

1 1 0 1 1 TORREYANA

LAB, OFFICE, & VIVARIUM SPACE AVAILABLE



CBRE

Project Features

Two-story, multi-tenant laboratory & office building in the heart of Torrey Pines

- Central Torrey Pines Location
- Expansive Views & Shared Amenities
- Ample Covered Parking
- Proximity to Farmer & The Seahorse Restaurant

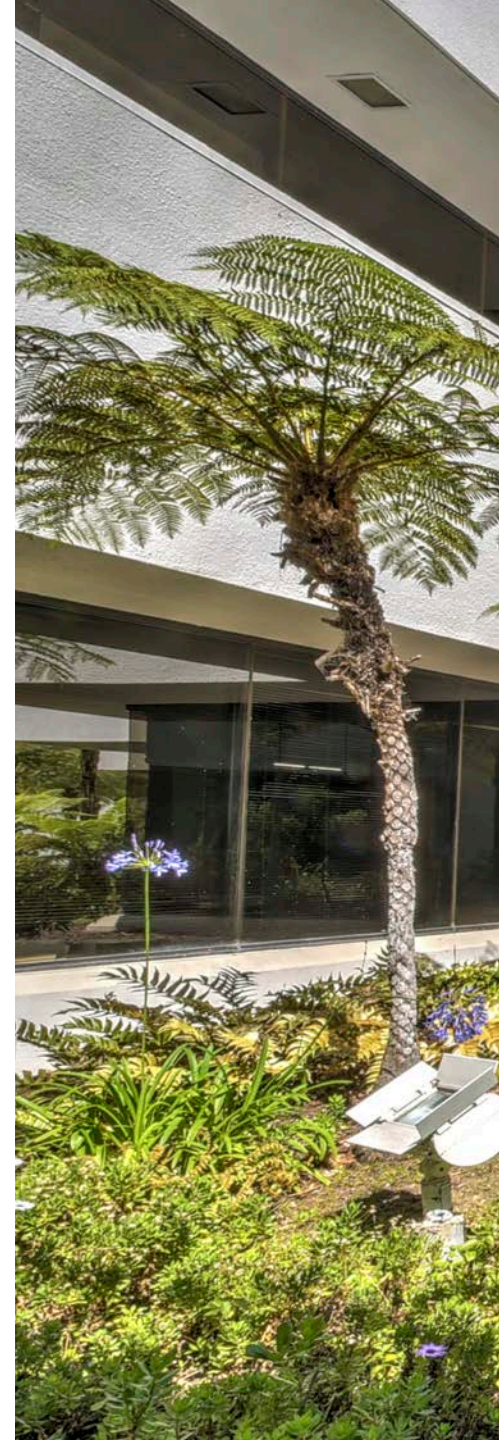
- Two suites available (can be leased separately):
 - » 1st Floor - 8,219 SF, vivarium space (former Explora Biolabs)
 - » 2nd Floor - 8,046 SF, laboratory & office space (approximately 70% lab, 30% office)

- Asking Rent: \$4.00 NNN



Property Summary

ADDRESS	11011 Torreyana Road
NET RENTABLE AREA	76,715 SF
NO. OF FLOORS	2
NO. OF BUILDINGS	1
YEAR BUILT	1980









1ST FLOOR

Approximately 8,219 square feet
of Vivarium Space

Available Immediately



Approximately 8,046 square feet
of Laboratory & Office Space

Available Immediately

2ND FLOOR



AVAILABLE LAB & OFFICE SPACE

COMMON AREA

THE GRILL

AT TORREY PINES

CALLAN RD.



TORREYANA RD.



1

1

0

1

1

TORREYANA



1 1 0 1 1 TORREYANA

DOUG LOZIER
Senior Vice President
+1 858 395 6000
doug.lozier@cbre.com

© 2019 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners and use of these images without the express written consent of the owner is prohibited.

CBRE
CBRE, INC.
Broker Lic. 00409987

