

FOR LEASE > INDUSTRIAL/OFFICE SPACE

Carlsbad Commerce Center

2185 - 2237 FARADAY AVENUE, CARLSBAD, CA 92008

Building Features

- » Mixture of office and industrial units with a variety of build-outs
- » Mature landscaping with park-like setting
- » Centrally located in the prestigious Carlsbad Research Center
- » Quick access to I-5, El Camino Real and Palomar Airport Road
- » Excellent street exposure/tenant identity
- » All vacant suites accessible via the vacancy master key in JX-130 LokBox
- » Award winning California Café on site
- » LOW CAM = \$0.08/SF

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NEW SPEC CREATIVE SUITES AVAILABLE



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Industrial Units

ADDRESS/SUITE	SIZE	IMPROVEMENTS	AVAILABILITY ACCESS	PRICE
2233 Faraday Ave, Ste. A	2,018 SF	Highly improved reception, 3 offices, open office area, kitchen, restroom, warehouse	SUBLEASE through 10/2015 <i>Contact Agent to Schedule</i> Landlord will consider longer term direct deal	\$0.99/SF + CAM
2235 Faraday Ave, Ste. R	2,105 SF	3 offices, conference room, restroom, warehouse	Now-LokBox	\$1.05/SF + CAM

Office Units

ADDRESS/SUITE	SIZE	IMPROVEMENTS	AVAILABILITY ACCESS	PRICE
2185 Faraday Ave, Ste. 110	1,076 SF	Open office, 1 private office	SUBLEASE through 3/2018 <i>Contact Agent to Schedule</i>	\$1.25/SF (no CAM)
2231 Faraday Ave, Ste. 120	1,262 SF	2 private offices, reception, large bullpen	Now-LokBox	\$1.25/SF + CAM
2237 Faraday Ave, Ste. 120	2,146 SF	4 private offices, large bullpen, reception, kitchen	Now-LokBox	\$1.25/SF + CAM

CAM = Est. \$0.08/SF

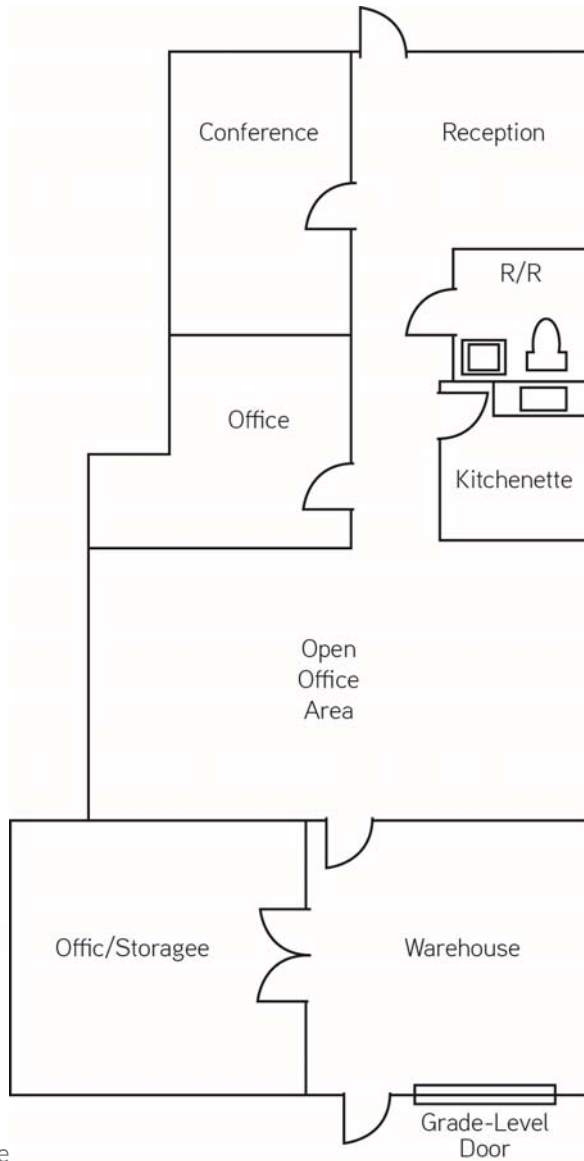


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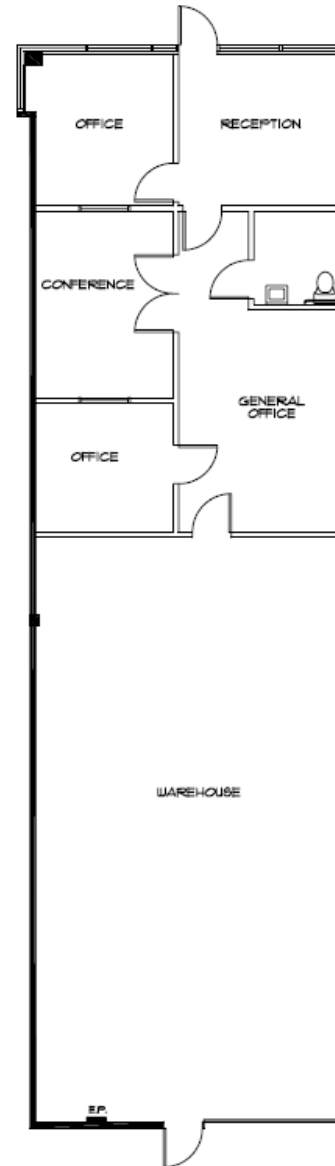
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2233 Faraday Ave.
Suite A
2,018 SF

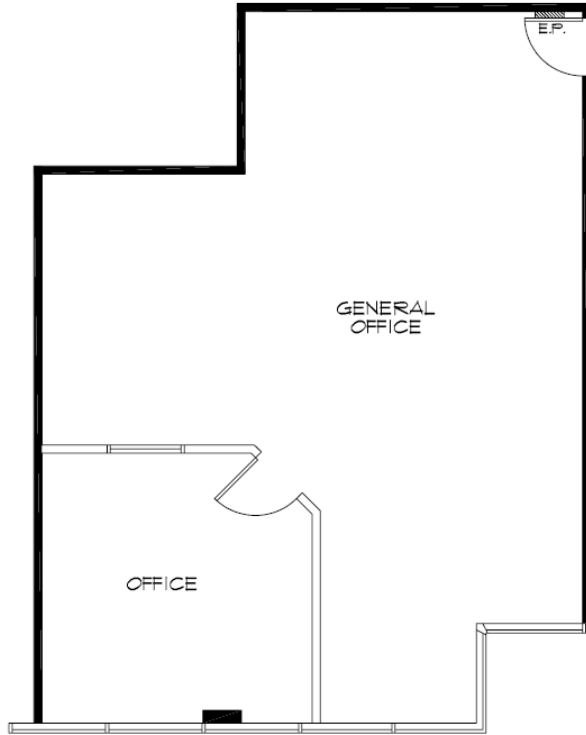


2235 Faraday Ave.
Suite R
2,105 SF

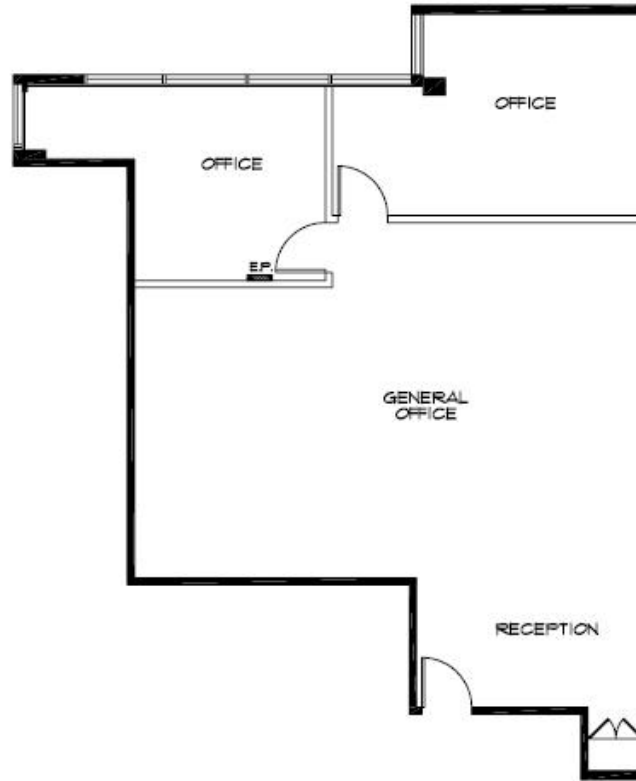


* Floor Plans Not to Scale

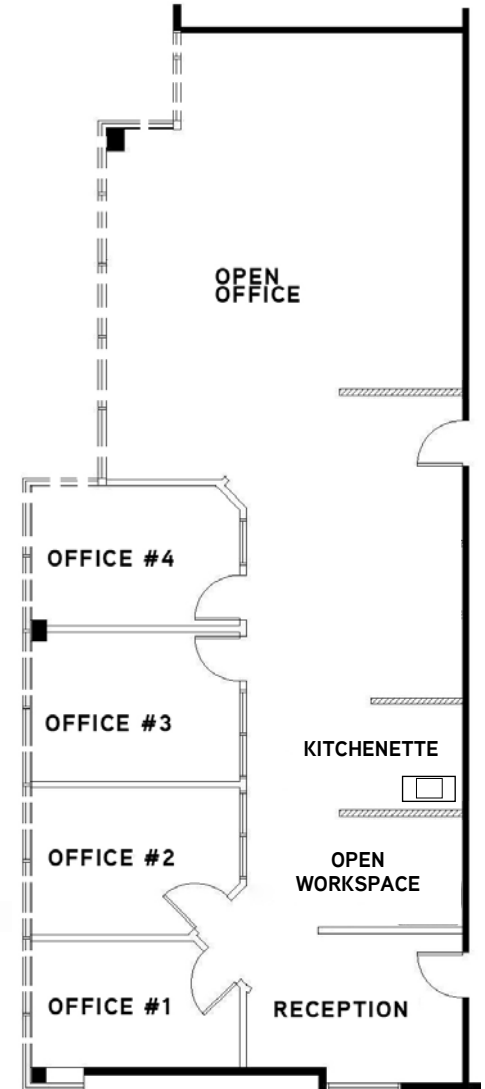
2185 Faraday Ave.
Suite 110
1,076 SF



2231 Faraday Ave.
Suite 120
1,262 SF



2237 Faraday Ave.
Suite 120
2,146 SF



* Floor Plans Not to Scale

2185 - 2237 Faraday Avenue > Aerial & Site Plan



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