

**1800 ASTON AVE  
FOR LEASE**

*One Suite Remaining!*  
**7,309 SF AVAILABLE**



**ASTON POINT**

**CBRE**



\$3.05 / SF Full Service



Ocean and Golf Course Views



1 Mile from I-5



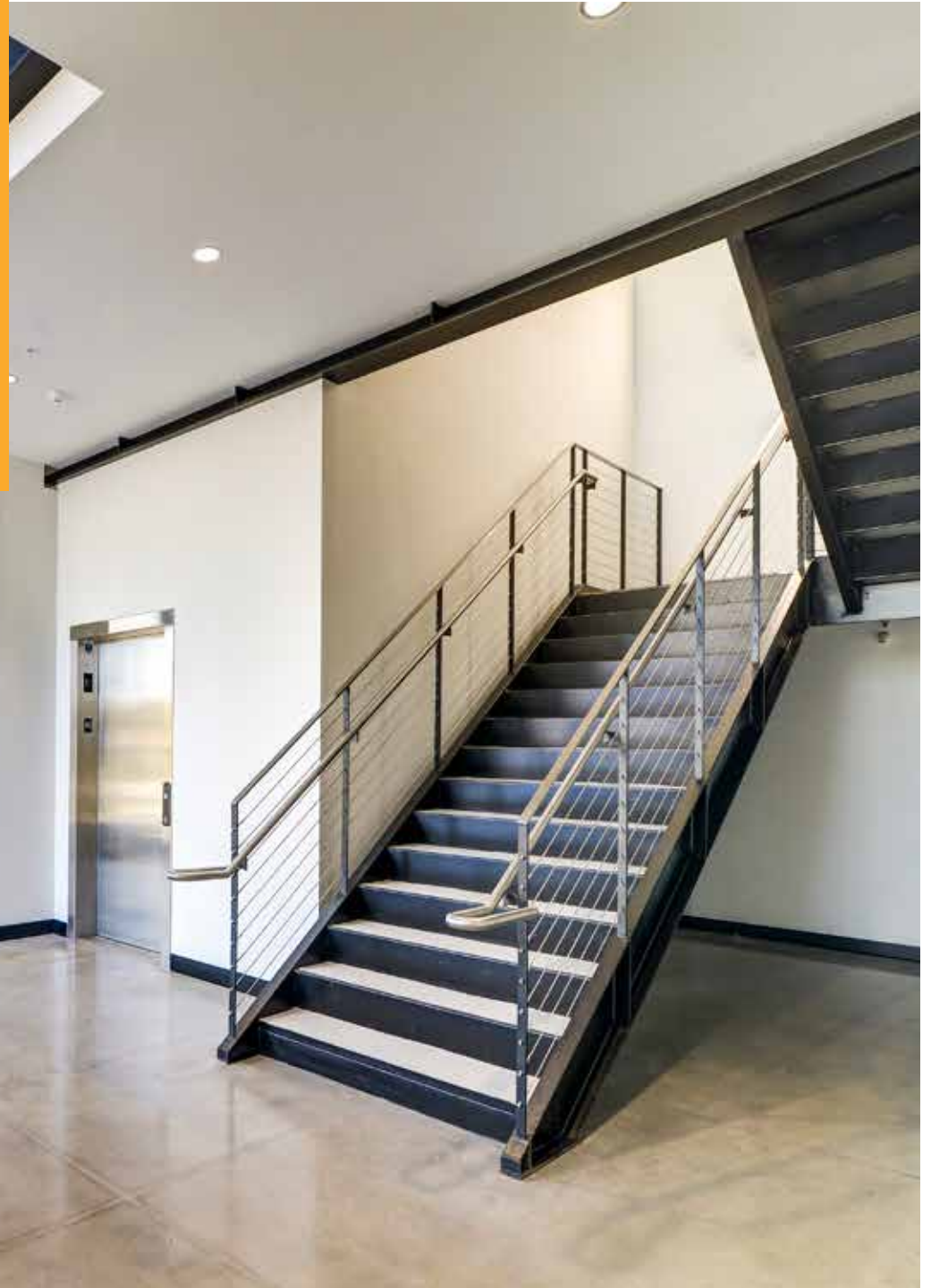
Minutes away from Restaurants, Emerald Lake and Hotel Services



Direct Access to Outdoor Patio With Ocean Views



Highly Efficient Core Factor (10.24%)



# LOCATION



West Inn & Suites

Carlsbad Food Hall

Carlsbad Premium Outlets

Agua Hedionda

Hilton Garden Inn



CANNON RD

1 MILE TO I-5



COLLEGE BLVD

Emerald Lake  
2 Minute Walk



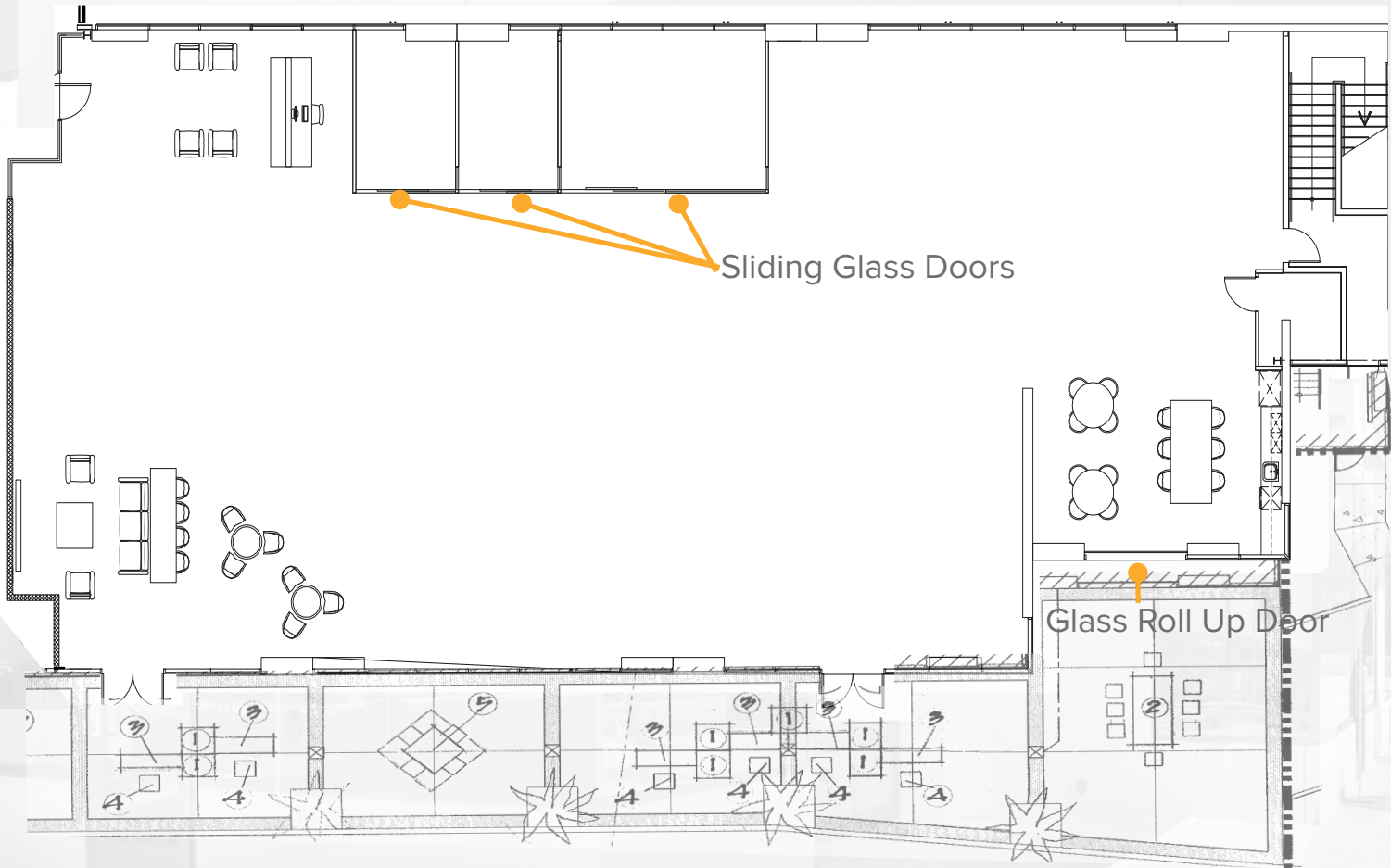
ASTON AVE



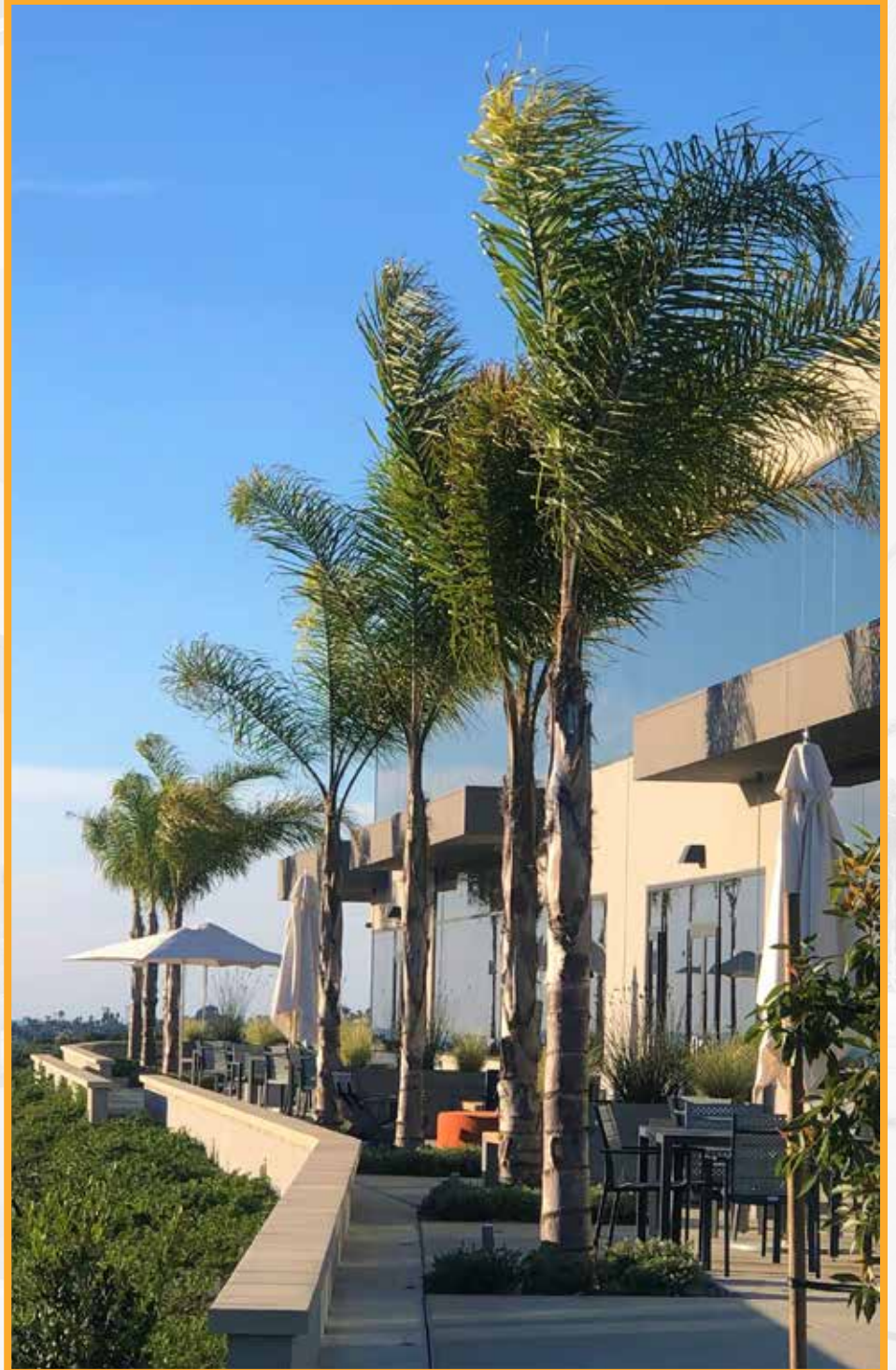
Island @ Carlsbad  
6 Minute Walk

# FLOOR PLAN

## FIRST FLOOR SPEC SUITE









# ASTON POINT



## FOR MORE INFORMATION CONTACT:

**ROGER CARLSON**  
Senior Vice President  
Lic. 01236185  
+1 760 438 8533  
roger.carlson@cbre.com

**BLAKE WILSON**  
Associate  
Lic. 02001878  
+1 760 438 8587  
blake.wilson@cbre.com

CBRE, Inc.  
5780 Fleet Street  
Suite 100  
Carlsbad, CA 92008  
cbre.com/sandiego

**CBRE**

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Broker Lic. 00409987

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