

NEW AVAILABILITY - MULTI-TENANT

Pioneer Avenue & La Mirada Drive, Vista, CA

CORAL TREE COMMERCE CENTER

253,972 SF DISTRIBUTION/MANUFACTURING PROJECT

- » A 6 Building Light Assembly/ Distribution Complex
- » 2,700 SF Multi Tenant to 89,000 SF High Bay Distribution / Light Assembly
- » Dock-high / Grade-loading
- » Approximately 24' Warehouse Clearance
- » Skylights and Warehouse Lighting
- » Concrete Driveways
- » Ample Parking
- » Offices to Suit
- » Central North San Diego County Location



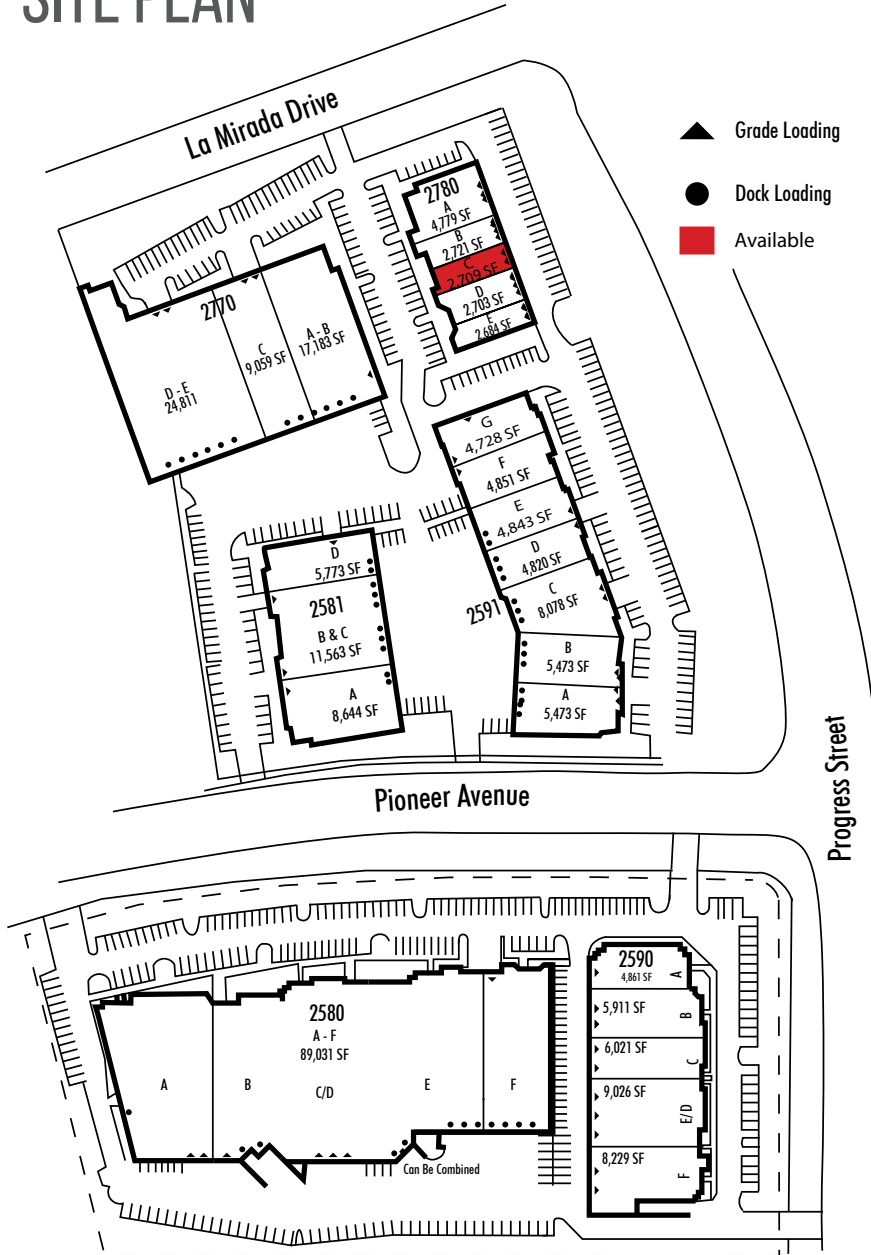
FOR LEASE

ADDRESS	SF	NNN Rate*	LOADING	FEATURES
2780 La Mirada Dr. Suite C	2,709	\$0.92	2 Grades	15% office, grade loading, 20' warehouse clearance, ample power. Reception, 2 offices, Restroom, 2 roll-up doors.

NNN Operating Expenses are estimated @ \$0.21/SF/Mo

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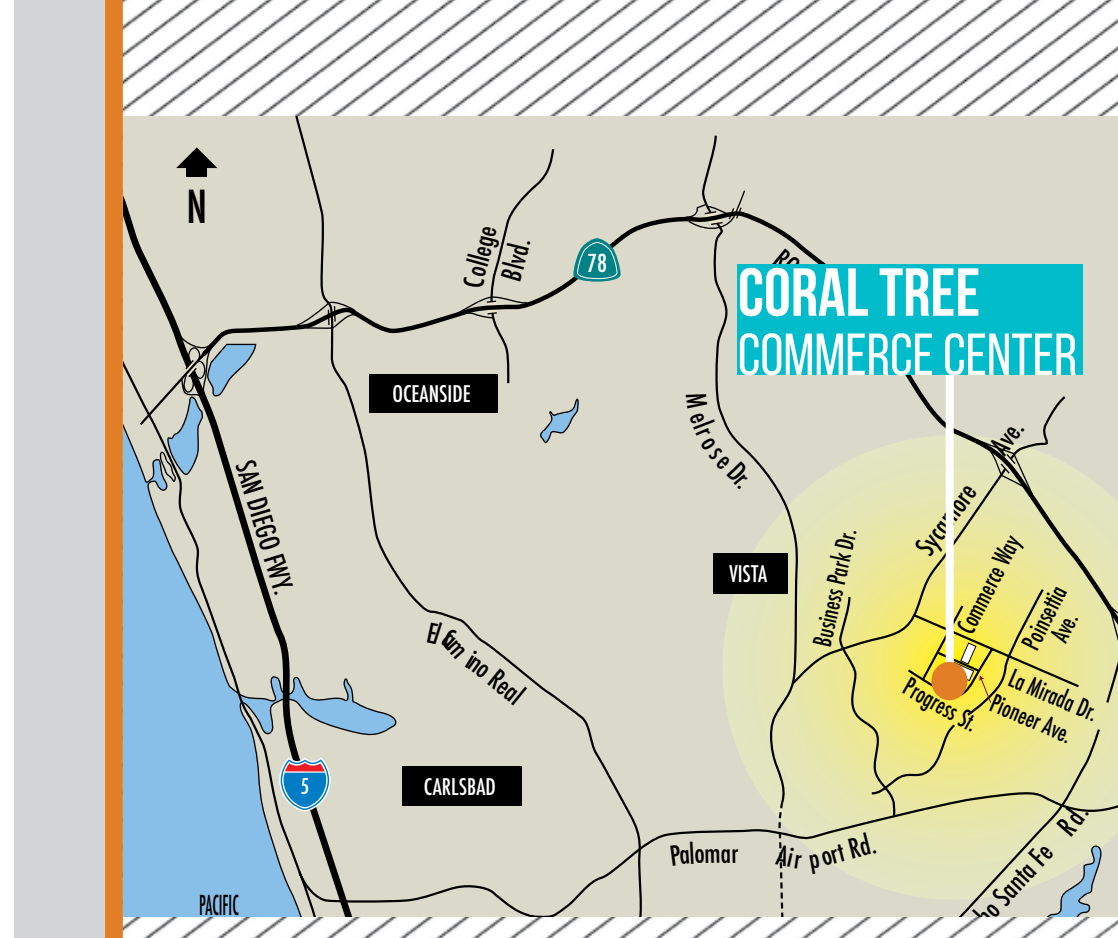
SITE PLAN



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