



HIGHLANDS
CORPORATE
CENTER

DEL MAR HEIGHTS
CLASS A OFFICE

CBRE



EQ Office



NEW AMENITY CENTER RENOVATIONS COMPLETE!

- › Canteen with gourmet options refreshed daily
- › Common area conference center
- › Table games (billiards, foosball, shuffle board, and ping pong)
- › Lounge with WiFi and multiple flat screen TVs



FEATURES

- › Modern, Class A interiors and exteriors
- › New building lobby finishes
- › Public conference center, fitness facility & outdoor pavilion
- › WiFi in common area & outdoor spaces
- › Excellent freeway visibility
- › Immediate access to Interstate 5 and Highway 56
- › Walking distance to One Paseo (97,000 SF of retail)



ASKING RATE
\$4.40/RSF/MO + ELECTRICITY

PARKING RATIO
3.8/1,000 USF



Ample surface and covered parking available



EV car charging stations on-site



Building top or eyebrow signage on the 12730, 12750 & 12760 building



Monument signage available

BUILDING	SUITE	RSF	AVAILABILITY
12730	350*	4,525 SF	SPEC SUITE
12730	400*	13,592 SF	FULL FLOOR VACANT
12750	200	4,618 SF	60 DAYS NOTICE
12750	450	2,997 SF	SPEC SUITE
12760	120**	6,083 SF	VACANT
12760	150**	4,713 SF	SPEC SUITE

*Suites 350 and 400 may be contiguous to 18,117 SF
 **Suites 120 and 150 may be contiguous to 10,796 SF

AMENITIES



UTC

- La Columbe
- Eureka! Discover American Craft
- Corner Bakery Cafe
- NAPIZZA
- Pressed Juicery
- Shake Shack
- True Food Kitchen
- ArcLight Cinemas
- 24 Hour Fitness
- Super Sport

LA JOLLA

UC SAN DIEGO

TORREY PINES GOLF COURSES

TORREY PINES STATE BEACH



PIAZZA CARMEL

- Baker & Olive
- Searsucker
- Casa Sol Y Mar
- Carnitas Snack Shack
- Urban Plates
- Taverna Blue
- Cinépolis,
- Davanti Enoteca
- Mia Francesca
- Rimel's
- Snooze
- Ralph's
- Jimbos

- Chipotle
- Gami Sushi
- Starbucks
- Marketplace Grille
- Pavilions
- Beasley's Cleaners
- Postal Annex +

CCC
HIGHLANDS CORPORATE CENTER

- Katana Sushi
- Oggi's Pizza & Brewing Co.
- Porkyland
- Coffee Bean & Tea Leaf
- Dry Clean USA
- CycleBar
- Carmel Valley Pharmacy
- Del Mar Floral & Gifts
- Union Bank

NEW PHASE OF DEL MAR HIGHLANDS TOWN CENTER

ONE PASEO

- Shake Shack
- Sweetfin Poke
- North Italia
- The Butchery
- Ways & Means
- International Smoke
- Mizukiyama Sushi
- Parakeet Cafe
- Tender Greens
- Tocaya Organica

- Joe & The Juice
- Blue Bottle
- Susie Cakes
- Salt & Straw
- BodyRok
- Soulcycle
- Drybar
- curBAR
- Color Counter
- West of Camden
- Van De Vort
- Whiskey + Leather
- Shop Good
- Urban Beach House
- Faherty
- Nathan West
- Pigment
- Marrow Fine

- Starbucks
- Boto Sushi Del Mar
- The Broken Yolk Cafe
- Yoga Del Mar
- Kotija Jr. Taco Shop
- Bushfire Kitchen
- Vons

DEL MAR HIGHLANDS TOWN CENTER CARMEL COUNTRY PLAZA

BEACHSIDE DEL MAR



WALKABLE AMENITIES



ONE PASEO
SHOPPING CENTER RETAILERS

DEL MAR HIGHLANDS
SHOPPING CENTER RETAILERS



MENDOCINO FARMS
sandwich market



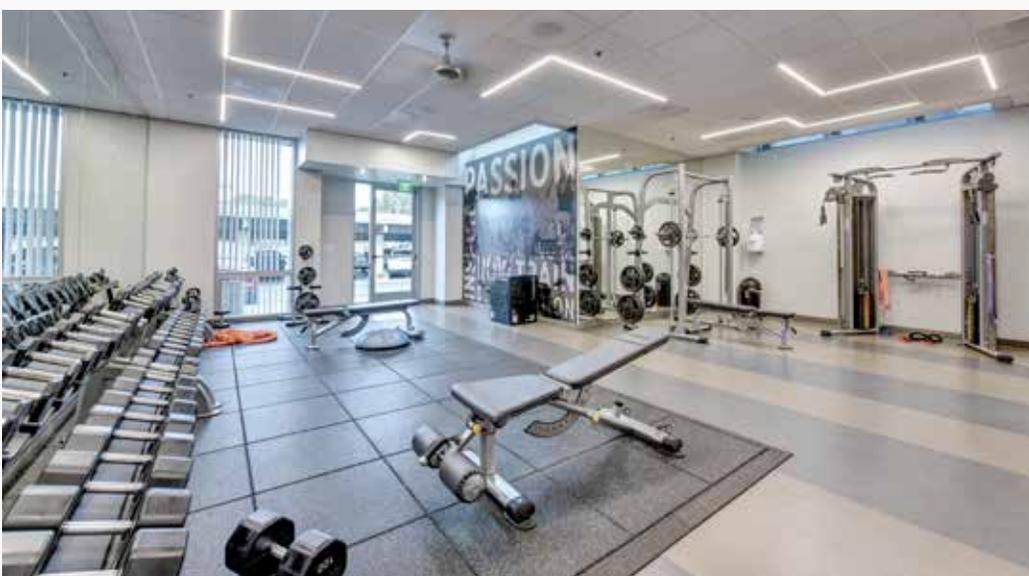
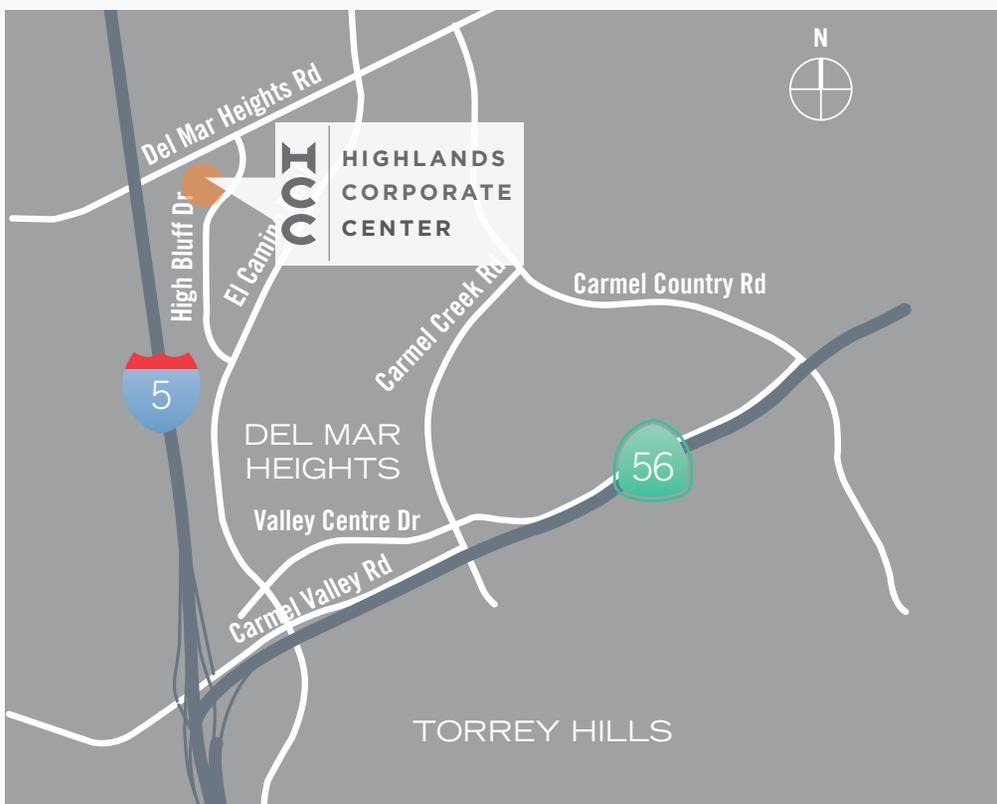
searsucker





HCC | HIGHLANDS
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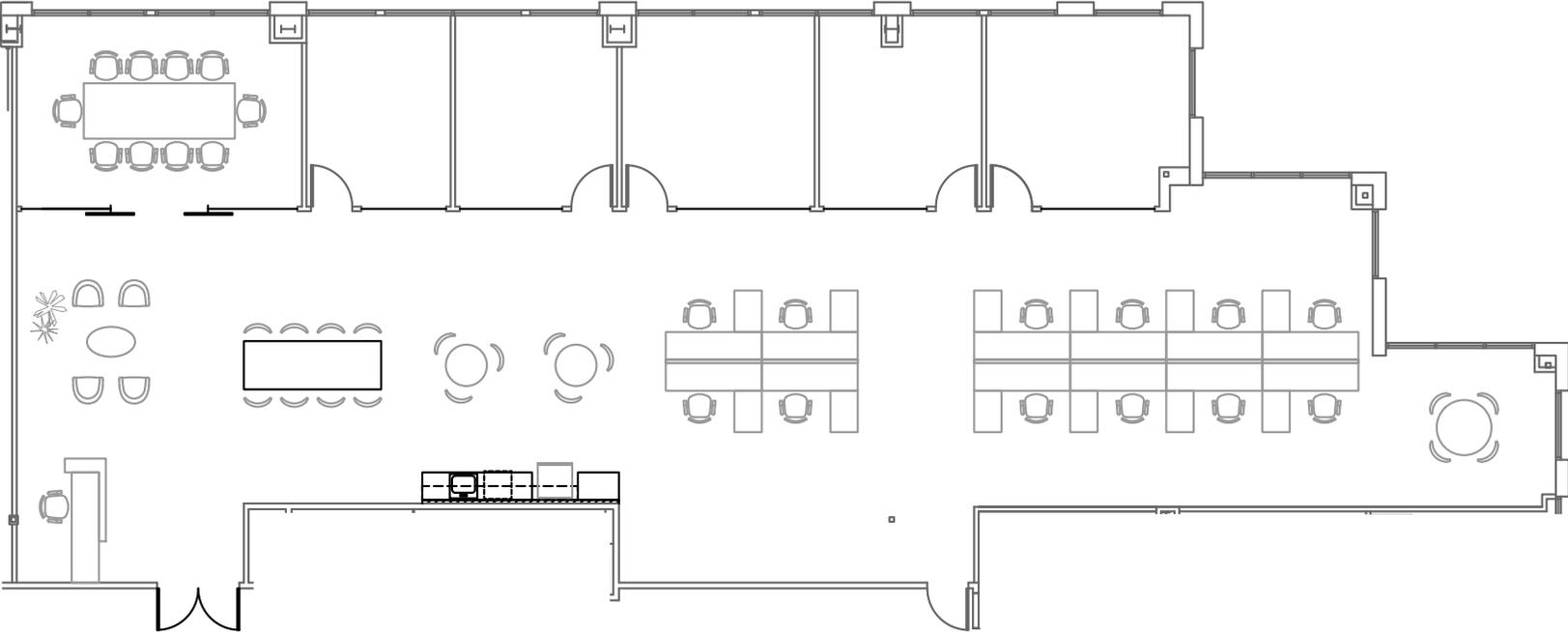




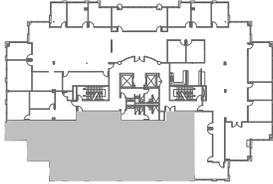
12730 HIGH BLUFF DRIVE

SUITE 350: 4,525 RSF | VACANT

SPEC SUITE PLAN



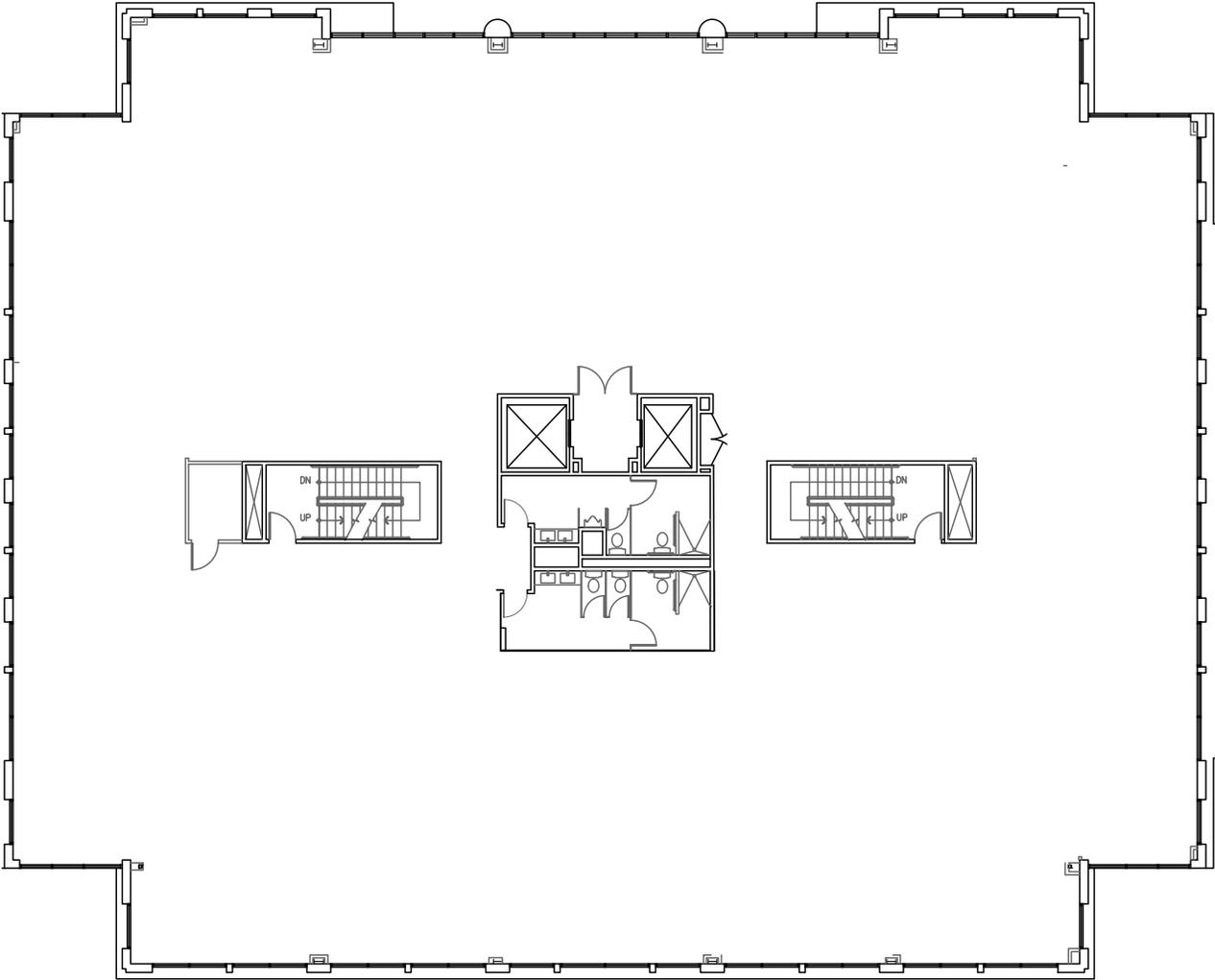
KEY PLAN



12730 HIGH BLUFF DRIVE

SUITE 400: 13,592 RSF | VACANT

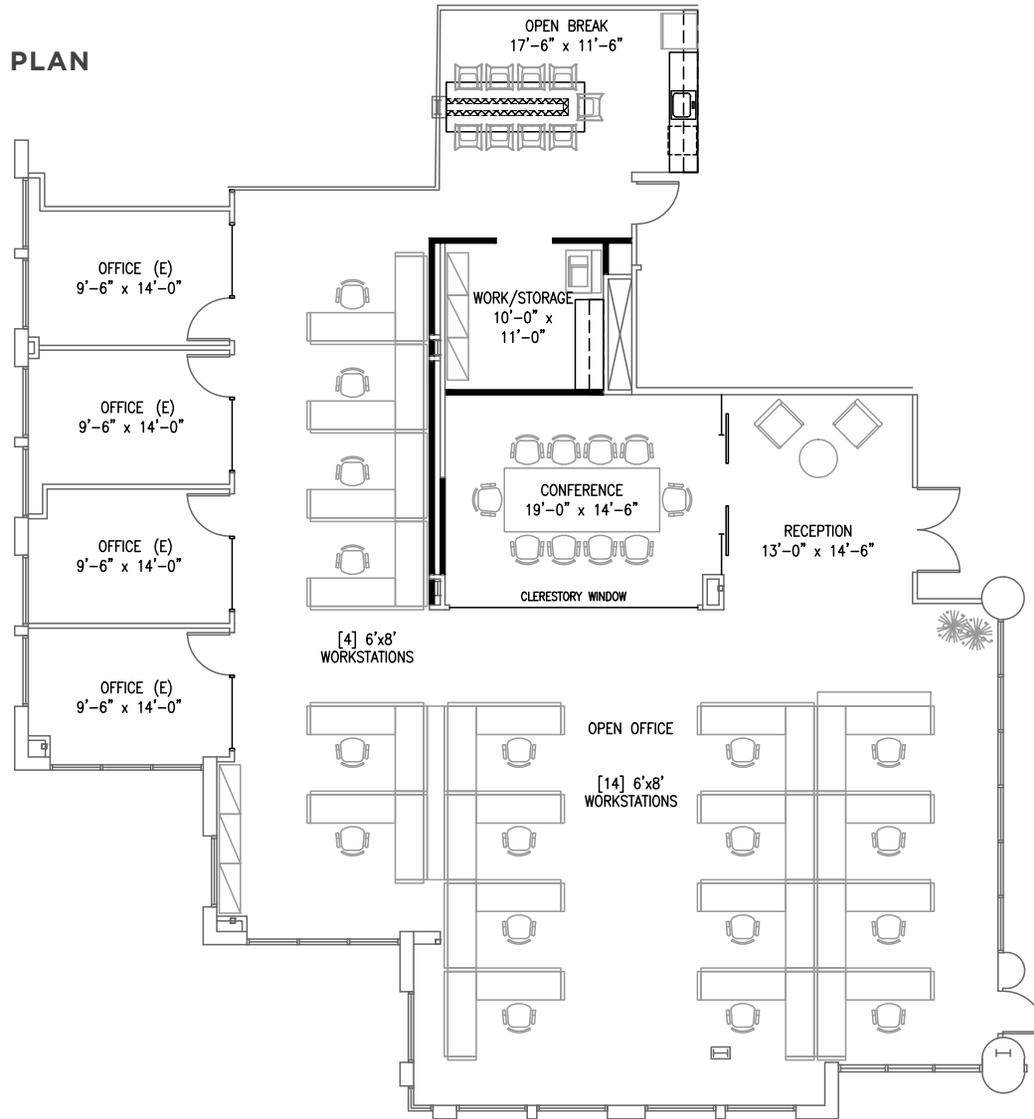
SHELL CONDITION



12750 HIGH BLUFF DRIVE

SUITE 200: 4,618 RSF | 60 DAYS NOTICE

SPEC SUITE PLAN



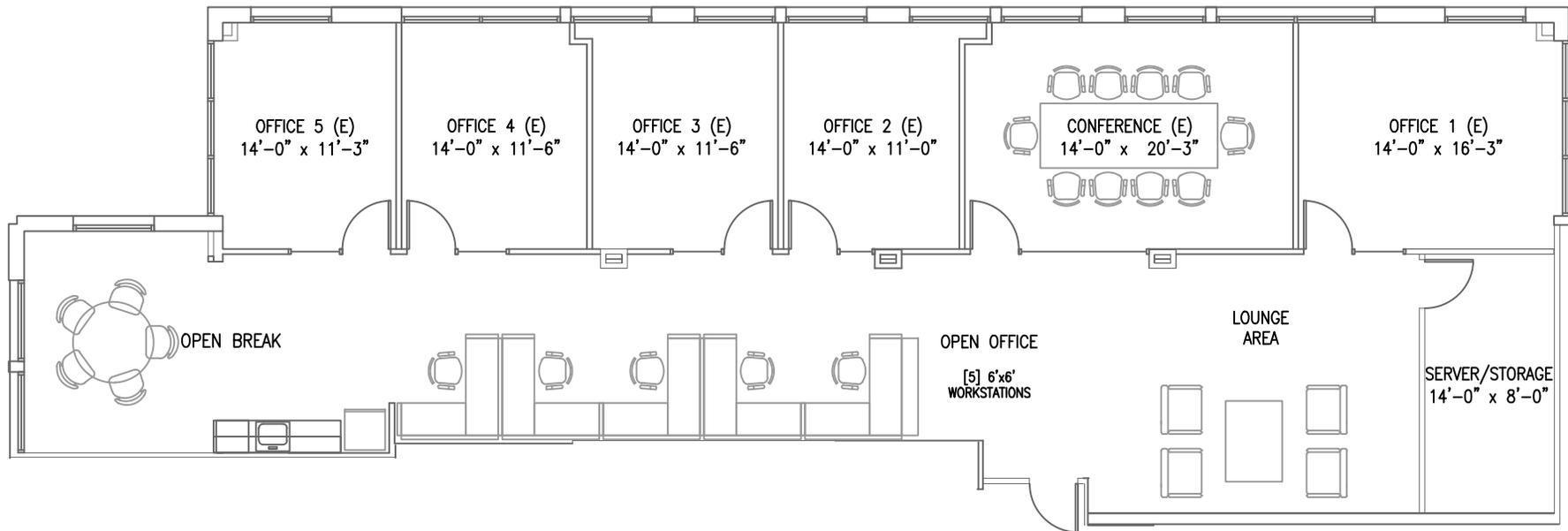
KEY PLAN



12750 HIGH BLUFF DRIVE

SUITE 450: 2,997 RSF | VACANT

SPEC SUITE PLAN



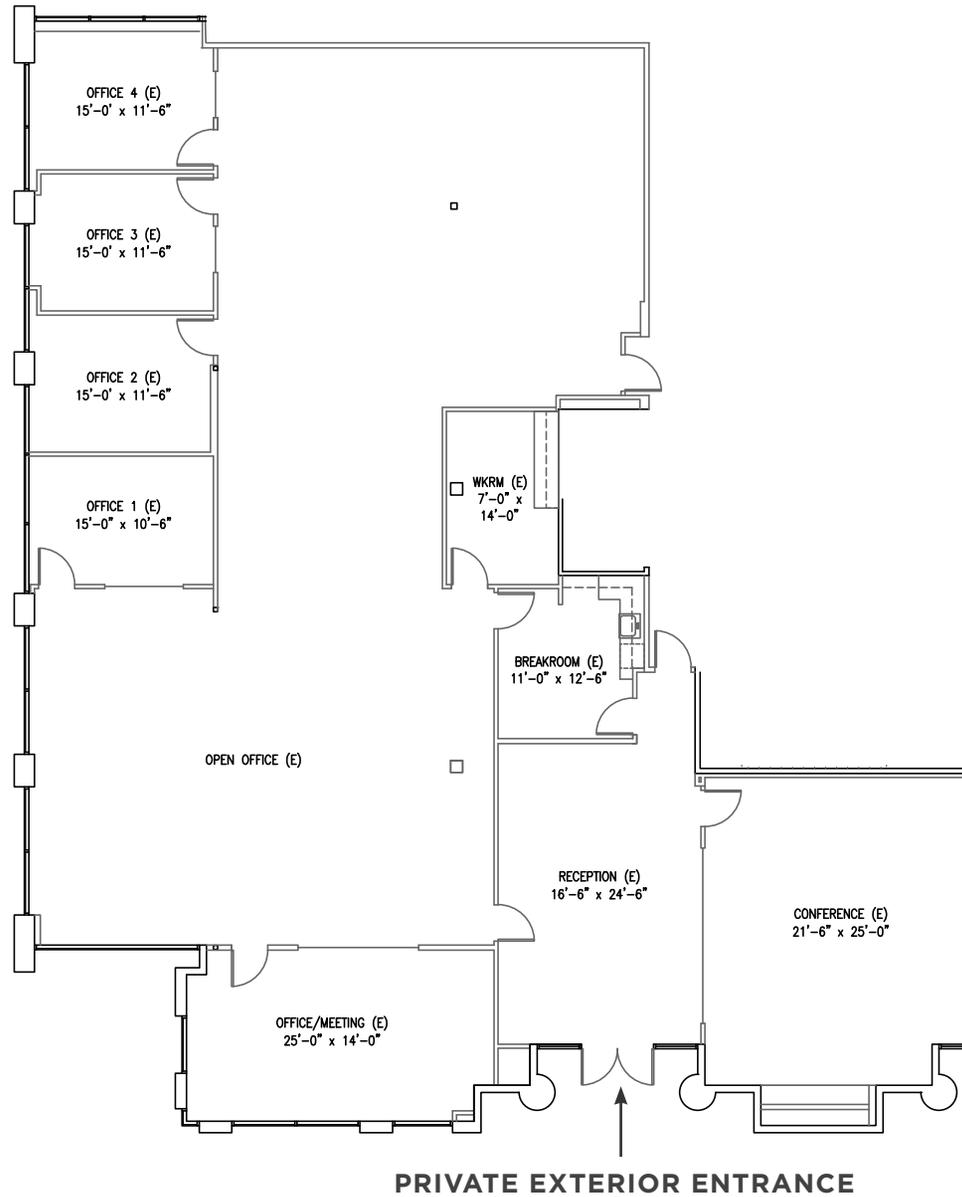
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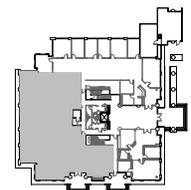
12760 HIGH BLUFF DRIVE

SUITE 120: 6,083 RSF | VACANT

AS-BUILT PLAN



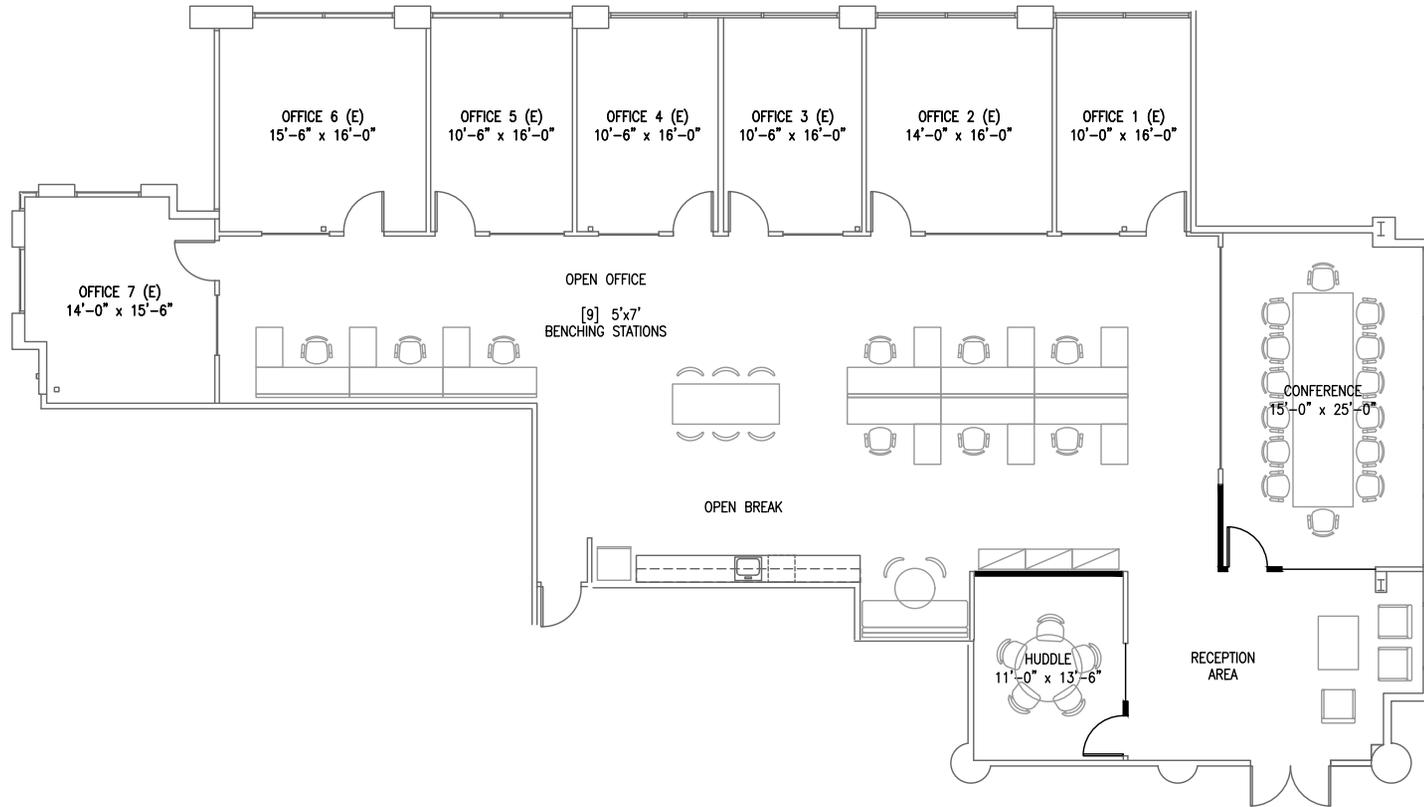
KEY PLAN



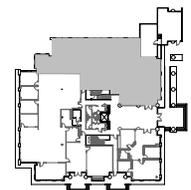
12760 HIGH BLUFF DRIVE

SUITE 150: 4,713 RSF | VACANT

SPEC SUITE PLAN



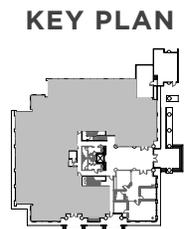
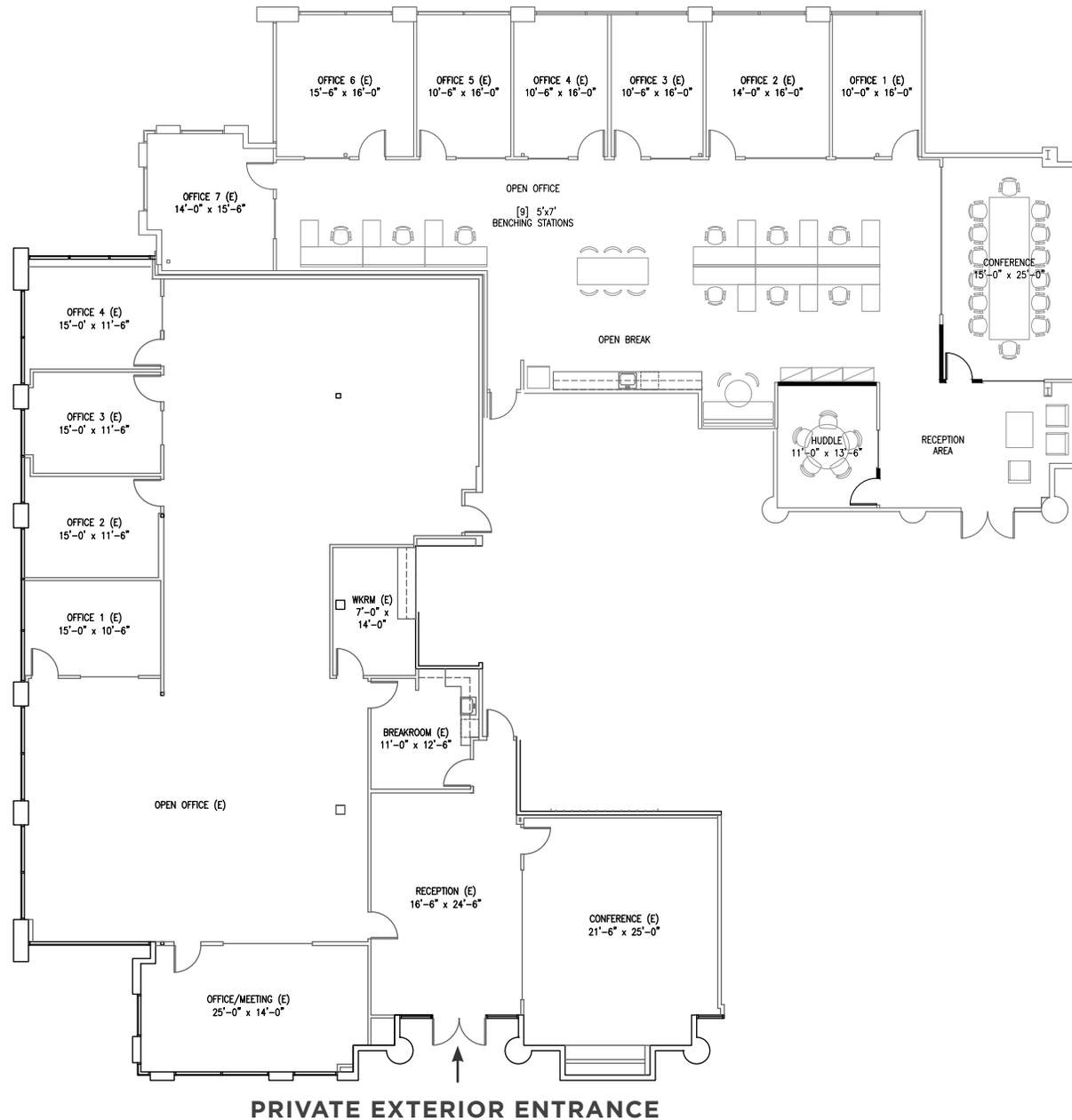
KEY PLAN



12760 HIGH BLUFF DRIVE

SUITE 120 AND 150: 10,796 RSF | VACANT

AS-BUILT CONTIGUOUS FLOOR PLAN





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EQ Office

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