

## Signature San Diego Office Space for Lease

- *Located on North Harbor drive with direct access to the San Diego Airport and I-5 on ramp*
- *The most unique and creative office environment you can imagine*
- *Stunning views of the bay and Downtown skyline*
- *Abundant free parking*
- *Close to many bay front restaurants and retail amenities*

# THE PROMENADE

AT POINT LOMA



4960 & 4980 N. Harbor Drive, San Diego, CA 92106



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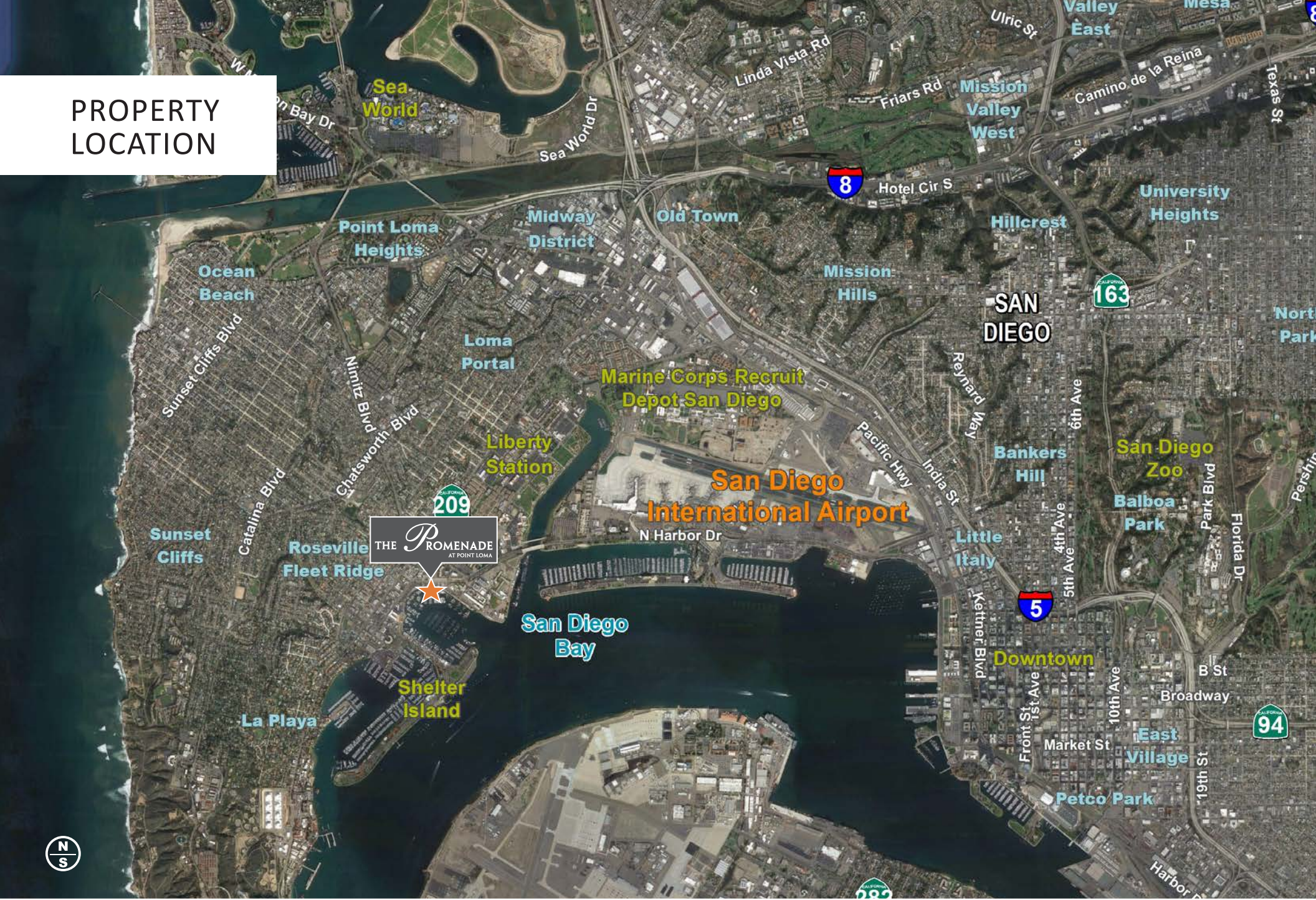


THE *P*ROMENADE  
AT POINT LOMA

Building C  
Under Construction



PROPERTY  
LOCATION



NEARBY AMENITIES

**VONS**  
FIVE GUYS  
BURGERs and FRIES

**TRADER JOE'S**  
Wine Steals

**SAMMYS**  
**STONE BREWING CO.**  
**Panera**

**TENDER GREENS**  
**Oggi's**

Liberty Station

San Diego International Airport

**PIZZA NOVA**

THE *P*ROMENADE  
AT POINT LOMA

**JIMMY'S FAMOUS AMERICAN TAVERN**

**smashburger**

**Point Loma SEAFOODS**

**Sheraton**  
HOTELS & RESORTS

**Hilton**

**ISLAND PRIME level**  
STEAKS & SEAFOOD  
come to dine in.

Talbot St

AMERICA'S CUP HARBOR

**the BRIGANTINE**  
CATERING & EVENTS

**Bob Hei**

**San Diego Yacht Club**

San Diego Bay

**HUMPHREYS**  
RESTAURANT

Shelter Island

**HUMPHREYS HALF MOON INN & SUITES**

**The BAYCLUB**  
HOTEL MARINA

CORONADO



# NEARBY AMENITIES



The Wharf - Breezeway entry from Harbor Drive



The Wharf - View from Marina



The Wharf - View from Harbor Drive



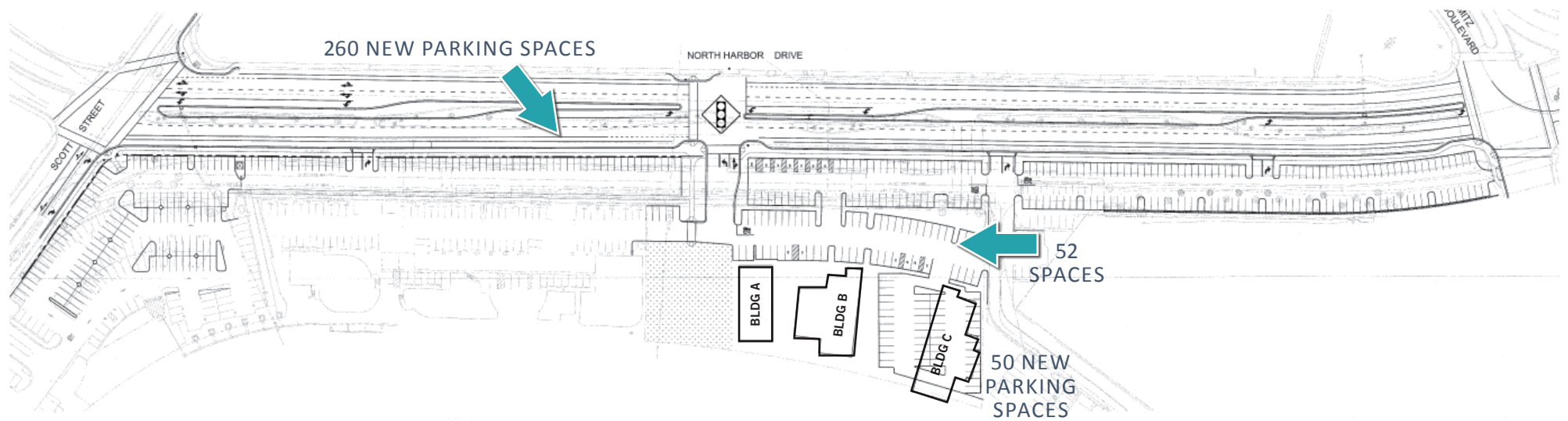
# PROPOSED PLAN



# PROJECT INFORMATION



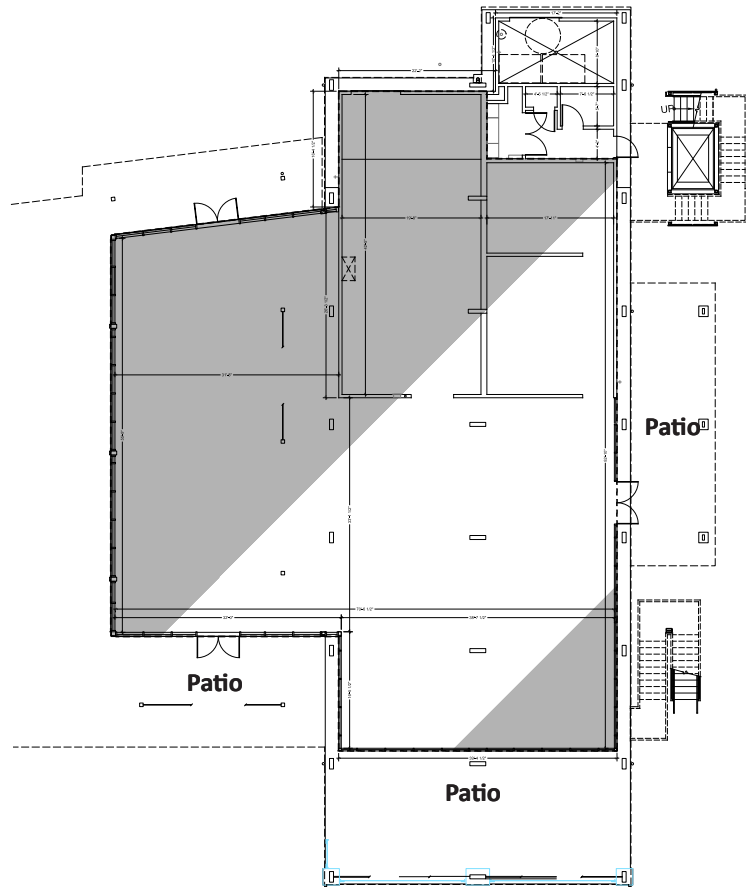
HARBOR DRIVE REALIGNMENT PLAN (COMPLETED JULY 2015)



# BUILDING B



1st Floor - 5,390 Rentable SF



## PROJECT FEATURES

- Prime Creative office environment
- Exterior Deck with Harbor Views
- Ready for Occupancy
- Negotiable Rental Rate

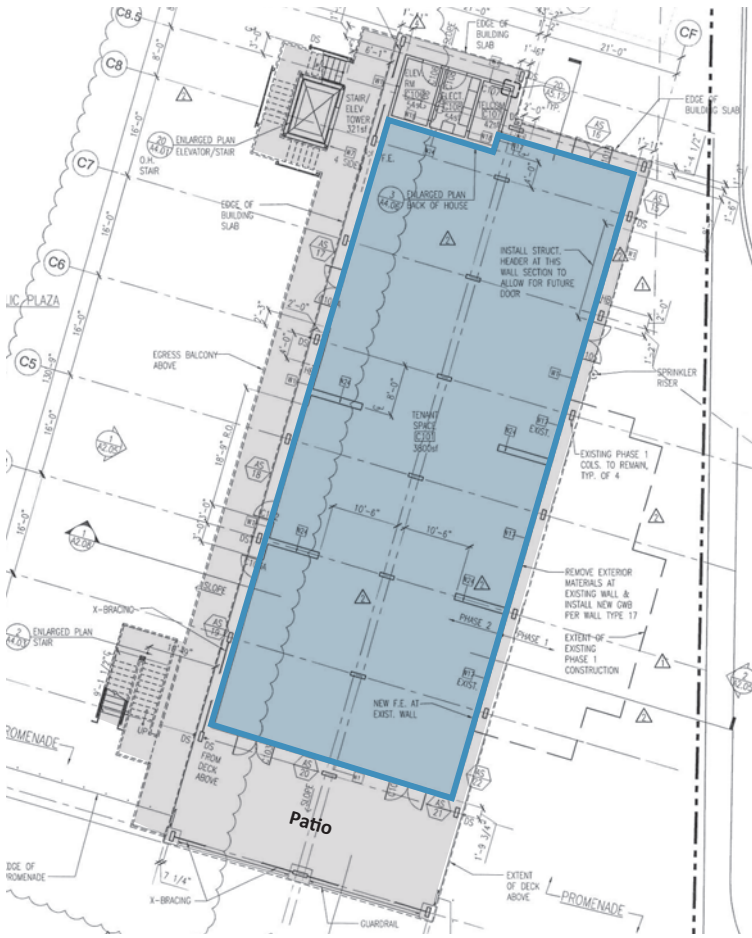




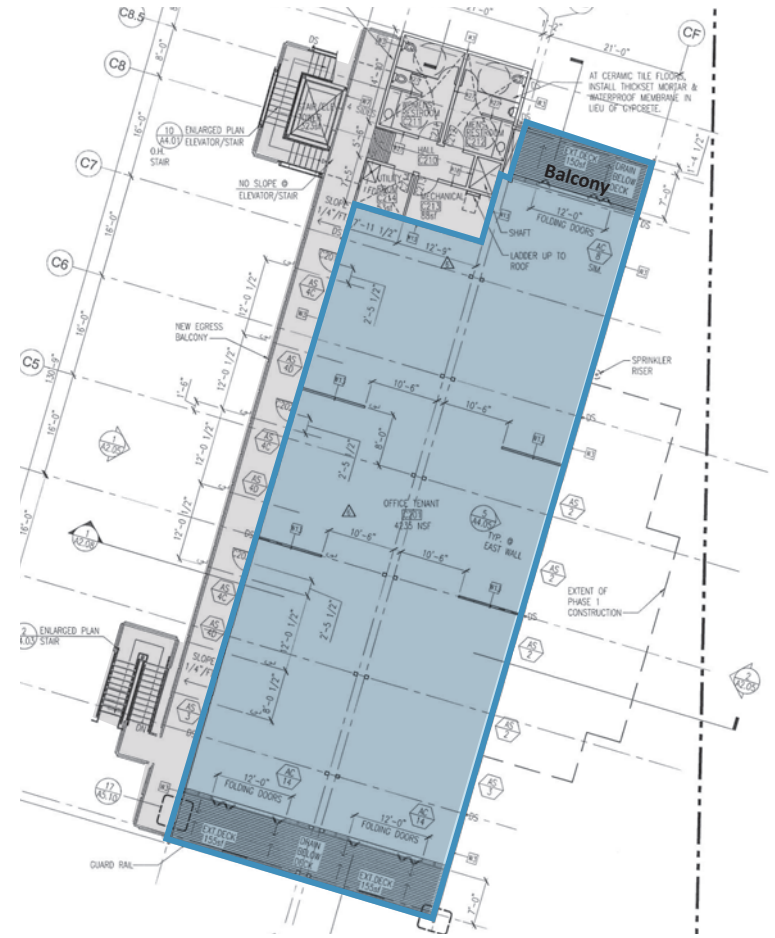
# BUILDING C



1st Floor - 4,235 Usable SF



2nd Floor - 4,641 Usable SF



Office For Lease

# THE PROMENADE AT POINT LOMA

THE PROMENADE  
AT POINT LOMA



Building C  
Under Construction



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