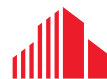


FOREMOST

Professional Plaza

12396 WORLD TRADE DRIVE, SAN DIEGO, CALIFORNIA 92128



CUSHMAN &
WAKEFIELD

OMNINET

PROPERTY OVERVIEW

FOREMOST PROFESSIONAL PLAZA

is a premier courtyard-style office building featuring an open atrium with pond, fountains, tropical landscape, and views. It offers an outstanding Carmel Mountain Ranch corner location within master planned development providing I-15 access via Camino del Norte and within close proximity to over one million square feet of retail establishments in the Carmel Mountain Ranch area.



**Private
Courtyard**



**4/1,000
Parking Ratio**



**Access to
Retail Shop**

- Building: 59,090 RSF
- Separately Metered Electrical
- HVAC - Individual Package Units
- Fiber optic services provided by Cox
- FedEx and UPS drop off box in lobby
- Outdoor Meeting Areas



AVAILABILITY

SUITE	SIZE (RSF)	LEASE RATE (+ ELECTRIC)	AVAILABLE
109*	2,157	\$2.70	Now
110*	1,041	\$2.70	Now
117	1,333	\$2.70	Now
203	718	\$2.70	Now
205	720	\$2.70	Now
303	1,469	\$2.70	Now
307	1,521	\$2.70	Now
312**	3,058	\$2.70	60 Days
313**	1,521	\$2.70	Now
316	720	\$2.70	Now

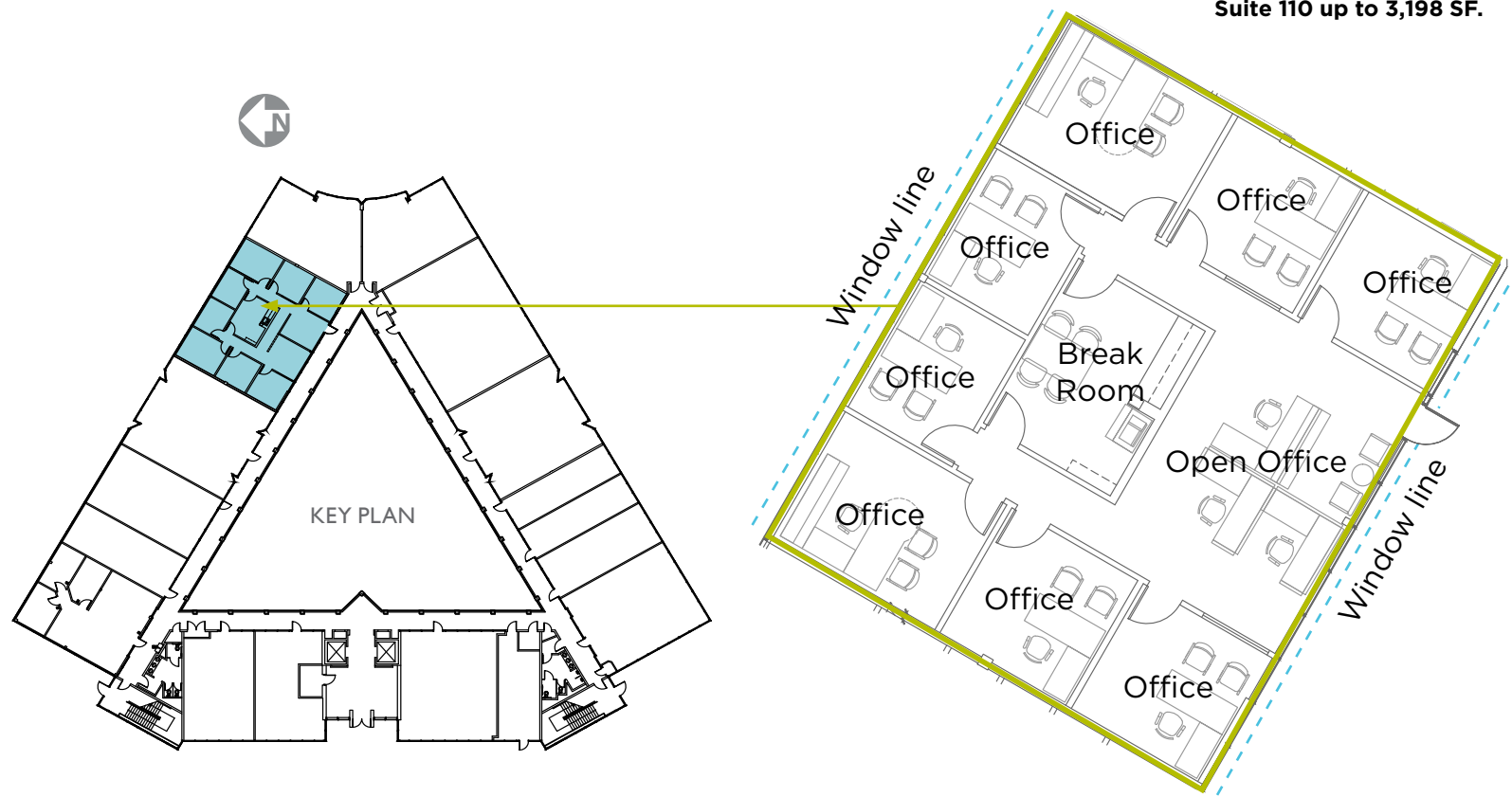
*Suites 109 & 110 are contiguous up to 3,198 RSF

**Suites 312 & 313 are contiguous up to 4,579 RSF



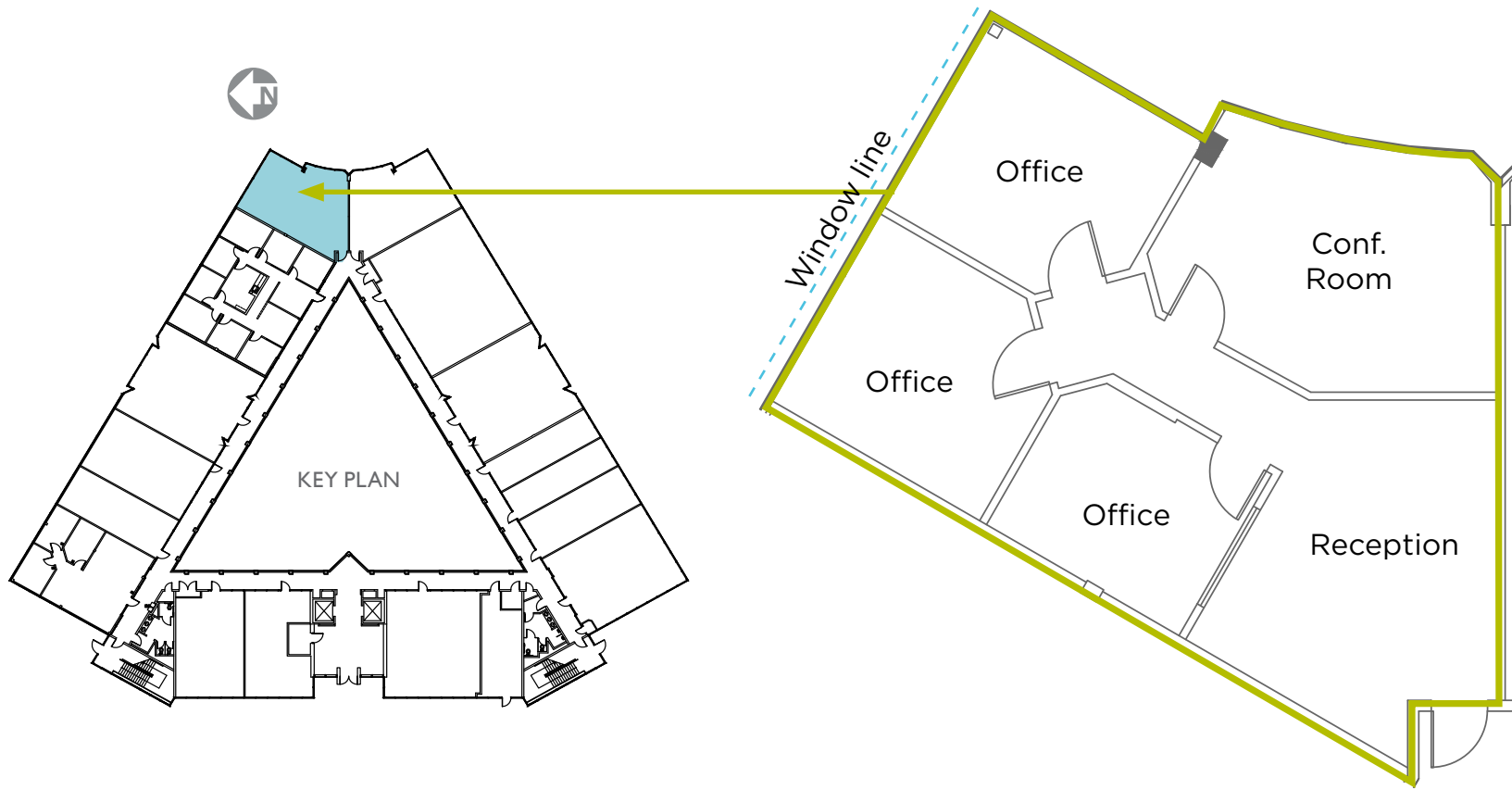
AVAILABILITIES

SUITE #	TOTAL SF	LEASE RATE	AVAILABLE	COMMENTS
109 (As-built)	2,157 SF	\$2.70	Now	Open area, 8 private offices and break room. Contiguous with Suite 110 up to 3,198 SF.



AVAILABILITIES

SUITE #	TOTAL SF	LEASE RATE	AVAILABLE	COMMENTS
110 (As-built)	1,041 SF	\$2.70	Now	Reception area, conference room and 3 private offices. Contiguous with Suite 109 up to 3,198 SF.



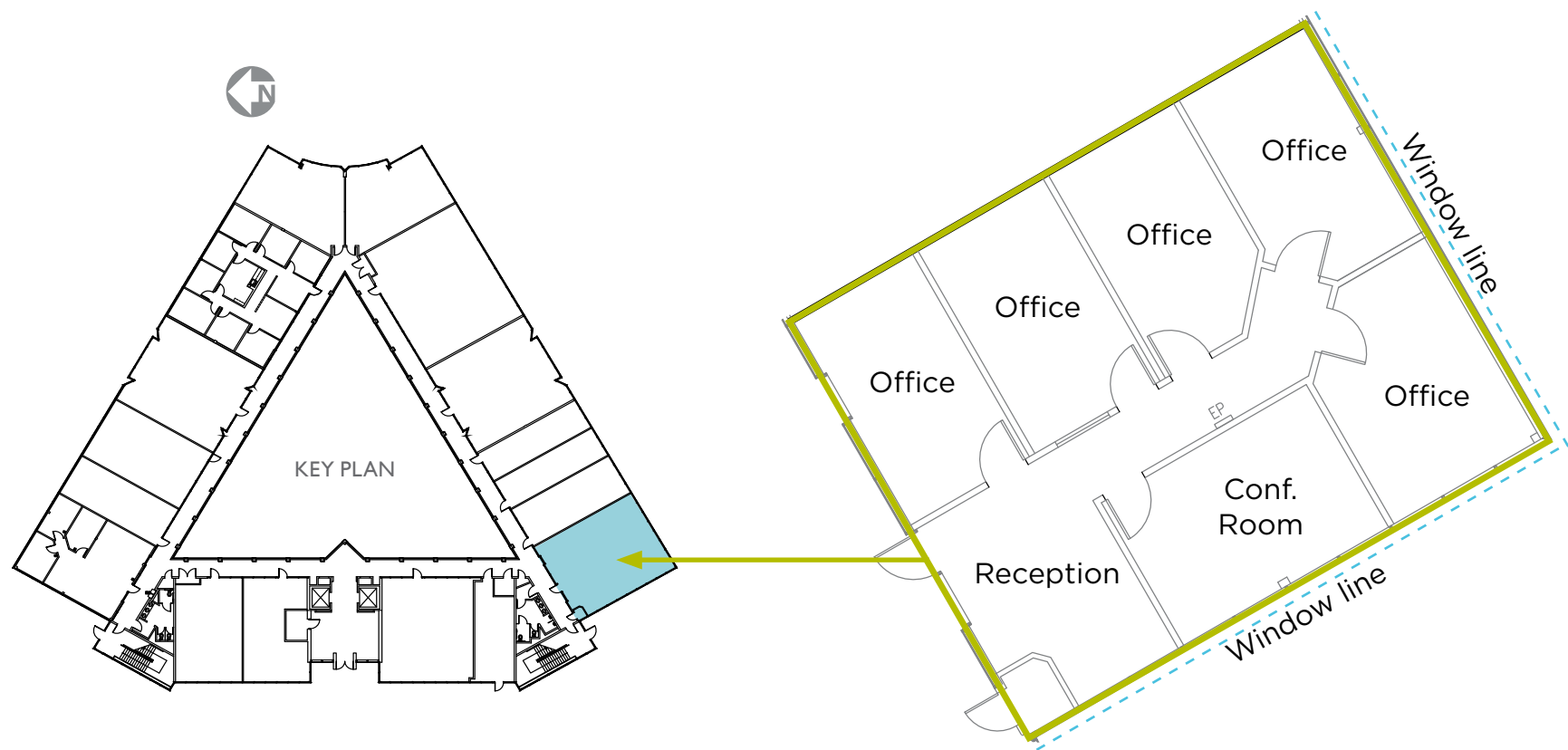
AVAILABILITIES

SUITE #	TOTAL SF	LEASE RATE	AVAILABLE	COMMENTS
109/110 (As-built)	3,198 SF	\$2.70	Now	Suites 109 and 110 are contiguous up to 3,198 SF.



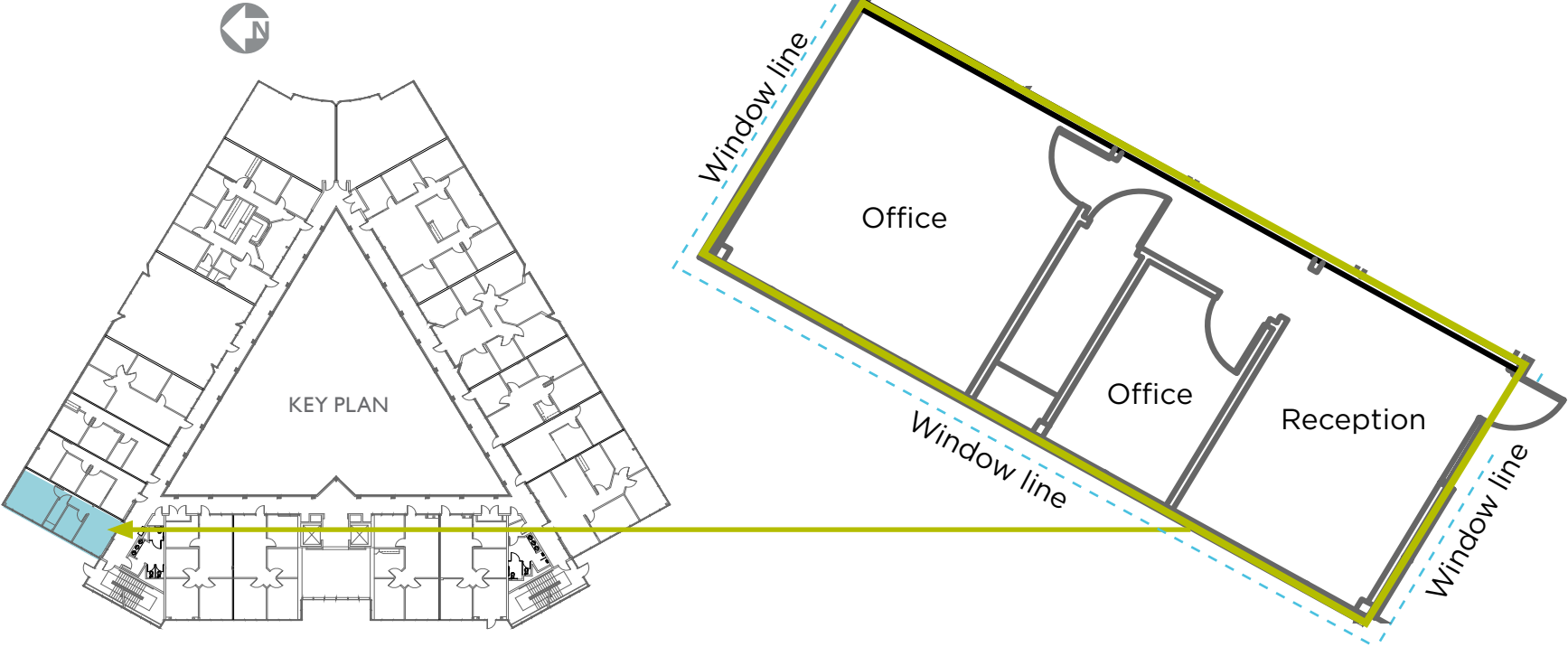
AVAILABILITIES

SUITE #	TOTAL SF	LEASE RATE	AVAILABLE	COMMENTS
117	1,333	\$2.70	Now	Reception, conference room and 5 private offices.



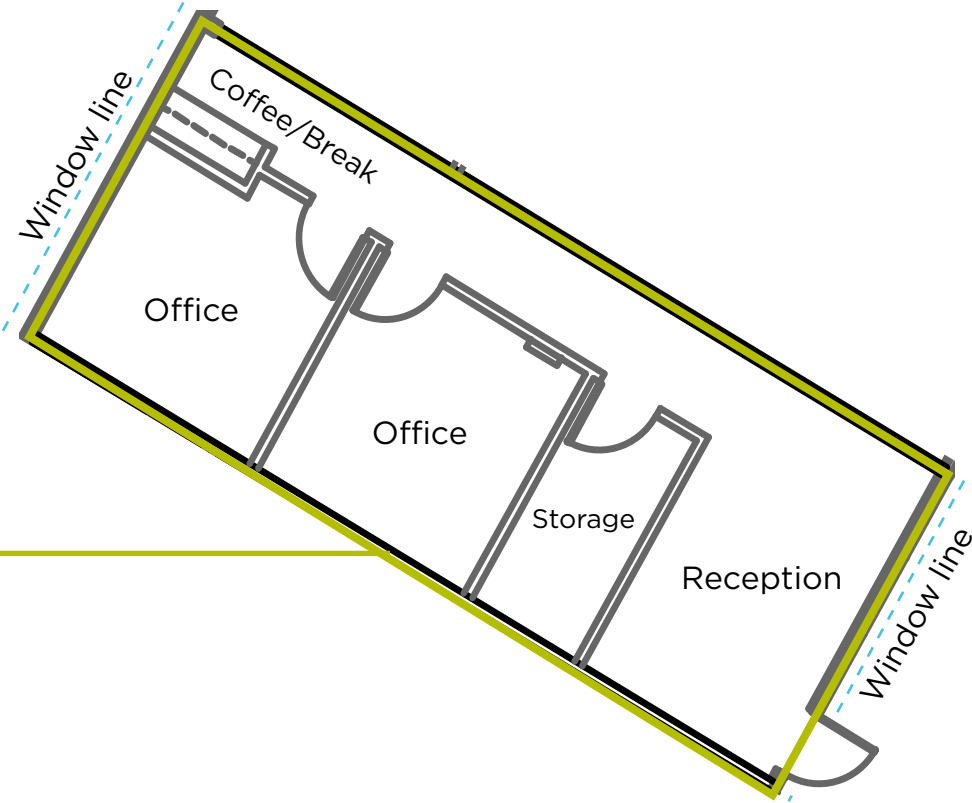
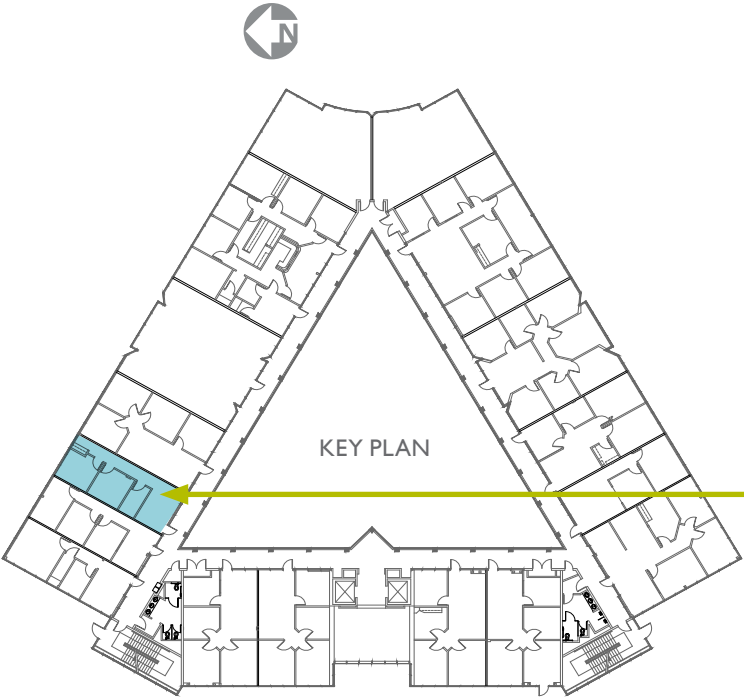
AVAILABILITIES

SUITE #	TOTAL SF	LEASE RATE	AVAILABLE	COMMENTS
203	718	\$2.70	Now	Reception and 2 private offices.



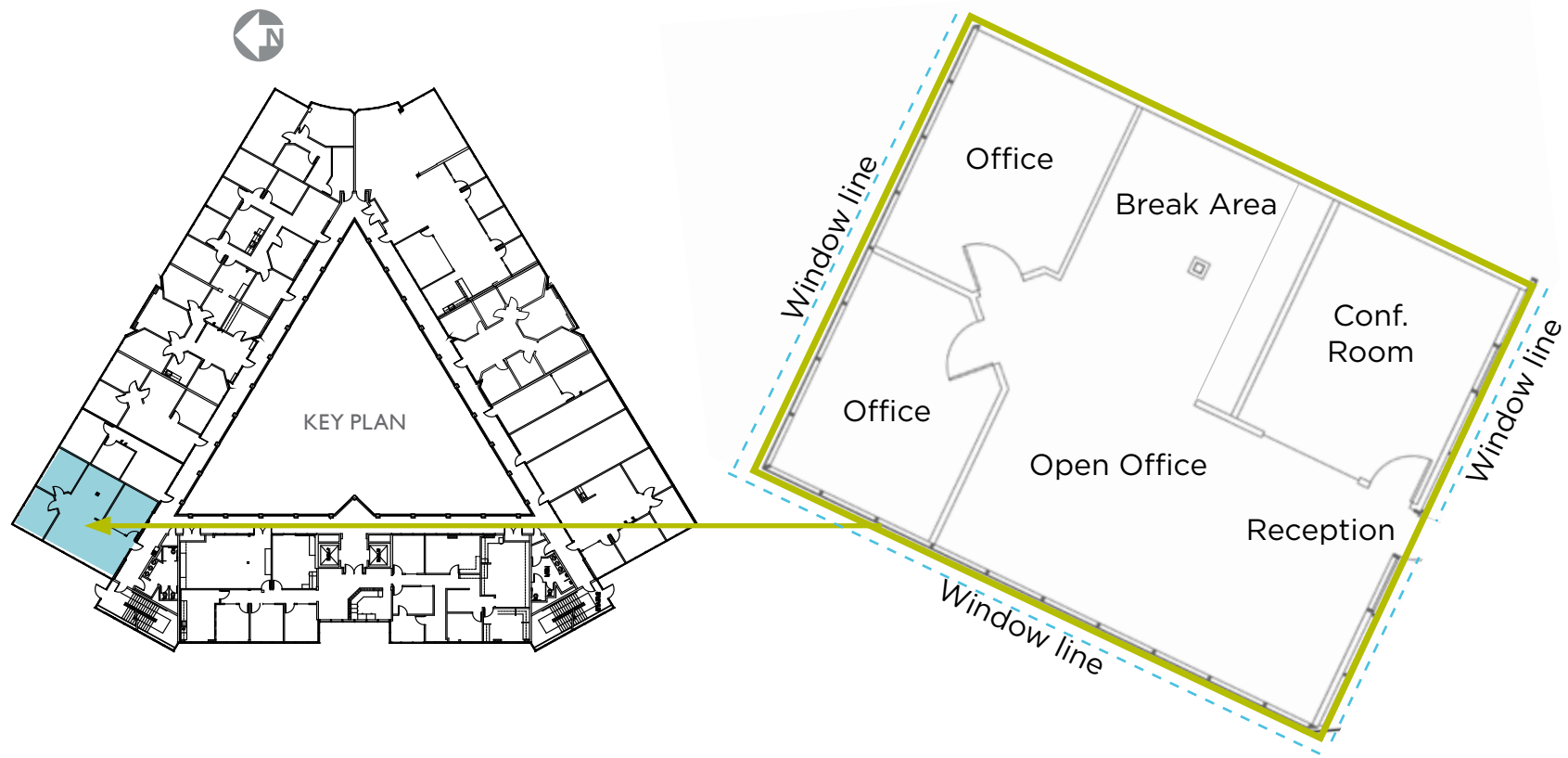
AVAILABILITIES

SUITE #	TOTAL SF	LEASE RATE	AVAILABLE	COMMENTS
205	720	\$2.70	Now	Reception, coffee/break area, storage and 2 private offices.



AVAILABILITIES

SUITE #	TOTAL SF	LEASE RATE	AVAILABLE	COMMENTS
303	720	\$2.70	Now	Reception, 2 private offices, break area, conference room with a full glass front, and open area for cubes.



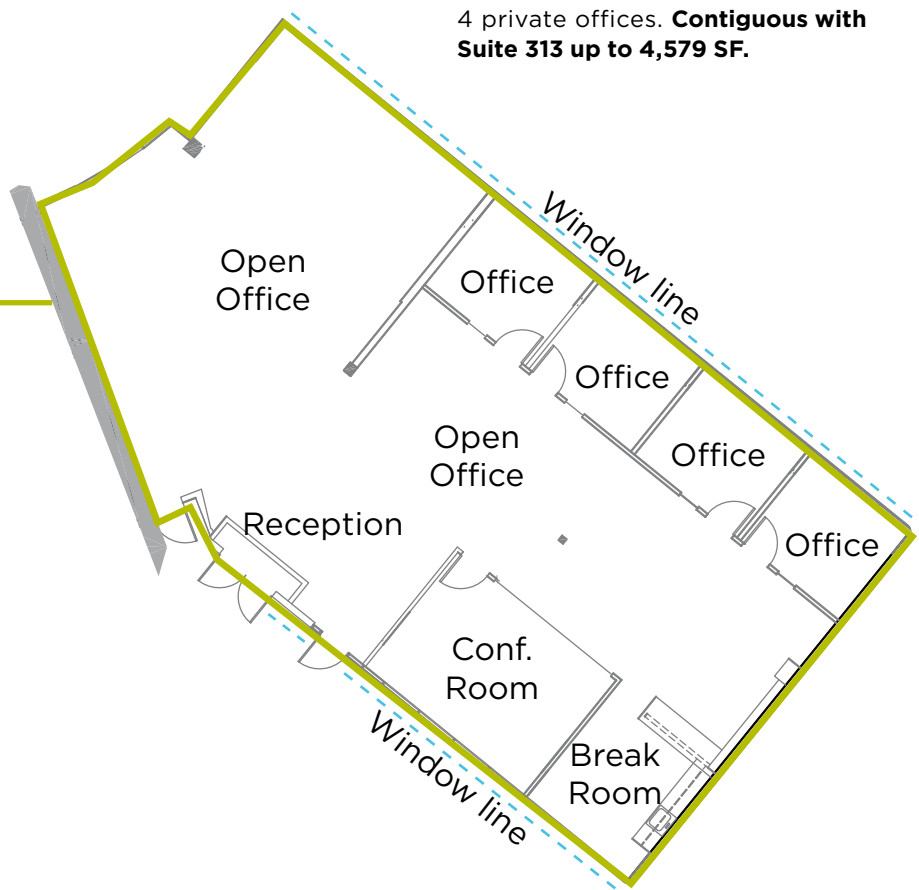
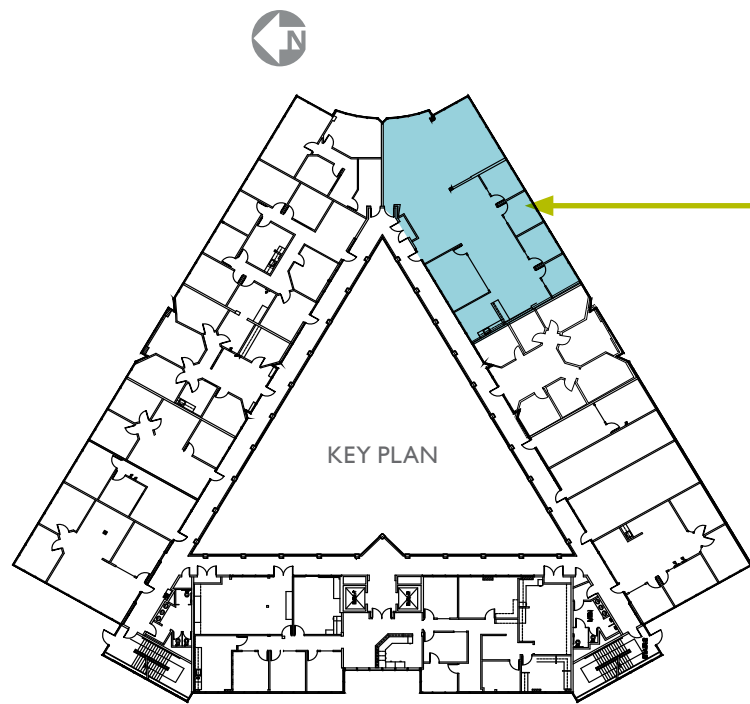
AVAILABILITIES

SUITE #	TOTAL SF	LEASE RATE	AVAILABLE	COMMENTS
307	1,521	\$2.70	Now	Reception, conference room, open area and 3 private offices.



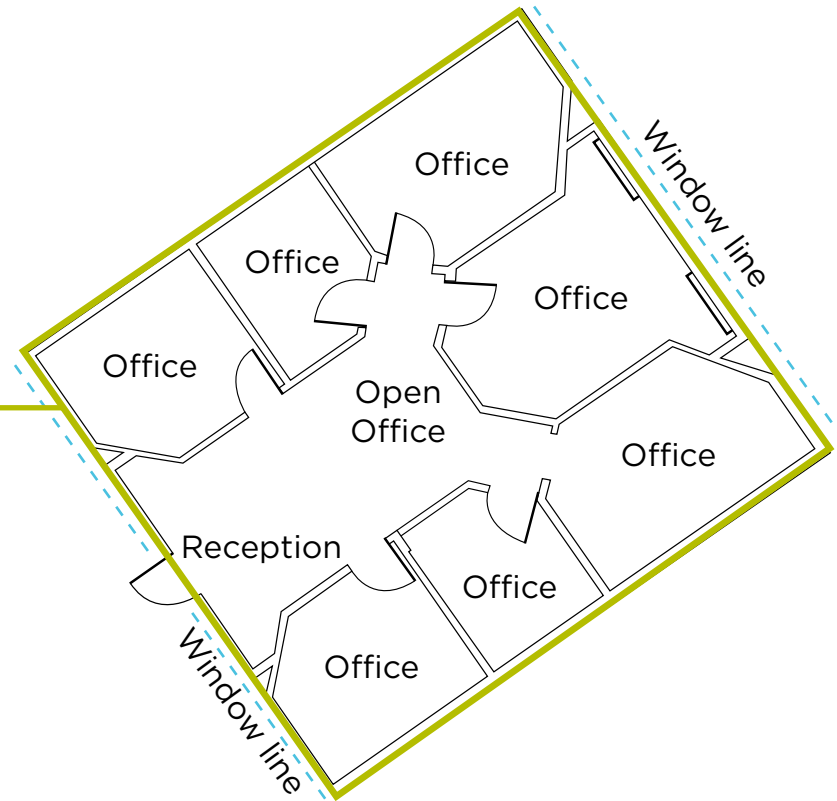
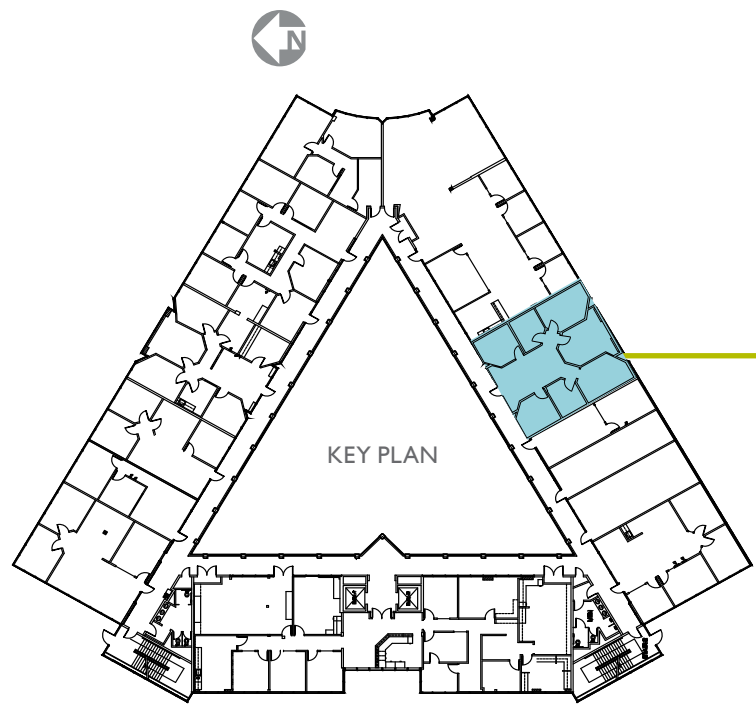
AVAILABILITIES

SUITE #	TOTAL SF	LEASE RATE	AVAILABLE	COMMENTS
312	3,058	\$2.70	60 Days	Reception area, open area, conference room, break room and 4 private offices. Contiguous with Suite 313 up to 4,579 SF.



AVAILABILITIES

SUITE #	TOTAL SF	LEASE RATE	AVAILABLE	COMMENTS
313	1,521	\$2.70	Now	Reception area, open area and 7 private offices. Contiguous with Suite 312 up to 4,579 SF.



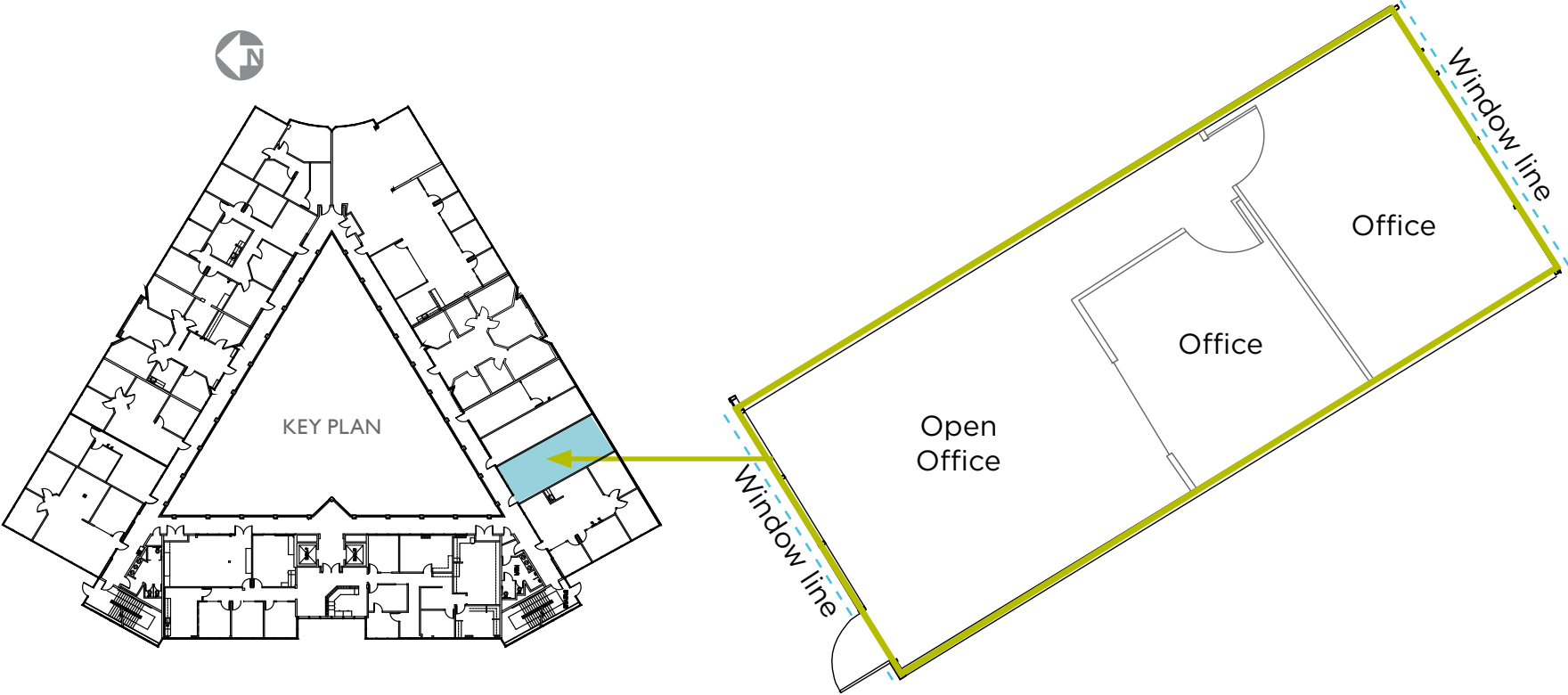
AVAILABILITIES

SUITE #	TOTAL SF	LEASE RATE	AVAILABLE	COMMENTS
312/313	4,579	\$2.70	60 Days	Suites 312 and 313 are contiguous up to 4,579 SF.



AVAILABILITIES

SUITE #	TOTAL SF	LEASE RATE	AVAILABLE	COMMENTS
316	720	\$2.70	Now	Open area and 2 private offices.



LOCATION



Camino Del Norte

FOREMOST

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AMENITY MAP

FOREMOST

Professional Plaza

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SHOPS AT
COSTCO PLAZA

CARMEL
MOUNTAIN RANCH
HOME CENTER

FIT ATHLETIC
CLUB

CARMEL
MOUNTAIN RANCH
COUNTRY CLUB

TWIN PEAKS
PLAZA/TARGET

CARMEL
MOUNTAIN
PLAZA

THE COURTYARD

PENASQUITOS
VILLAGE

CARMEL
MOUNTAIN RANCH
TOWN CENTER

TWIN PEAKS PLAZA 2 MINUTE DRIVE



THE COURTYARD 7 MINUTE DRIVE



CARMEL MOUNTAIN PLAZA 4 MINUTE DRIVE



CARMEL MOUNTAIN RANCH HOME CENTER 3 MINUTE DRIVE



SHOPS AT COSTCO PLAZA 4 MINUTE DRIVE



CARMEL MOUNTAIN RANCH TOWN CENTER 3 MINUTE DRIVE



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