



FEATURES:

- » 29,053 SF High Profile Free Standing Lab/ Office Building
- » Walking Distance to Island @ Carlsbad Retail Center
- » Walking Distance from Community Hiking Trails
- » Across the Street from Park
- » Dramatic Two-Story Lobby Entry
- » Existing Lab Improvements Include: Wet Labs, Cold Room, Tissue Culture Room
- » Lab Improvements Can be Utilized or Converted to Traditional Office
- » Flexible Private Offices, Open Office & Conference Room Layout
- » 99 Parking Stalls
- » Showers/ Lockers
- » .30/3,000 SF Sprinkler System
- » Lease Rate – Negotiable

CARLSBAD *RESEARCH CENTER*

1610 FARADAY AVENUE · CARLSBAD, CA

CARLSBAD RESEARCH CENTER



OMNI HOTELS
& RESORTS



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1610 PARADAY AVENUE - CARLSBAD, CA

PALOMAR AIRPORT ROAD

GENOPTIX
MEDICAL LABORATORY



GENOPTIX
MEDICAL LABORATORY

NIXON



ISLAND AT CARLSBAD
Food Court & Retail



Abbott

FARADAY AVENUE



FRESH MEXICAN GRILL



NETGEAR

COLLEGE BOULEVARD



ThermoFisher
SCIENTIFIC



Alphatec Spine

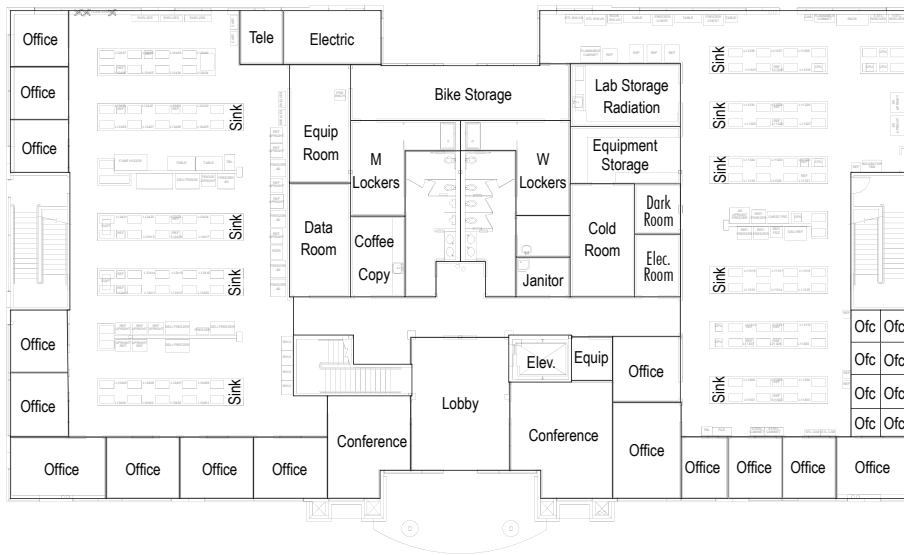


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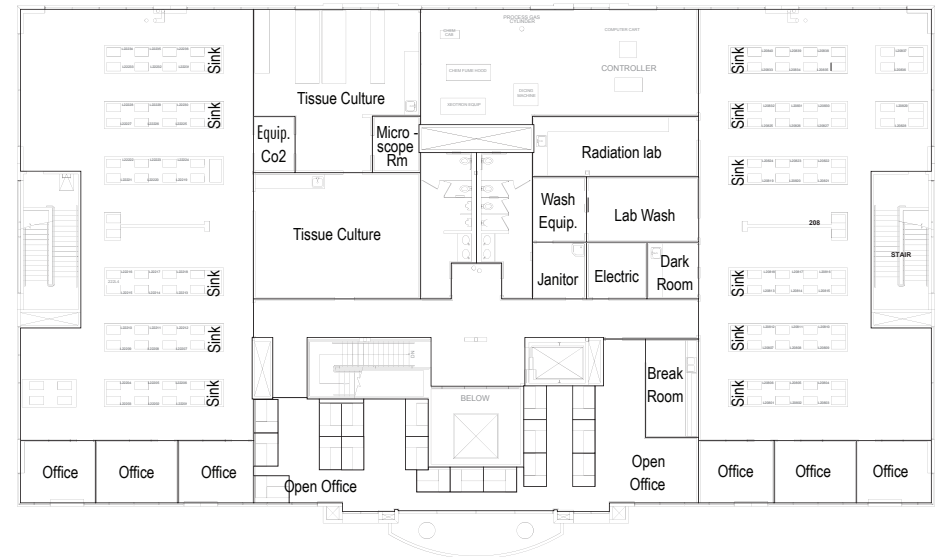
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FIRST FLOOR

- » 15,172 SF
- » Multi-story Lobby
- » Multiple Conference Rooms
- » Private Offices Areas
- » Wet Lab Areas
- » Showers/ Lockers
- » Cold Room
- » Multiple Storage Areas



SECOND FLOOR

- » 13,881 SF
- » Tissue Culture
- » Radiation Lab
- » Wash Room
- » Wet Lab
- » Open Private Office

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CBRE

The Blackmore Company

INDUSTRIAL REAL ESTATE

The Blackmore Company is currently the largest owner of real estate in the Carlsbad Research Center with a portfolio of approximately 700,000 square feet of high-image, industrial, R&D and office properties. Over the last 35 years, The Blackmore Company has established itself as one Southern California's most successful Office/R&D Developers by delivering the highest standards of quality and service. The Blackmore Company designs and develops properties for long-term investment. By utilizing upgrades that far exceed industry standards, the long term value and lower operating costs of the properties are assured. These enhancements combined with The Blackmore Company's signature use of extensive high quality reflective glass create a very desirable, high image and timeless facility.

Current tenants include:

GENOPTIX®
MEDICAL LABORATORY



COVIDIEN


EMERSON



CBRE

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