

FOR LEASE > OFFICE SPACE

CORNER@2OAKS

158 North Twin Oaks Valley Road, San Marcos, CA 92069



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Amenities

- » Highly visible signage to Twin Oaks Valley Road
- » Convenient access from two new signalized intersections on Twin Oaks Valley Road and San Marcos Boulevard
- » Ample parking
- » Private exterior entrance and separately metered electricity
- » On-site with the brand new 116 room Marriott Fairfield Inn and Suites and an Outback Steakhouse restaurant

Location

- » **HIGHLY ACCESSIBLE** - Located at Twin Oaks Valley Road and San Marcos Boulevard - Immediate access to Highway 78
- » **AREA AMENITIES** - Close proximity to restaurants, hotels, fitness and retail services
- » **POINTS OF INTEREST** - Across the street from San Marcos Civic Center, Library and Sprinter Train Station; 1/2 mile from Cal State San Marcos; 2 miles from Palomar College

West Elevation



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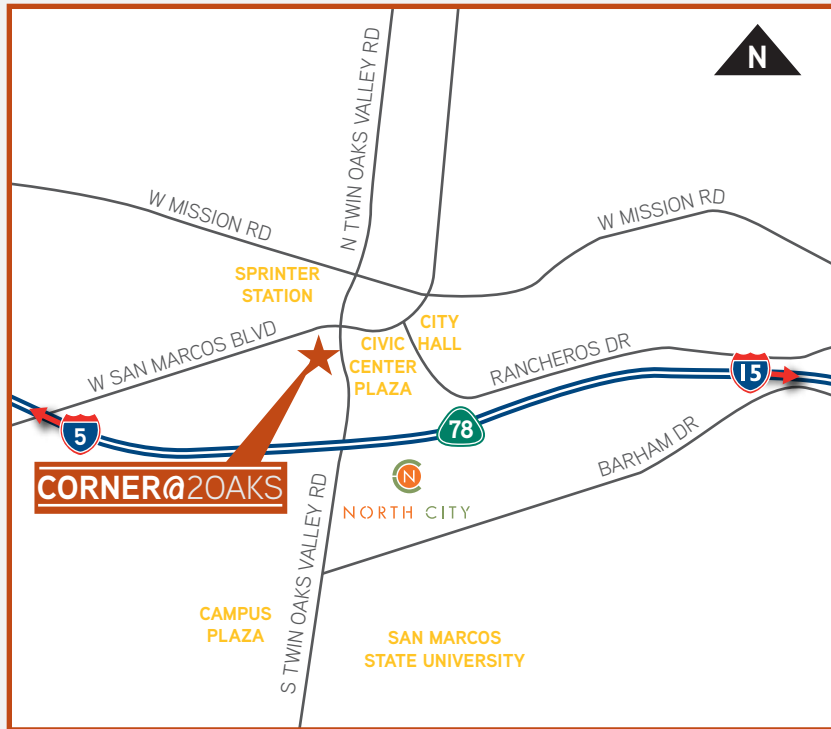


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Map



Aerial - Points of Interest



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Site Plan

- » **SUBJECT PROPERTY**
2-Story Retail/Office
1st Floor - 7,600 SF
2nd Floor - 6,800 SF
- » **MARRIOTT FAIRFIELD INN**
116 Rooms
- » **OUTBACK STEAKHOUSE**
Lease Pending
- » **118 TOWN HOMES**
Residential Community
- » Deliverable 2018



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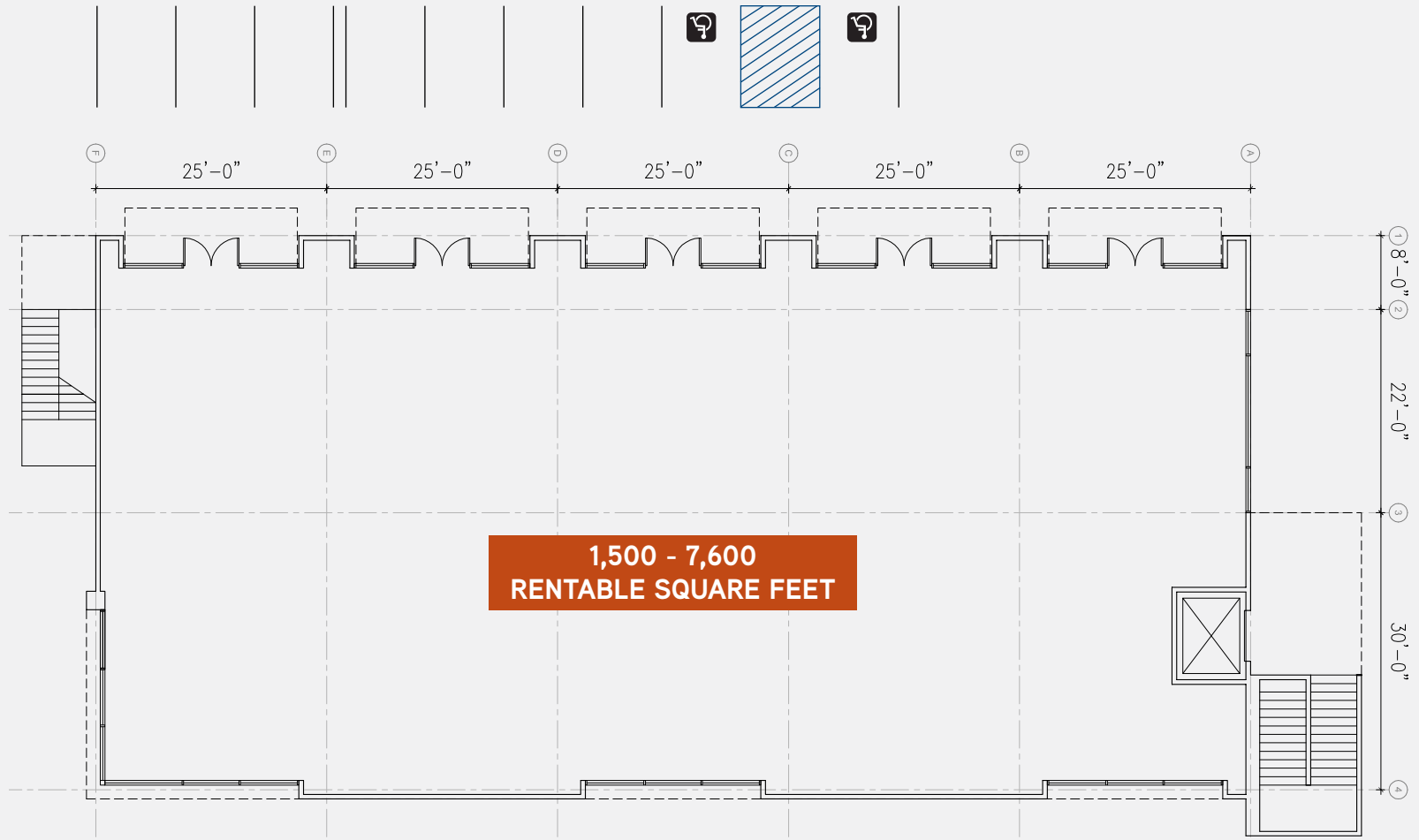


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First Floor



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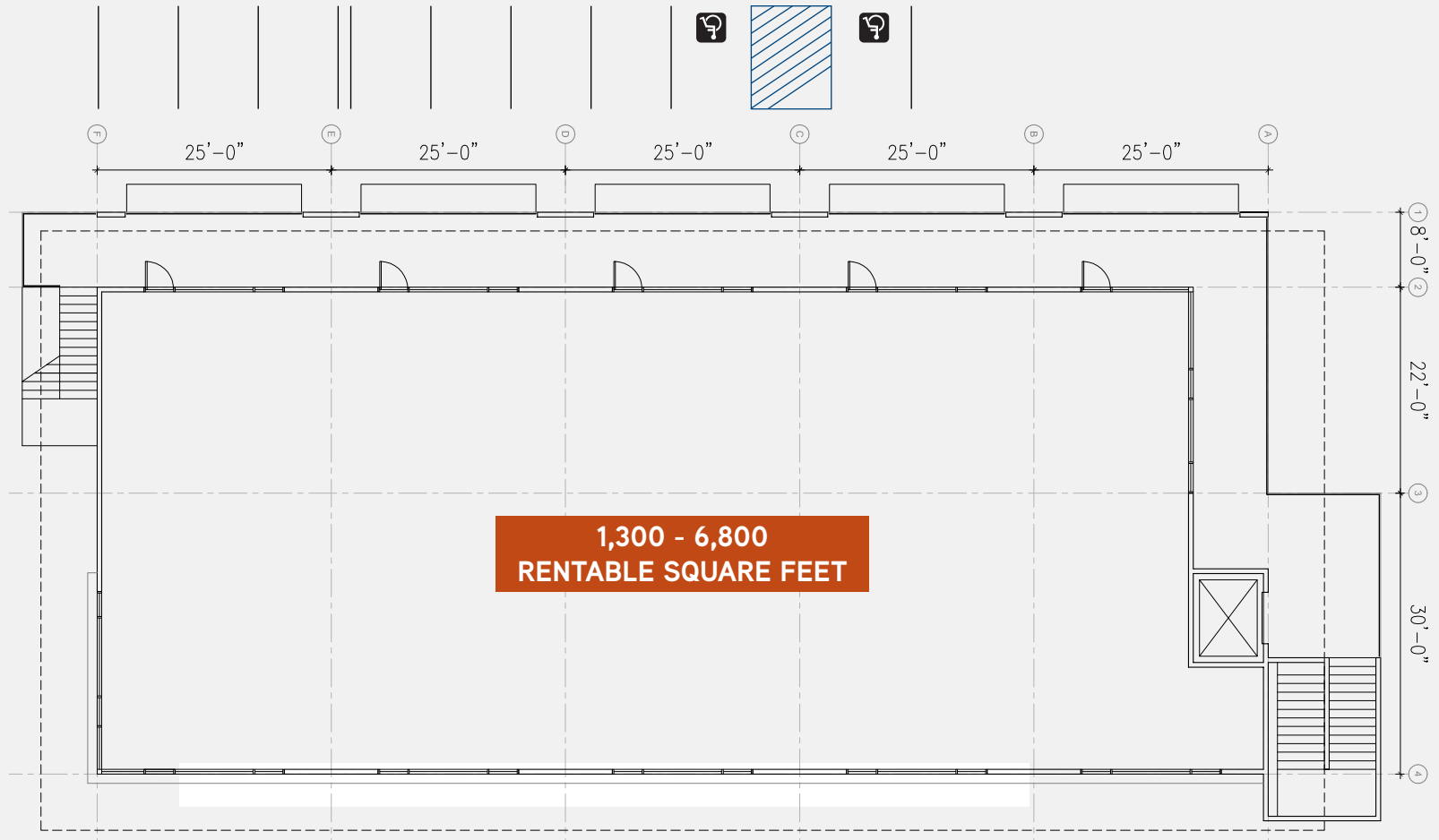


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Second Floor



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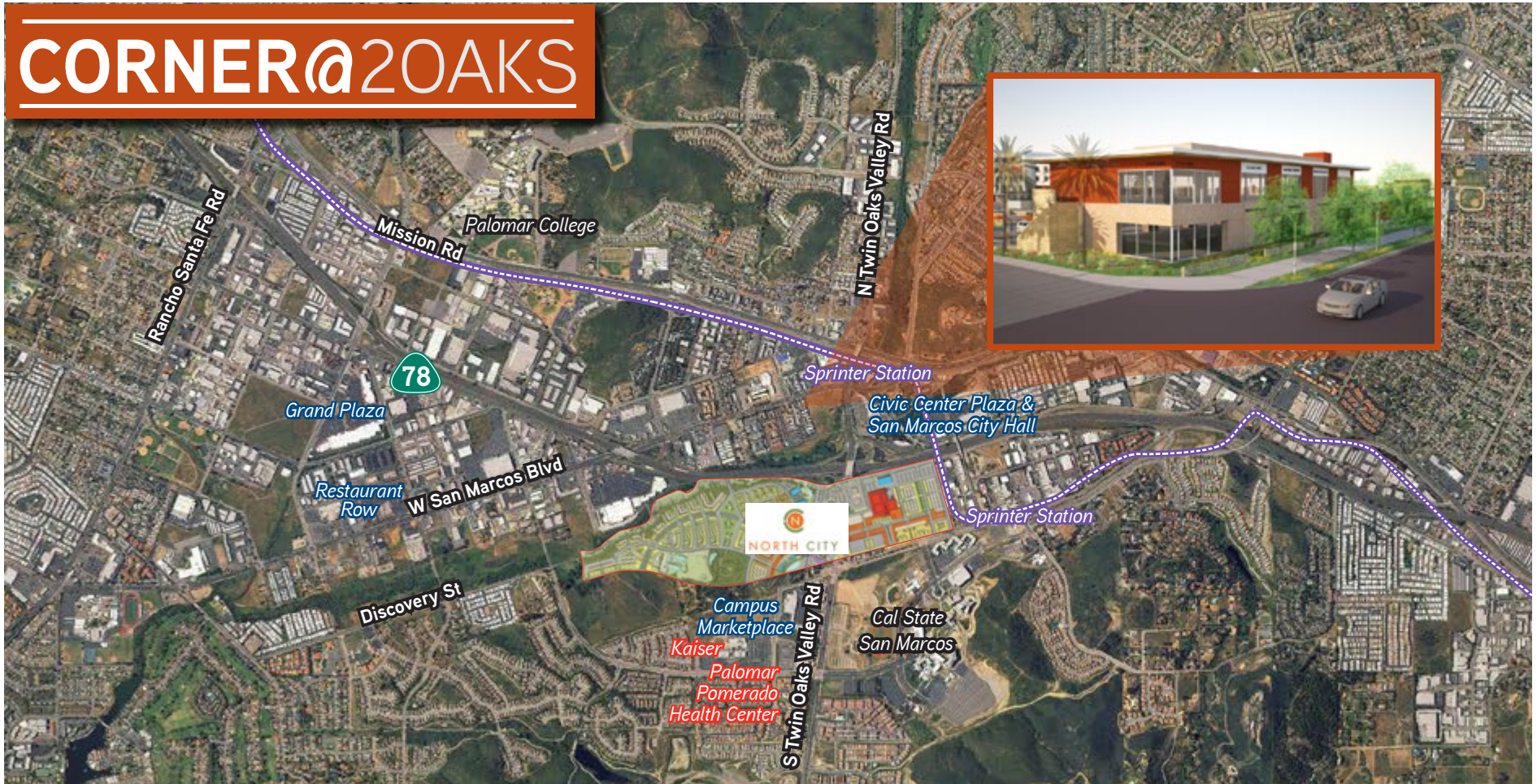


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