

FOR SALE OR LEASE

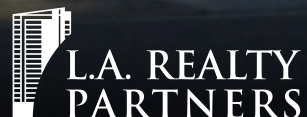
5919

FARNSWORTH CT.

CARLSBAD, CA



**21,436 SF
FREESTANDING INDUSTRIAL BUILDING**



OVERVIEW

- LOCATED IN THE PRESTIGIOUS CARLSBAD RESEARCH CENTER
- RARE OWNER/USER OR INVESTMENT OPPORTUNITY
- LIMITED R&D INVENTORY FOR PURCHASE IN THIS SIZE RANGE IN CARLSBAD
- PROPERTY WILL BE DELIVERED VACANT JULY 1, 2020
- STRONG FLEX/R&D SUBMARKET
- WALKABLE AMENITIES: FOOD COURT AND EMERALD LAKE RETAIL
- SALE PRICE: \$4,700,000
- LEASE RATE: Withheld



CARLSBAD RESEARCH CENTER



LOCATION



- IN THE HEART OF THE CARLSBAD RESEARCH CENTER
- WALKING DISTANCE TO RETAIL AND FOOD COURT AMENITIES
- 5 MINUTES TO INTERSTATE 5

13 MINUTES
TO HIGHWAY 78

5919
FARNSWORTH CT.

4 MINUTES
TO PALOMAR AIRPORT

5 MINUTES
INTERSTATE 5

6 MINUTES
TO OCEAN



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CUSHMAN &
WAKEFIELD

GALLERY INTERIOR & AMENITIES



THE CROSSINGS GOLF COURSE



PRESTIGIOUS LOCATION



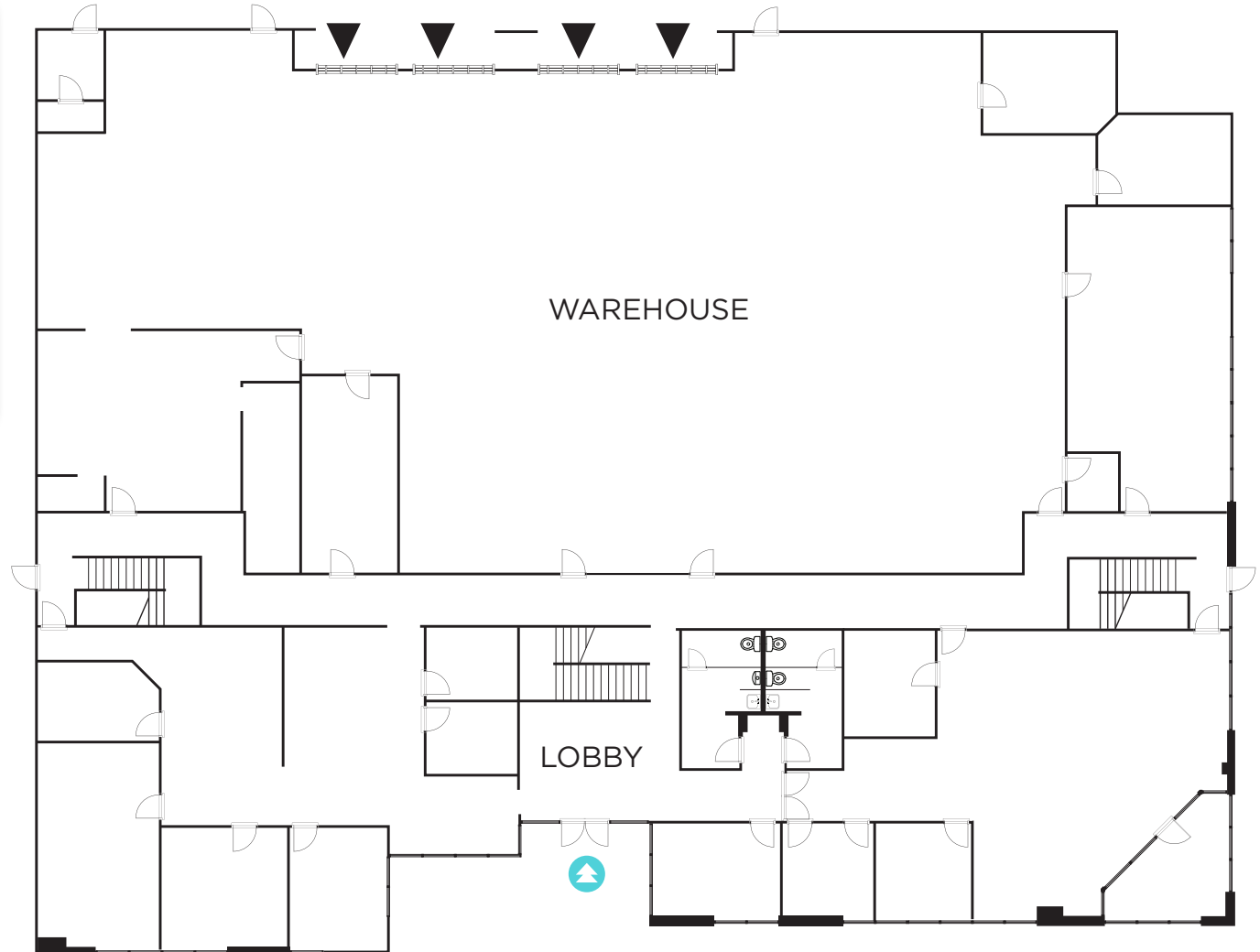
WALKING DISTANCE TO
THE ISLAND FOOD COURT

FLOOR PLAN FIRST FLOOR

21,436 SF TOTAL

PROPERTY DETAILS

- Parking: 3.0/1,000 (64 stalls)
- Ceiling Height: 24' minimum
- Loading: Four (4) grade level doors
- APN/Parcel ID: 212-070-07
- Lot Size: 1.48 Acres
- Zoning: PM Zone, CRC Specific Plan

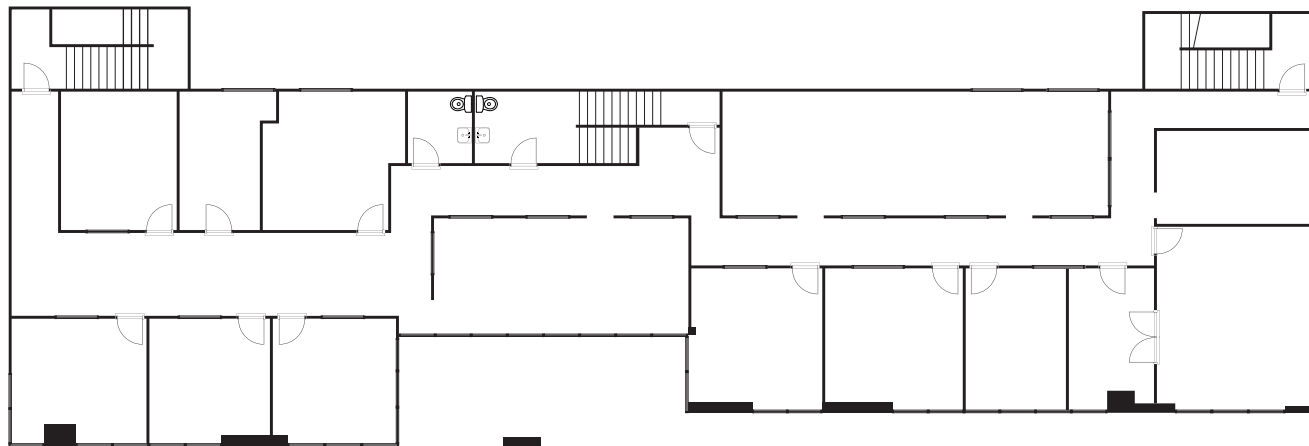


▼ GRADE LEVEL DOORS



FLOOR PLAN SECOND FLOOR

21,436 SF TOTAL



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CARLSBAD, CA 92008

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[VIEW SITE SPECIFIC COVID-19 PREVENTION PLAN](#)

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