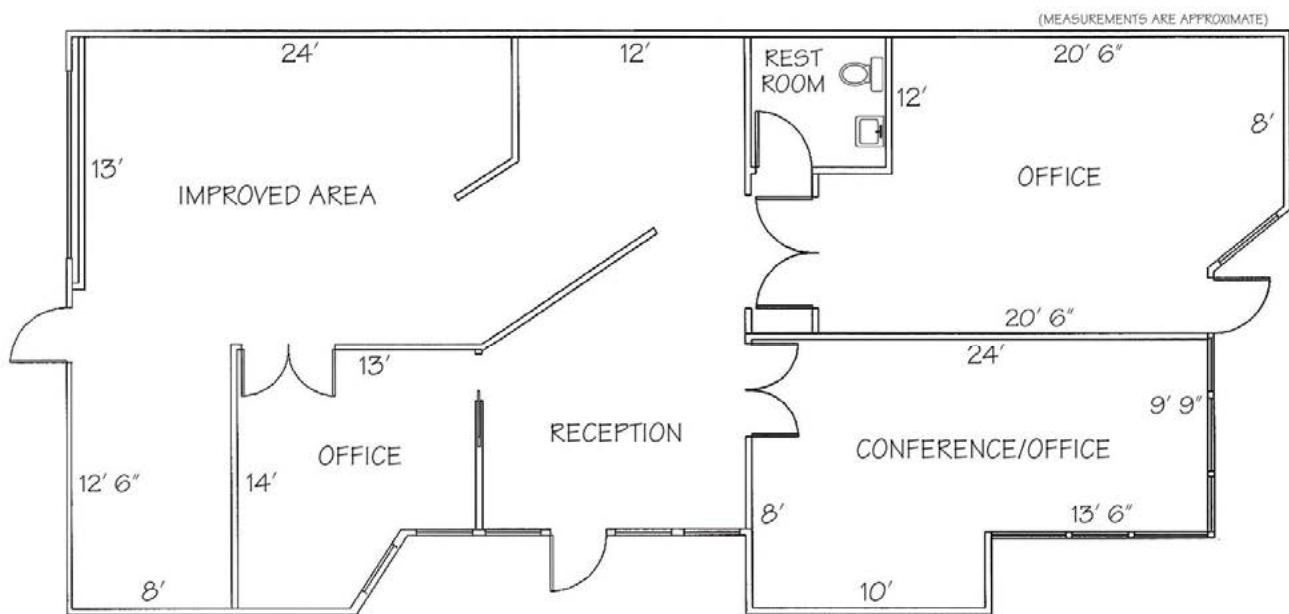
310 VIA VERA CRUZ, SUITE 209
933 SQUARE FEET

1165 Linda Vista

Suite 101

1,918 SF

100% Office



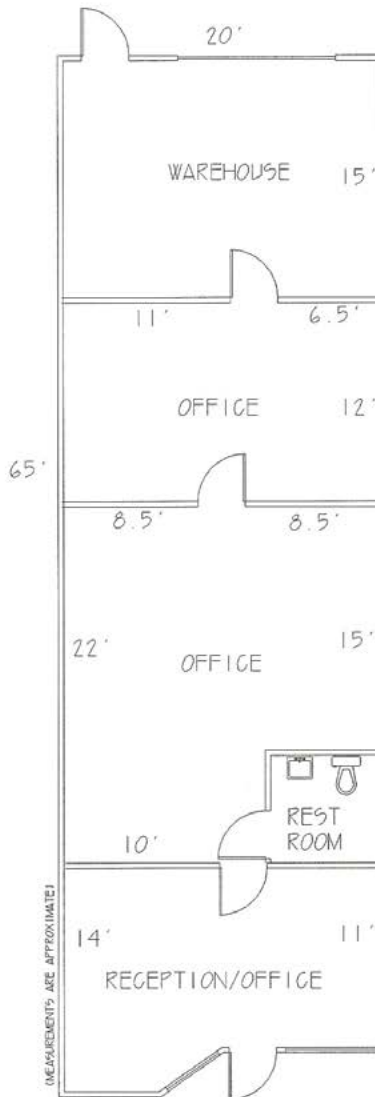
1165 LINDA VISTA DRIVE, SUITE 101
1918 SQUARE FEET

1165 Linda Vista

Suite 102

1,300 SF

80% Office



1165 LINDA VISTA, SUITE 102
1,300 SQUARE FEET