

Viewridge Avenue, San Diego, CA 92123

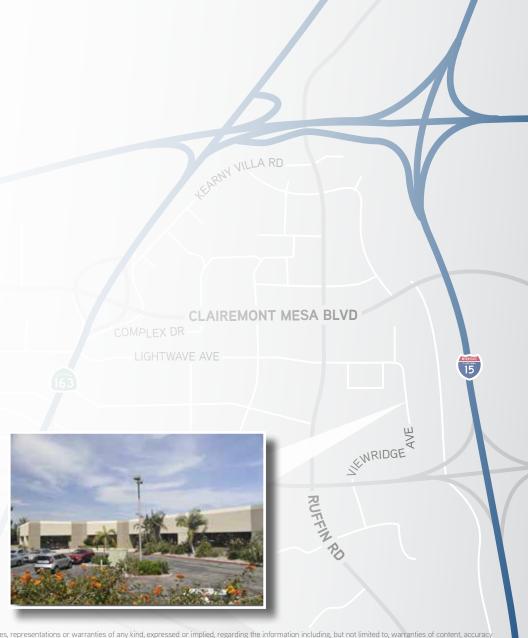
For Lease > Ideal Kearny Mesa Location

Property Details

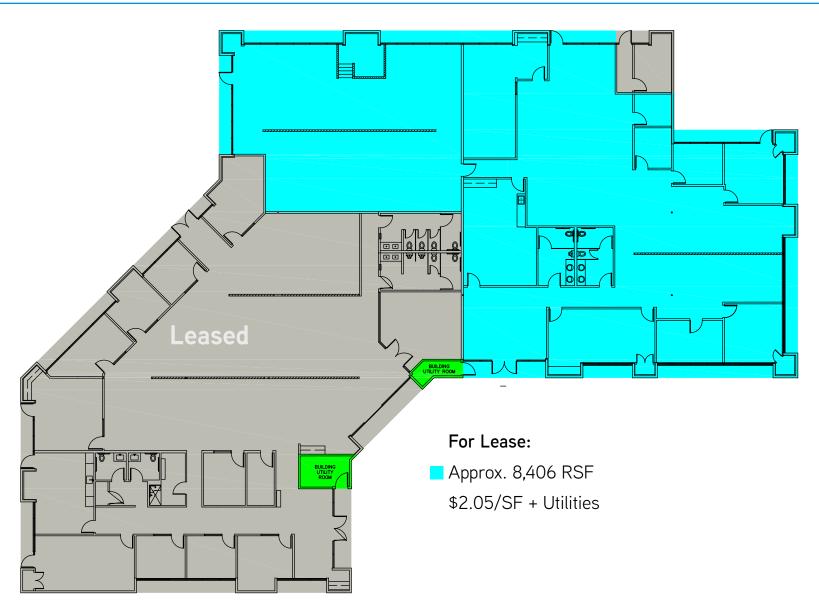
Building Description:	Kearny Mesa Office Building
Option A:	±8,406 RSF
Option B:	±5,451 RSF and ±2,955 RSF
Option C:	±5,253 RSF and ±3,153 RSF
Comments:	Reception, private offices, break room, conference room, copy/storage room and open office area
Zoning:	IL-2-1, allowed for mix use of office and light industrial uses
Lease Rate:	\$2.05 / SF Month + Utilities

Features

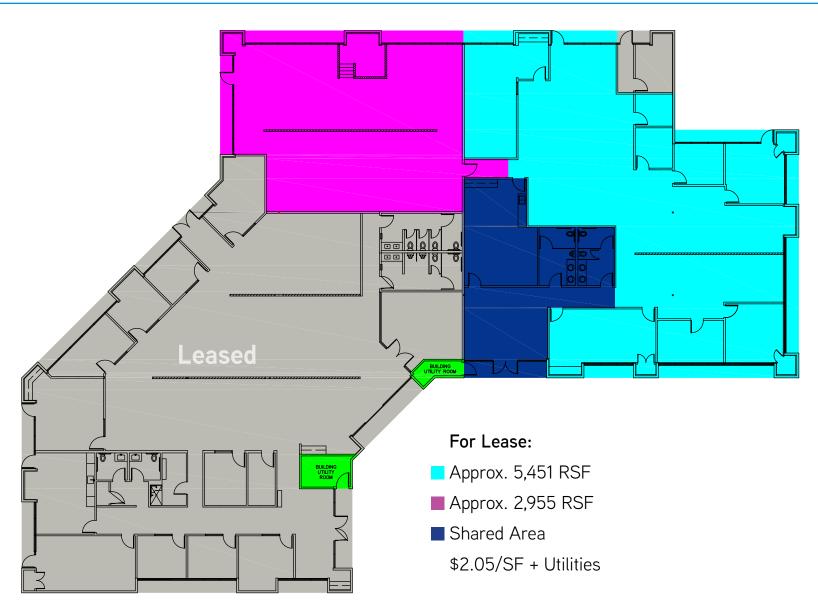
- » Highly improved suites with above standard finishes
- » 24/7 HVAC access (parking units)
- 3.25/1,000 parking ratio, 54 parking spaces including 2 Handicapped (tremendous street parking opportunity directly in front of the building)
- » 6 electric meters.
- » Freeway visible signage from I-15
- » Easy access to all major freeways
- » Attractive views to the East



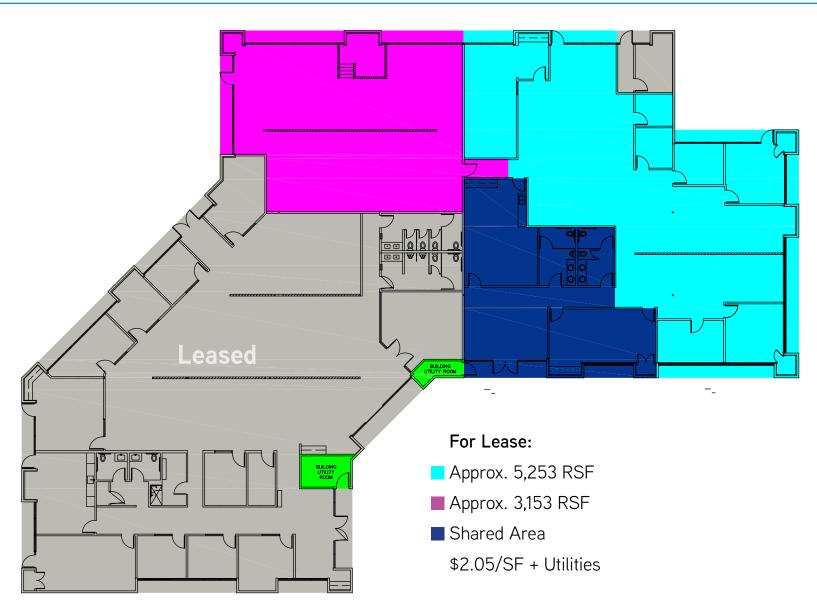
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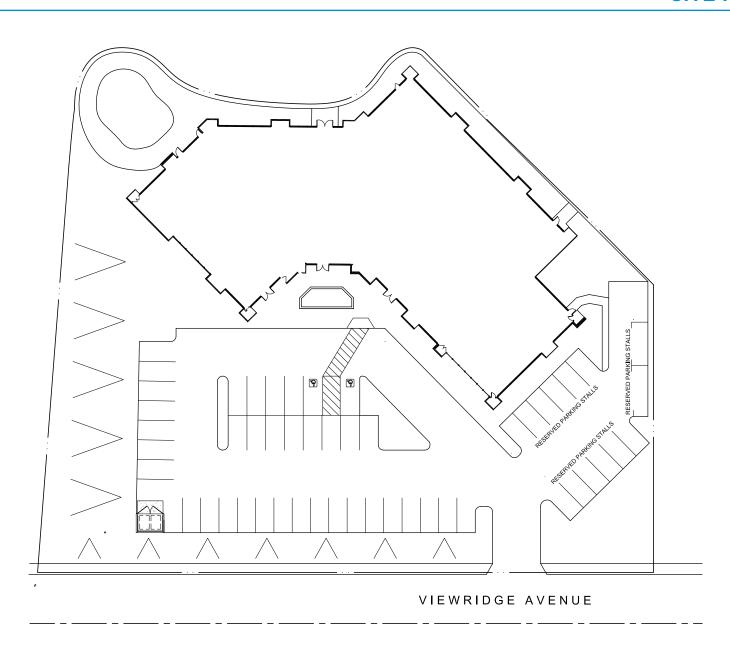












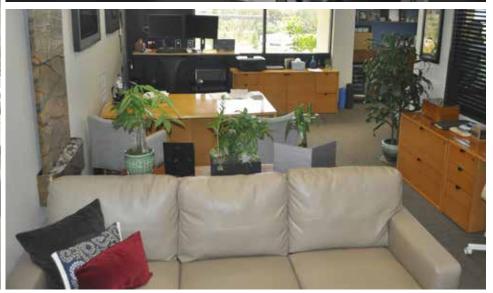
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INTERIOR PHOTOS















LOCATION





4875

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