

# FOR LEASE | FAY VILLAGE PLAZA

7580 & 7590 Fay Avenue, La Jolla CA 92037

# Voit

REAL ESTATE SERVICES

**ENTIRE FIRST FLOOR AVAILABLE AT 7590 FAY AVENUE ±6,195 SF**



## PROMOTIONAL LEASE RATE:

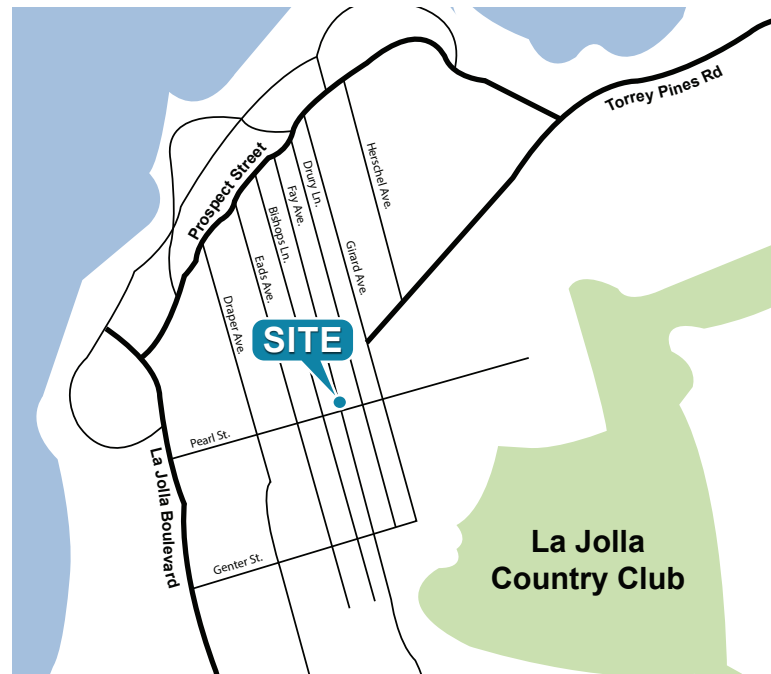
Year 1: \$1.85 - \$2.50 + Electric PSF/Month

### AVAILABILITY

- ±1,091 RSF to ±6,195 RSF

### PROPERTY FEATURES

- Office / retail building
- Ocean / La Jolla hills views (some suites)
- Balconies (some suites)
- On-site property manager
- Professionally owned and operated
- Mix of open area and private offices
- Newly remodeled lobby
- On-site secured covered reserved parking available in garage and ample street parking
- Retail amenities nearby
- **See reverse side for floor plans and details**



**La Jolla  
Country Club**

**RYAN BRACKER**

Vice President

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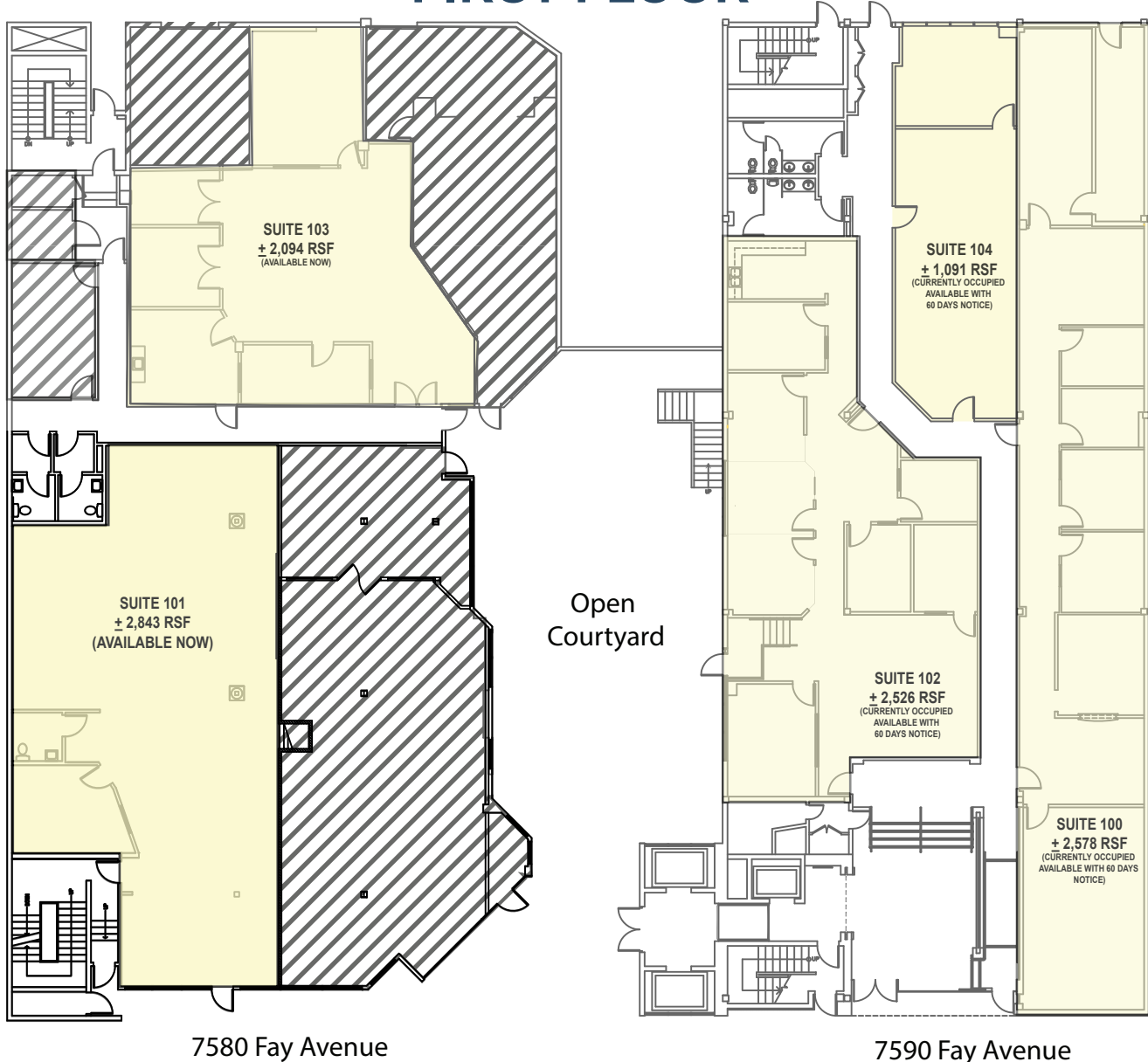
REAL ESTATE SERVICES

## AVAILABILITIES:

SUITE	APPROXIMATE RSF	COMMENTS
(7580) 101	2,843 RSF	First Floor Retail Space; (1) Office; (1) Interior Restroom and Balance Open Area; Available Now; Asking Rate: \$2.50 + Electric PSF/Month with 3% Annual Increases.
(7580) 103	2,094 RSF	First Floor Office Space; (4) Offices; Breakroom; Balance Open Area; Available Now; Asking Rate: \$1.85 + Electric PSF/Month with \$0.20 PSF Annual Increases.
*(7590) 100	2,578 RSF	First Floor Office Space directly off Main Lobby; Reception; Conference Room; (4) Private Offices, Storage Room; Available with 60 Day Notice. Asking Rate: \$2.05 + Electric PSF/Month with \$0.20 PSF Annual Increases.
*(7590) 102	2,526 RSF	First Floor Office Space with Courtyard Views; (8) Offices; Breakroom; Available with 60 Days Notice. Asking Rate: \$2.25 + Electric PSF/Month with 3% Annual Increases.
*(7590) 104	1,091 RSF	First Floor Office Space; (1) Office; Large Open Area; Available with 60 Days Notice; Asking Rate: \$2.05 + Electric PSF/Month with \$0.20 PSF Annual Increases.

\*Entire First Floor of 7590 Fay Avenue Available for Approximately ±6,195 RSF

## FIRST FLOOR



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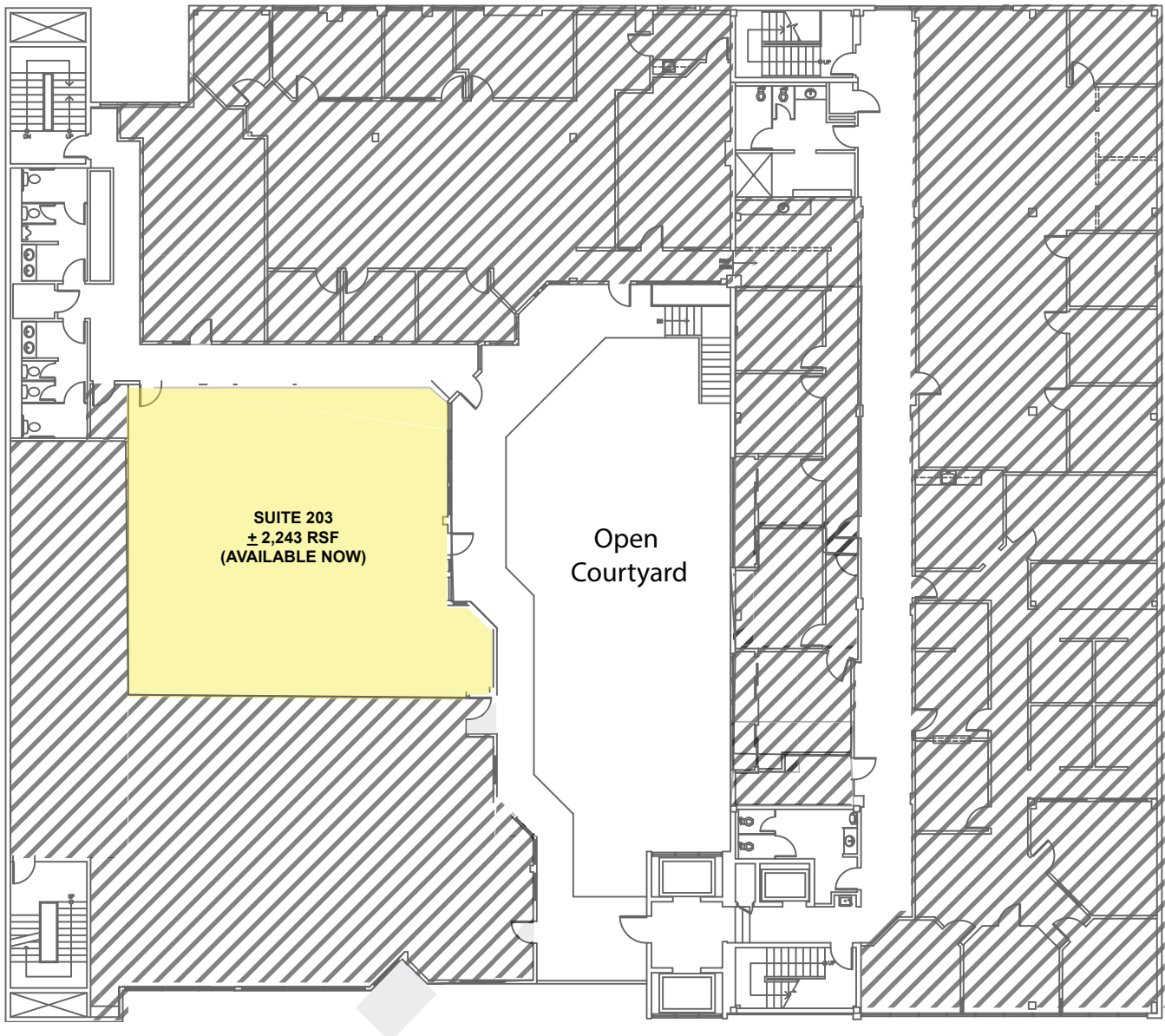
## AVAILABILITIES:

SUITE	APPROXIMATE RSF	COMMENTS
(7580) 203	2,243 RSF	Shell Condition; Available Now; Asking Rate: \$1.85 + Electric PSF/ Month with \$0.20 PSF Annual Increases

## SECOND FLOOR

7580 Fay Avenue

7590 Fay Avenue



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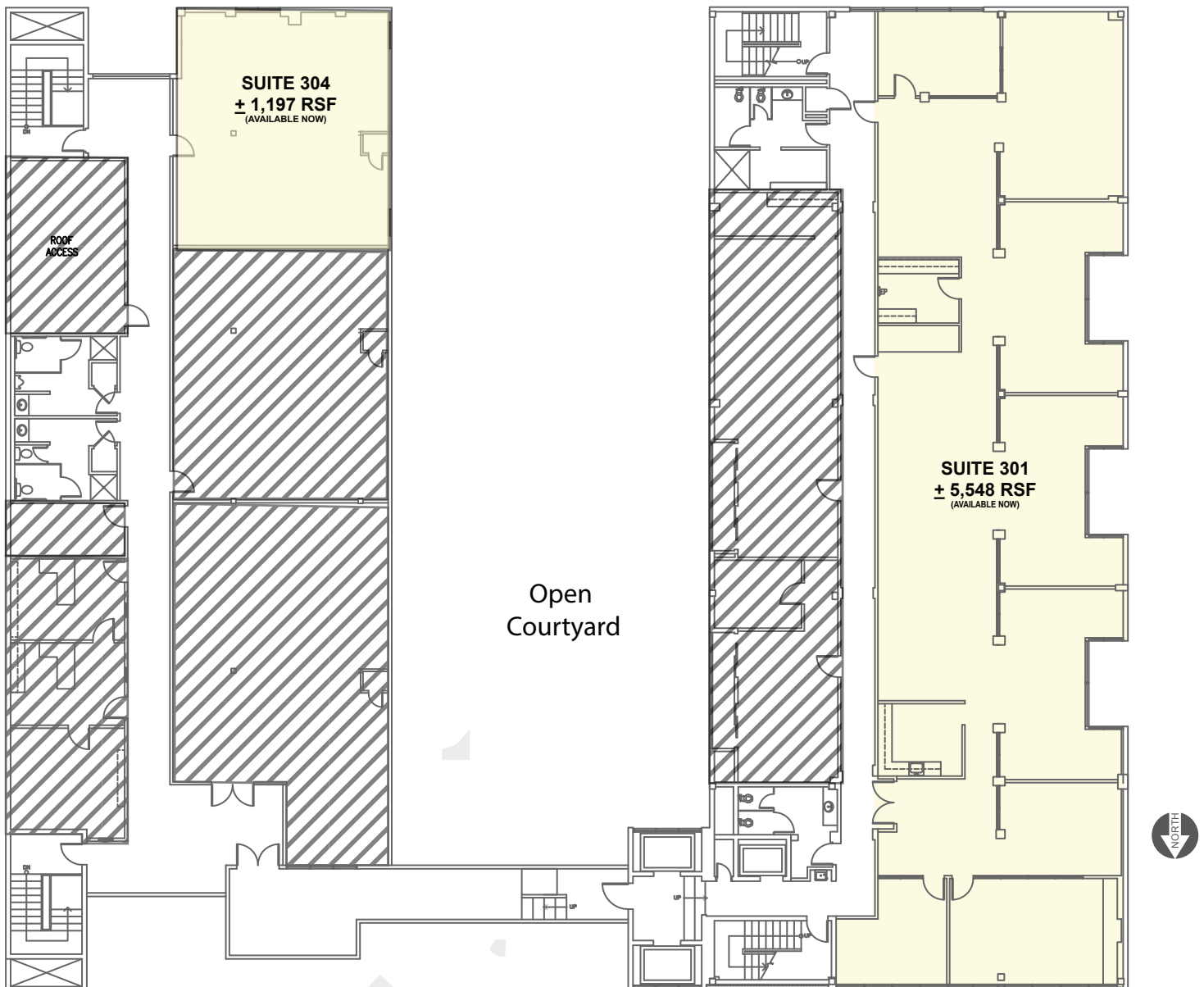
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## AVAILABILITIES:

SUITE	APPROXIMATE RSF	COMMENTS
(7580) 304	1,197 RSF	All Open Space; Available NOW; Asking Rate: \$2.25 plus Electric PSF/Month with 3% Annual Increases.
(7590) 301	5,548 RSF	Reception; Conference Room; (2) Private Offices; Breakroom; Storage Room; Mostly Open Areas; Available Now; Asking Rate: \$2.50 plus Electric PSF/Month with 3% Annual Increases.

## THIRD FLOOR



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Real People. Real Solutions.®

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