

FOR LEASE | 2035 CORTE DEL NOGAL, CARLSBAD CALIFORNIA 92011

# CAMINO WEST CORPORATE PARK

**CBRE**





# Property Features



Newly Renovated  
Common Areas &  
Restrooms



Great Accessibility:  
Less Than 5 Min. From  
I-5 & Less Than 1 Mile  
From El Camino



Building &  
Monument  
Signage Available



On-Site  
Cafe



Brand New Spec Suites:  
Ready For Immediate  
Tenant Occupancy



Above Standard  
Parking  
(4.8/1,000 USF)



Less Than 1 Mile  
To Additional Retail  
Amenities



Outdoor  
Collaborative  
Areas

# Availabilities

Lease Rate \$2.25/SF + Electricity

SUITE	SQUARE FEET	AVAILABLE
110	3,380 RSF	NOW
200	14,489 RSF (Divisible to 11,591 SF)	30 DAYS
275	4,648 RSF	NOW
280	961 RSF	NOW
275/280 CONTIGUOUS OPTION	5,609 RSF	NOW

# New Property Upgrades

For Lease

Modern Upgrades, Common Areas, Restrooms & Showers, Outdoor Lounge Area



# Camino West Corporate Park

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## Floor Plans

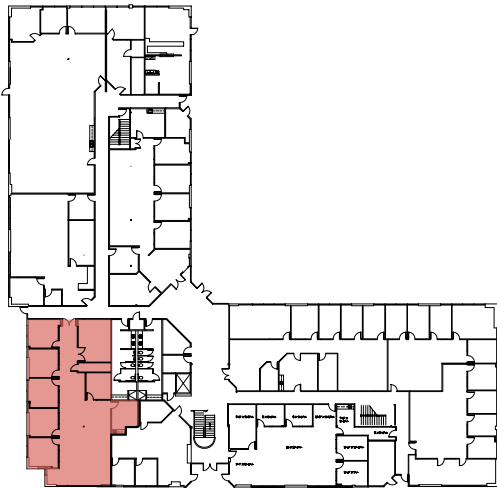
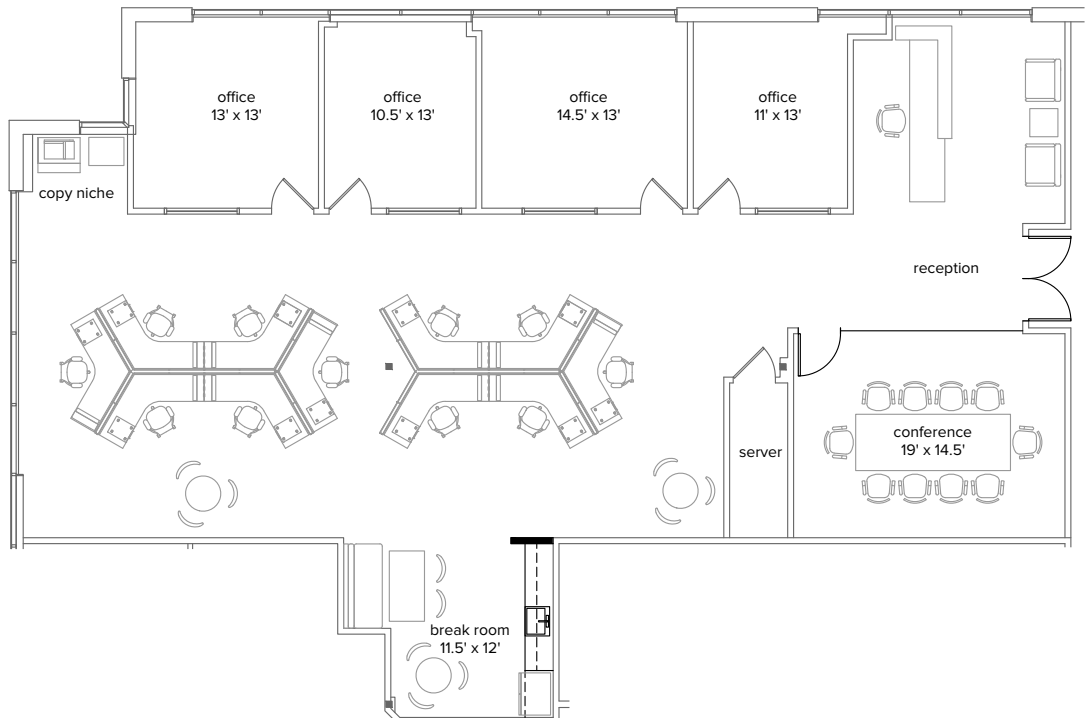
### First Floor

#### SUITE 110 | AS-BUILT PLAN

RENTABLE SF - 3,380 RSF

AVAILABILITY - NOW

SUITE DETAILS - DOUBLE DOOR ENTRANCE, RECEPTION AREA, 4 PRIVATE OFFICES, LARGE CONFERENCE ROOM, STORAGE/SERVER ROOM CLOSET, COPY AREA, OPEN KITCHEN AREA AND OPEN OFFICE AREA



## Camino West Corporate Park

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# Floor Plans

## Second Floor

### SUITE 200 | AS-BUILT PLAN

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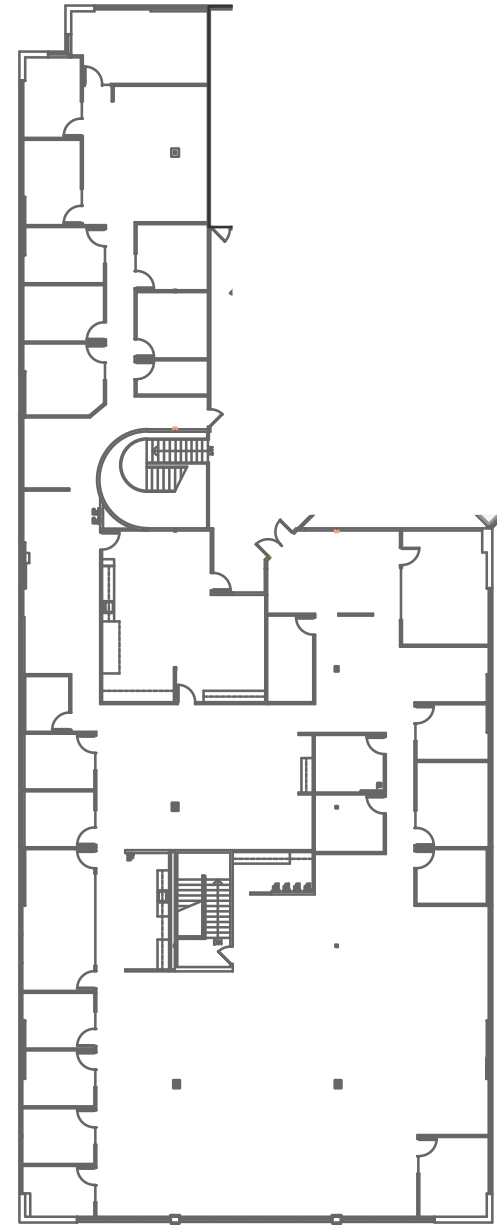
RENTABLE SF - 14,489 RSF (DIVISIBLE TO 11,591 SF)

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AVAILABILITY - NOW

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SUITE DETAILS - RECEPTION AREA, 3 CONFERENCE ROOMS, 19 PRIVATE OFFICES  
1 SERVER ROOM, 3 STORAGE ROOMS, LARGE KITCHEN AND OPEN OFFICE AREA



## Camino West Corporate Park

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# Floor Plans

## Second Floor

### SUITE 275 | AS-BUILT PLAN

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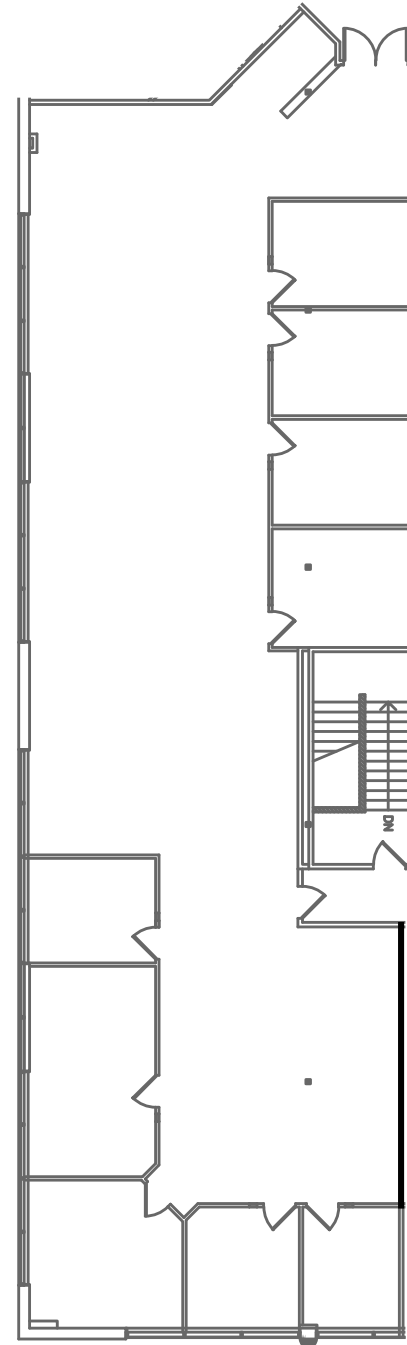
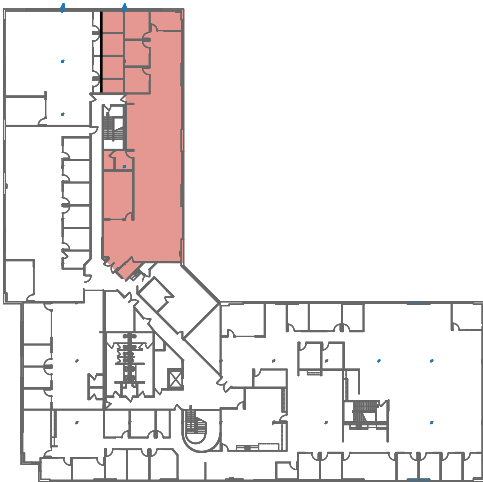
RENTABLE SF - 4,648 RSF

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AVAILABILITY - NOW

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SUITE DETAILS - RECEPTION AREA, PRIVATE OFFICES,  
CONFERENCE ROOM, OPEN OFFICE AREA



# Camino West Corporate Park

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# Floor Plans

## Second Floor

### SUITE 280

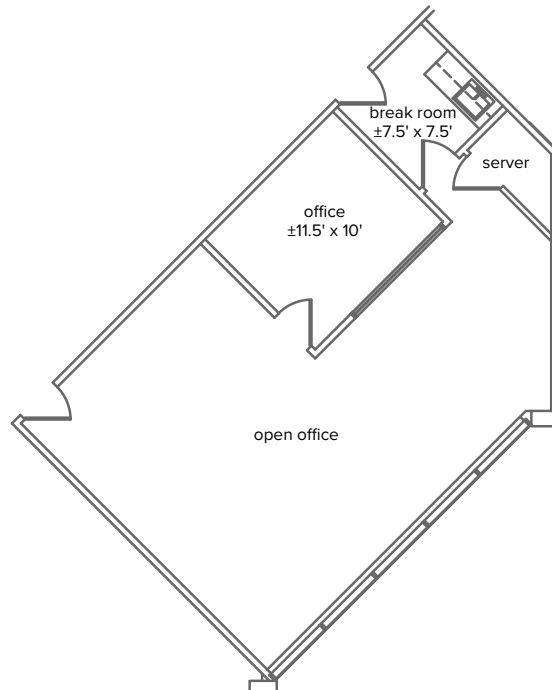
RENTABLE SF - 961 RSF

AVAILABILITY - NOW

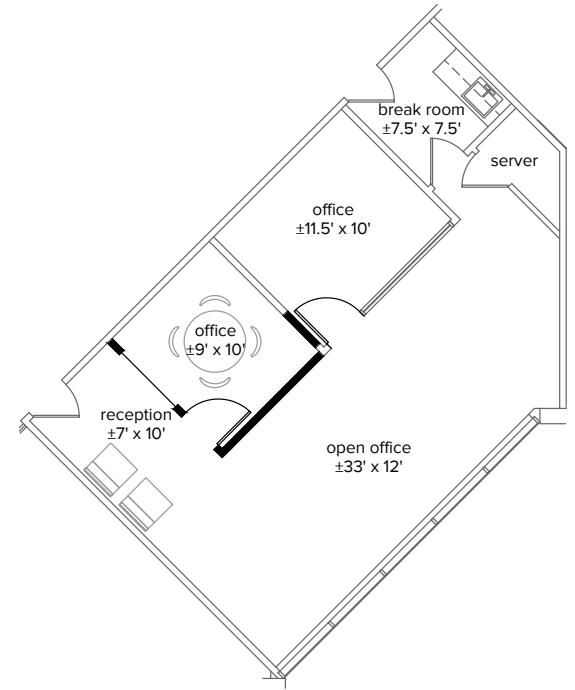
AS-BUILT SUITE DETAILS - BREAK ROOM, SERVER ROOM,  
1 PRIVATE OFFICE, OPEN OFFICE AREA



### AS-BUILT PLAN



### CONCEPTUAL PLAN



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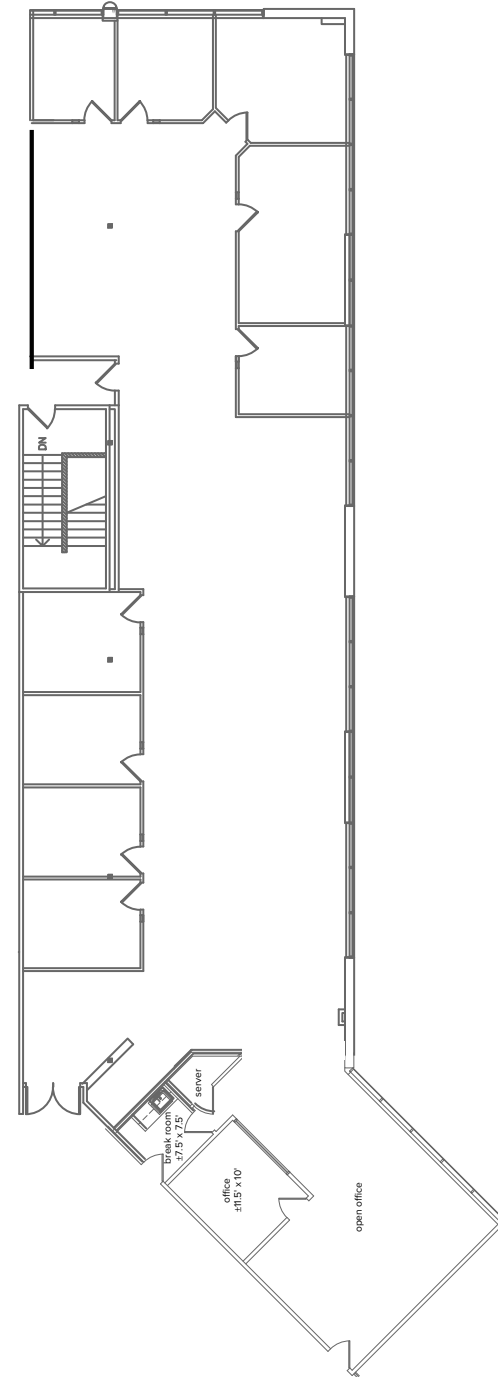
# Floor Plans

## Second Floor

### SUITE 275/280 | CONTIGUOUS OPTION

RENTABLE SF - 5,609 RSF

AVAILABILITY - NOW







## Contact Us

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