



FOR LEASE

Poway Corporate Center

11860 Community Road,
Suites 160-180

TED CUTHBERT
+1 858 636 7988
ted.cuthbert@colliers.com
Lic. No. 00964042

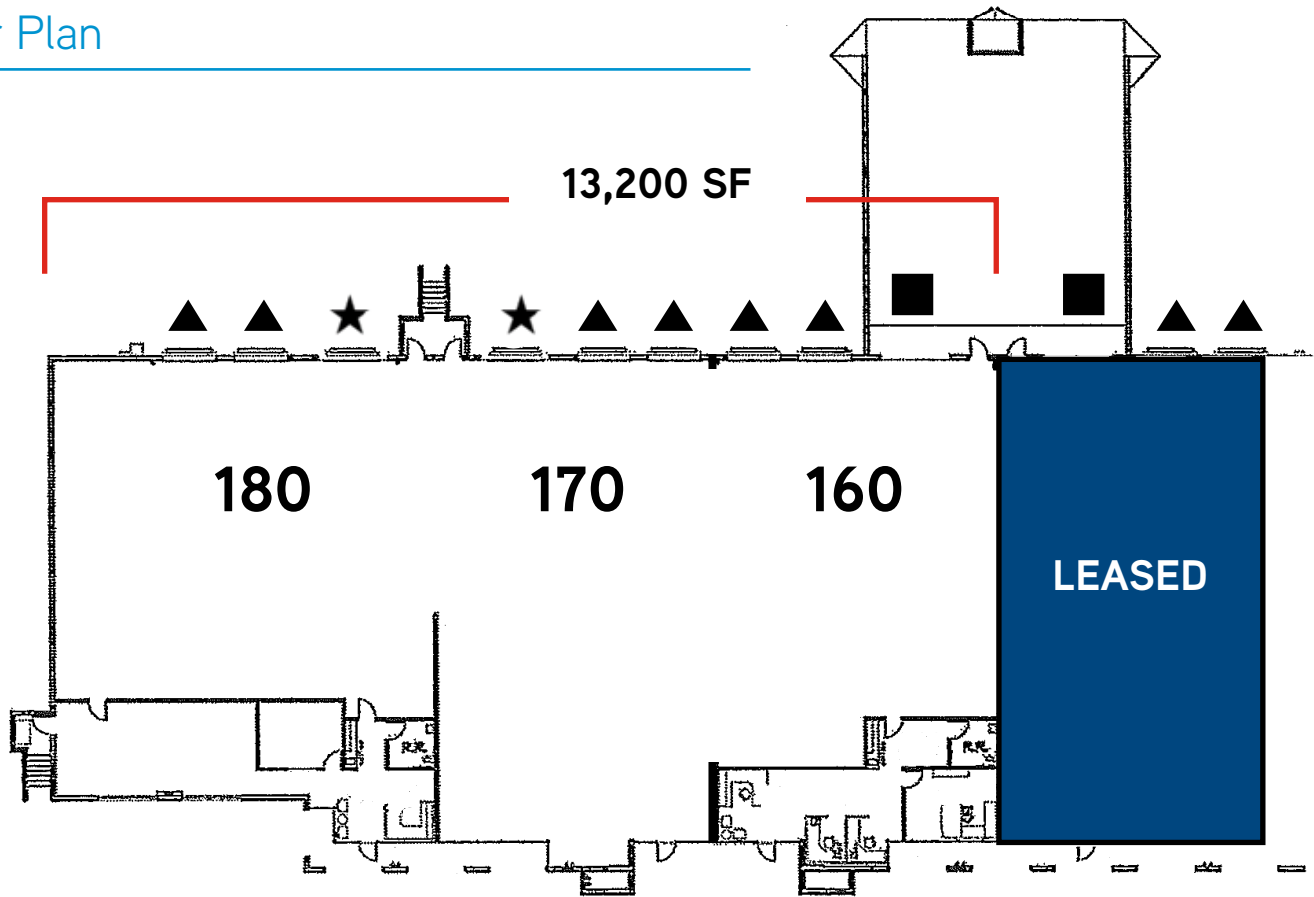


5901 Priestly Drive, Suite 100
Carlsbad, CA 92008
+1 760 438 8950 MAIN
Lic. No. 01908588
colliers.com/sandiego

Property Details

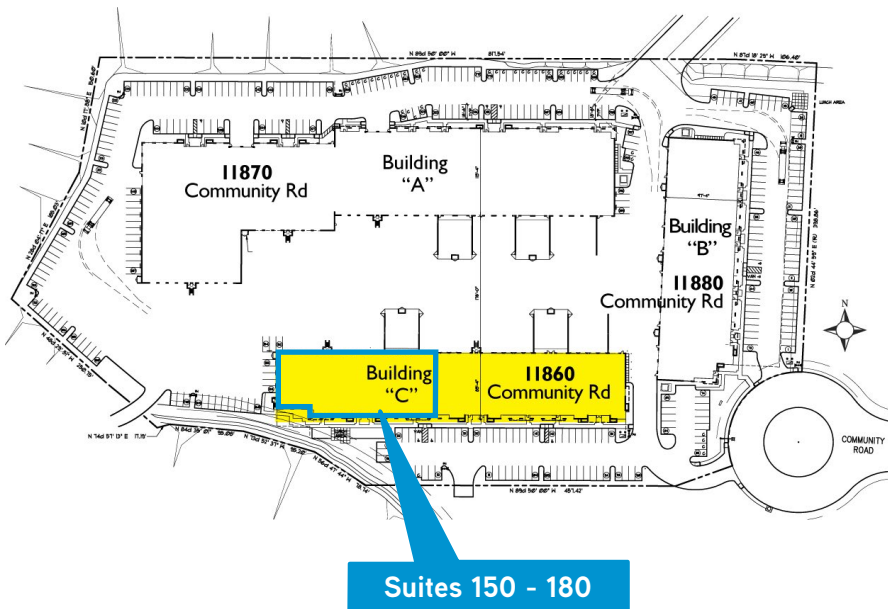
- › Approximately 13,200 SF available
 - › Approximately 1,971 SF of improved space includes reception, 2 private offices, 2 kitchenettes, open office area, and 3 restrooms
 - › Approximately 11,229 SF warehouse
 - › Minimum 24' clear height
 - › (6) 9' x 9' dock-high loading door, (2) 12' x 14' dock-high loading doors and (1) 12' x 14' grade-level loading door
 - › Parking Ratio: 2/1,000
 - › 600 amps of 277/480 volt power
 - › 48' x 42' column spacing
 - › Zoned LI - City of Poway
 - › Concrete paving throughout
 - › Part of a 145,685 SF Industrial/warehouse project
 - › Located at the end of Community Road on a private
- LEASE RATE:** \$0.98 PSF/Month Net of Operating Expenses
(Operating Expenses estimated at \$0.265/SF/Month)

Floor Plan



- 12' x 12' Grade-level loading door
- ▲ 9' x 9' Dock-high loading door
- ★ 12' x 14' Dock-high loading door

Site Plan



Contact

TED CUTHBERT
 Senior Executive Vice President
 +1 858 636 7988
 Lic. No. 00964042
ted.cuthbert@colliers.com

©2018 Colliers International. Information herein has been obtained from sources deemed reliable, however its accuracy cannot be guaranteed. The user is required to conduct their own due diligence and verification.



5901 Priestly Drive, Suite 100
 Carlsbad, CA 92008
 +1 760 438 8950 MAIN
 Lic. No. 01908588
colliers.com/sandiego