## FOR LEASE

**6750 Navigator Way, Goleta | Office Space In Cabrillo Business Park | 11,961 SF**

*Experience. Integrity. Trust.*
*Since 1993*

**Francois DeJohn**
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Hayes
COMMERCIAL GROUP

222 E. Carrillo Street, Suite 101, Santa Barbara, California 93101 | HayesCommercial.com

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## *Property Overview*

Located in the Cabrillo Business Park, this remodeled, two-story office building currently has an 11,961 SF suite available on the second floor. The property is surrounded by Deckers, FLIR, Jordano's and the 20-acre Cabrillo Park, conveniently located near Highway 101, Santa Barbara Airport, UCSB, and only 10 minutes from downtown Santa Barbara.

| | |
|---|---|
| **Project Name:** | Cabrillo Business Park |
| **Size:** | 11,961 SF |
| **Rental Rate:** | $1.65 NNN (.61) |
| **Utilities:** | $0.25 psf |
| **Building Size:** | 46,430 SF |
| **Floor:** | Second |
| **Available:** | January 1, 2019 (possibly sooner) |
| **Year Built:** | Early 1960's; full remodel in 2000; additional remodel in 2015 |
| **Restrooms:** | Common |
| **Sprinklers:** | Throughout |
| **HVAC:** | New (2017) |
| **Roof:** | New (2018) |
| **Parking:** | 4/1000 |
| **Amenities:** | 20-acre Cabrillo Park with new sports courts, walking trails, sidewalks, bike paths and restored wetlands. |
| **Tenants:** | Texas Instruments, US Forest Service, Inogen, and CBRE |
| **Showings:** | Call listing agent |

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## *Interior Photos*

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## Floor Plans

### First Floor

### Second Floor

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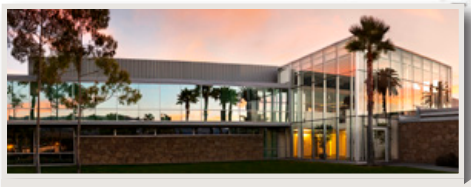
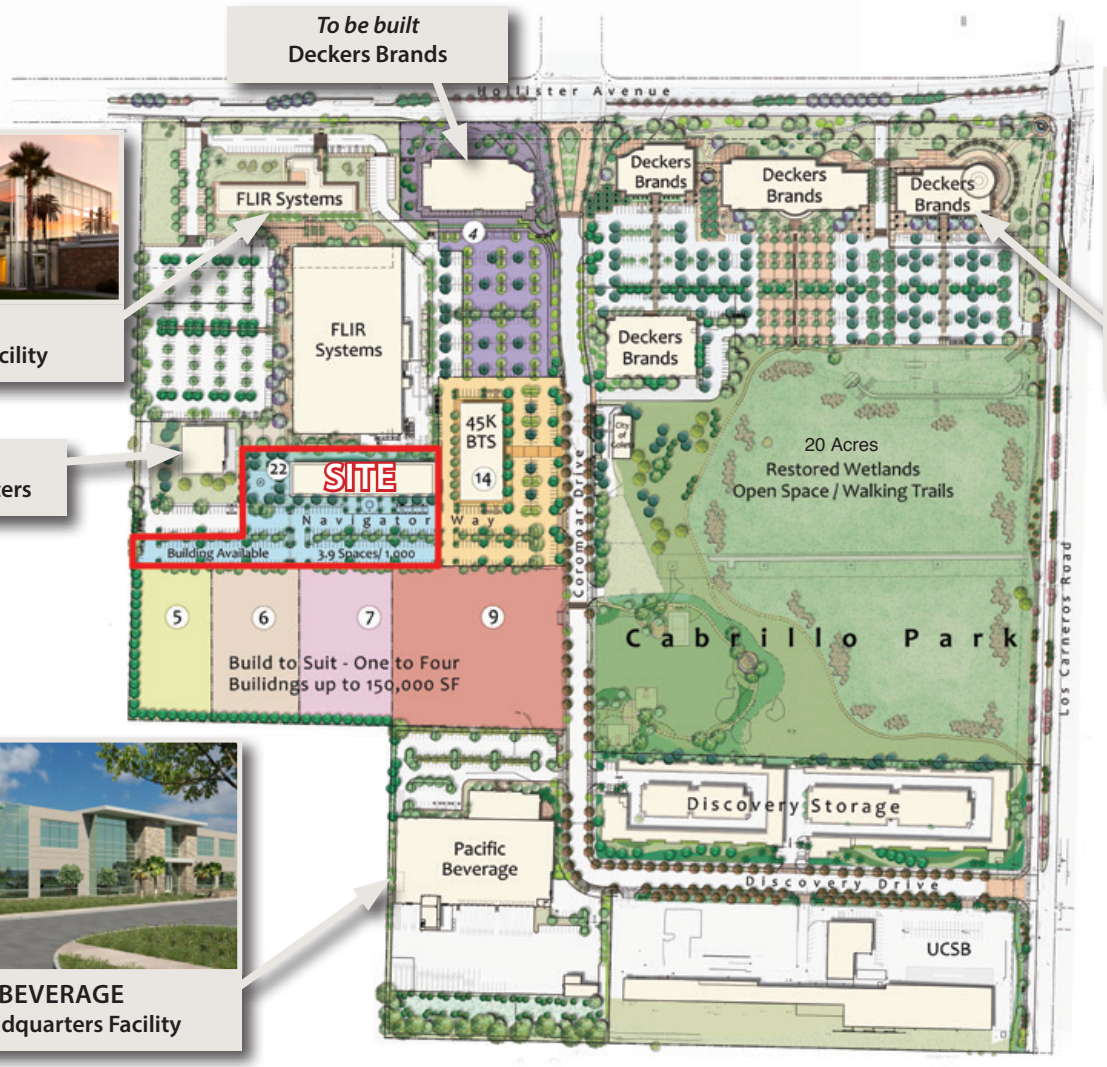
## Site Plan



**FLIR SYSTEMS**
169,000 SF Office/R&D Facility

**ERGOMOTION**
9,000 SF Headquarters

**PACIFIC BEVERAGE**
102,000 SF Headquarters Facility



**DECKERS BRANDS**
192,000 SF World Headquarters

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CABRILLO BUSINESS PARK

Photo: Oltmans Construction Co.

Cabrillo Business Park is the only master-planned business park of its kind between Los Angeles and San Jose, combining high quality, energy-efficient buildings with an unmatched outdoor campus environment. With ample open space, walking trails, sidewalks, mini parks, sports courts, and bike paths as well as restored wetlands and enhanced drought-tolerant landscape areas, 46% of the 92 acre project is made up of green space. The project hosts some of the most established companies in the area, such as Deckers, UCSB, Hewlett Packard, Texas Instruments, FLIR, and Ergomotion.

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Aerial
US 101
RESIDENTIAL DEVELOPMENT
VILLAGE AT LOS CARNEROS RESIDENTIAL DEVELOPMENT
HOLLISTER VILLAGE RESIDENTIAL DEVELOPMENT
Hilton
HOLLISTER AVE
CAMINO REAL MARKETPLACE
SITE
CABRILLO BUSINESS PARK
SANTA BARBARA AIRPORT
GIRSH PARK
Marriott
UCSB
STORKE RD
LOS CARNEROS RD
UCSB
6750 Navigator Way
Goleta, CA
Hayes
COMMERCIAL GROUP
EL COLEGIO RD