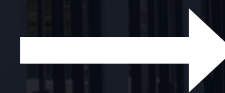


# INDUSTRIAL & SHOWROOM

## GATEWAY @MISSION

2120 WEST MISSION RD  
ESCONDIDO, CA 92029



[CLICK HERE  
TO ENTER](#)

**Conor Boyle**

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5901 Priestly Drive, Suite 100  
Carlsbad, CA 92008  
[www.colliers.com/carlsbad](http://www.colliers.com/carlsbad)

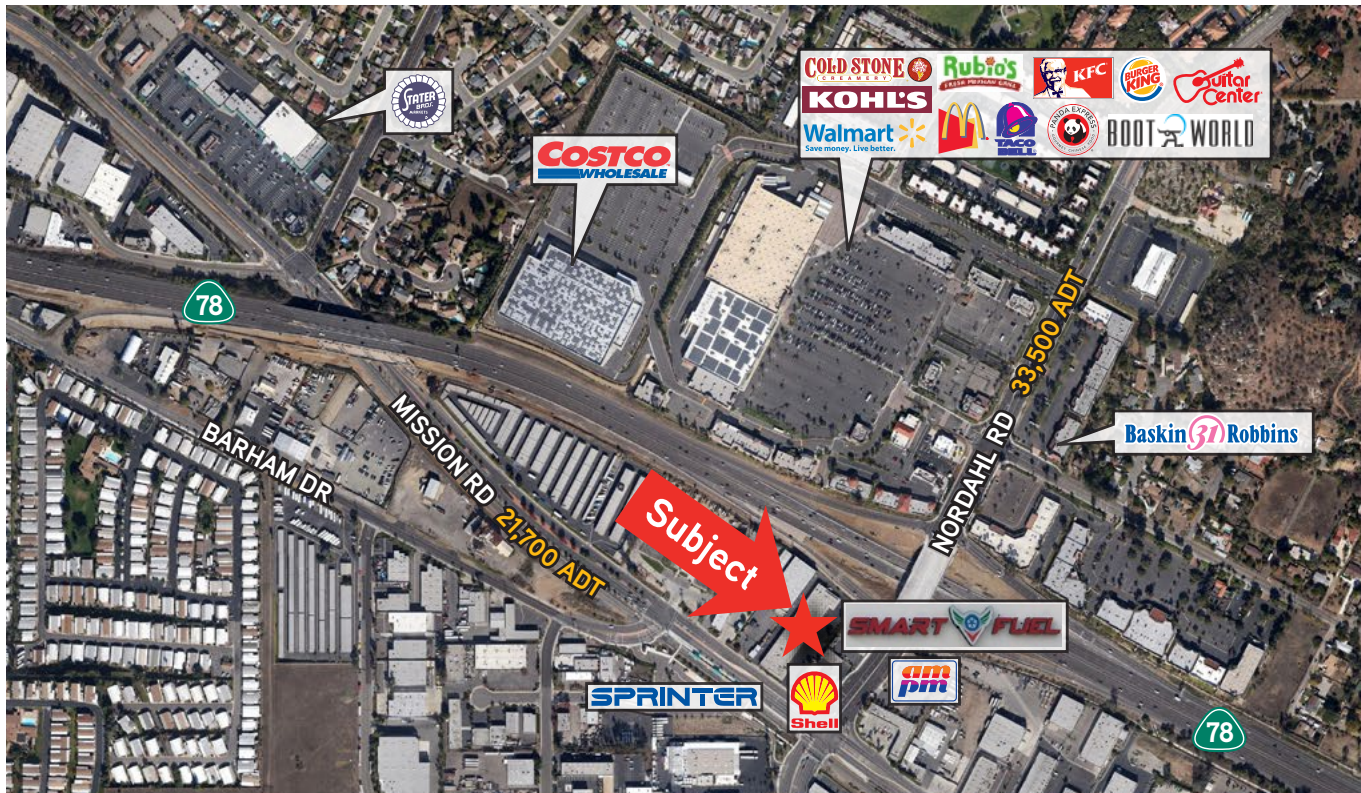
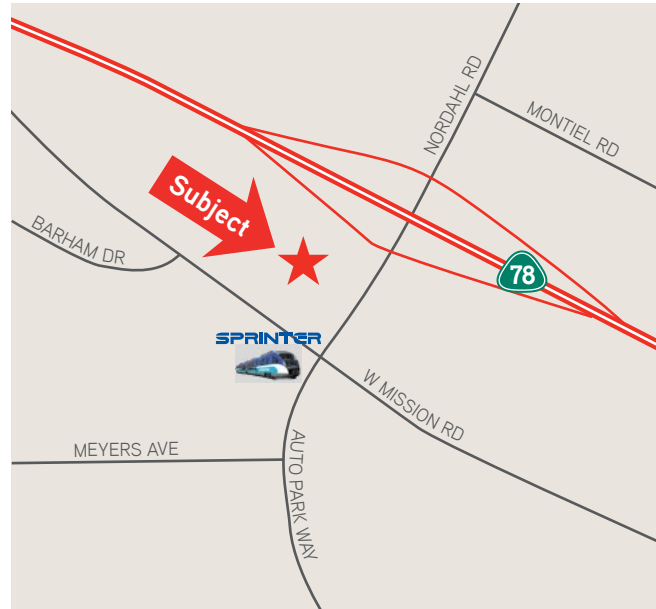
- » NEW OWNERSHIP
- » NEW EXTERIOR & INTERIOR RENOVATIONS
- » SPEC SUITES READY FOR OCCUPANCY
- » NEW HIGH VISIBILITY SIGNAGE PROGRAM
- » NEW LANDSCAPING

OWNED & OPERATED BY:



## PROPERTY HIGHLIGHTS

- » Excellent freeway signage potential
- » Mix of office, showroom & warehouse
- » Flexible suite sizes
- » Functional layouts
- » Move-in-ready units
- » Ample parking
- » Flexible zoning
- » Quick freeway access
- » Close proximity to retail amenities
- » Prominent corner location @ Hwy 78, Nordahl Rd & Mission Avenue



# INDUSTRIAL & SHOWROOM

## GATEWAY @MISSION

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### PROPERTY HIGHLIGHTS

SITE PLAN

FLOOR PLAN

PHOTOS

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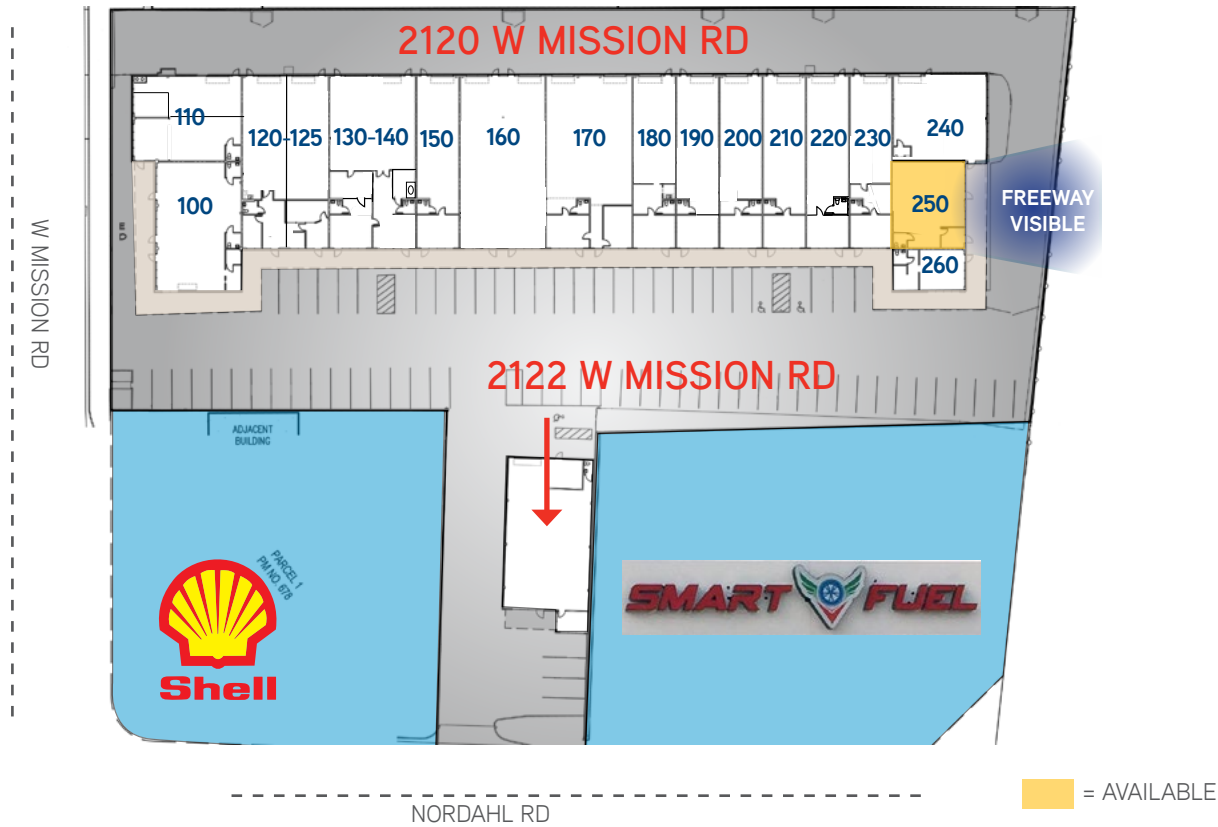
Lic# 01759453



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## SITE PLAN



## AVAILABILITY

SUITE	SQUARE FEET	LEASE RATE
2120 W Mission Road		
250	1,778	\$1,956 + CAM



est. \$0.18/SF CAM

# INDUSTRIAL & SHOWROOM

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- SITE PLAN
- FLOOR PLAN
- PHOTOS

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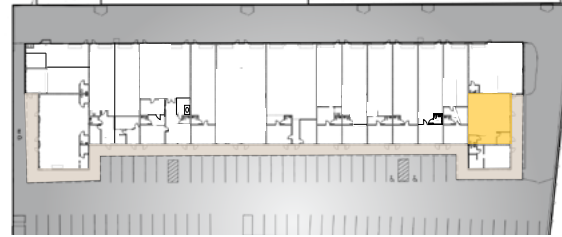
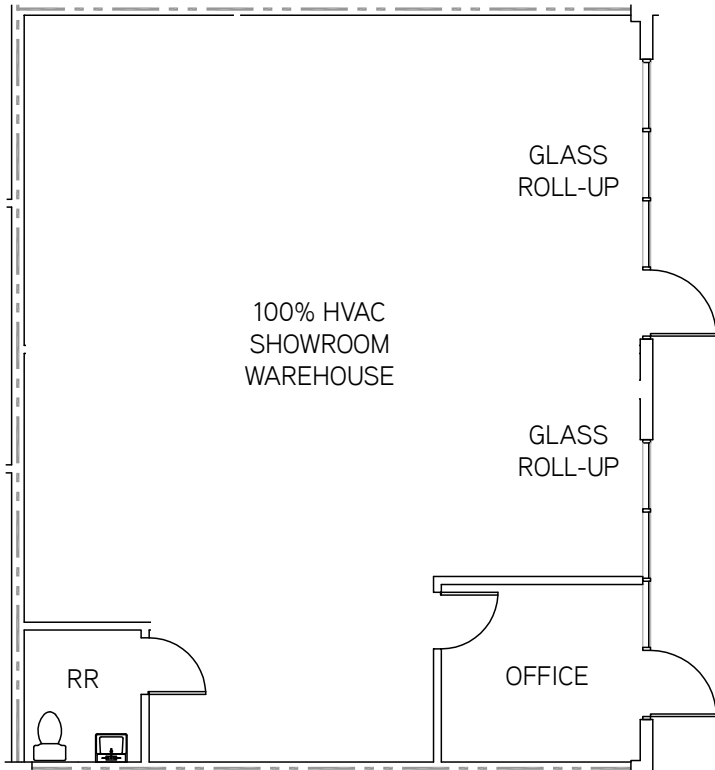
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### SUITE FEATURES

- » 1,778 SF
- » Spec creative showroom space
- » Freeway visible
- » 100% HVAC
- » Exposed ceiling
- » Lease Rate: \$1,956 + CAM

# INDUSTRIAL & SHOWROOM

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### PROPERTY HIGHLIGHTS

SITE PLAN

● FLOOR PLAN

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BACK NEXT



PHOTOS



# INDUSTRIAL & SHOWROOM

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### PROPERTY HIGHLIGHTS

SITE PLAN

FLOOR PLAN

● PHOTOS

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