

FOR LEASE

2081 FARADAY

CARLSBAD | CALIFORNIA
157,973 SF
CORPORATE HQ | MANUFACTURING | DISTRIBUTION

For more Information, please contact:

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**CUSHMAN &
WAKEFIELD**

CARLSBAD | CALIFORNIA

157,973 SF

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2081 Faraday is prominently located in the heart of the Carlsbad Research Center amongst some of the nation's most prominent manufacturing & technology companies.



LOCATION:

2081 Faraday Ave. Carlsbad, CA 92008



BUILDING INFO:

Building Total: 157,973 SF

First Floor - 143,223 SF

Second Floor - 14,751 SF



PARKING:

2/ 1,000 (Expandable)



LOADING:

4 Grade Level, 16 Dock Level

(Expandable to 24 Dock Level Positions)



CLEAR HEIGHT:

26'



POWER:

4,000 AMPS - 277-480 3 Phase 4 wire



TRUCK COURT:

Gated



OUTDOOR AMENITY:

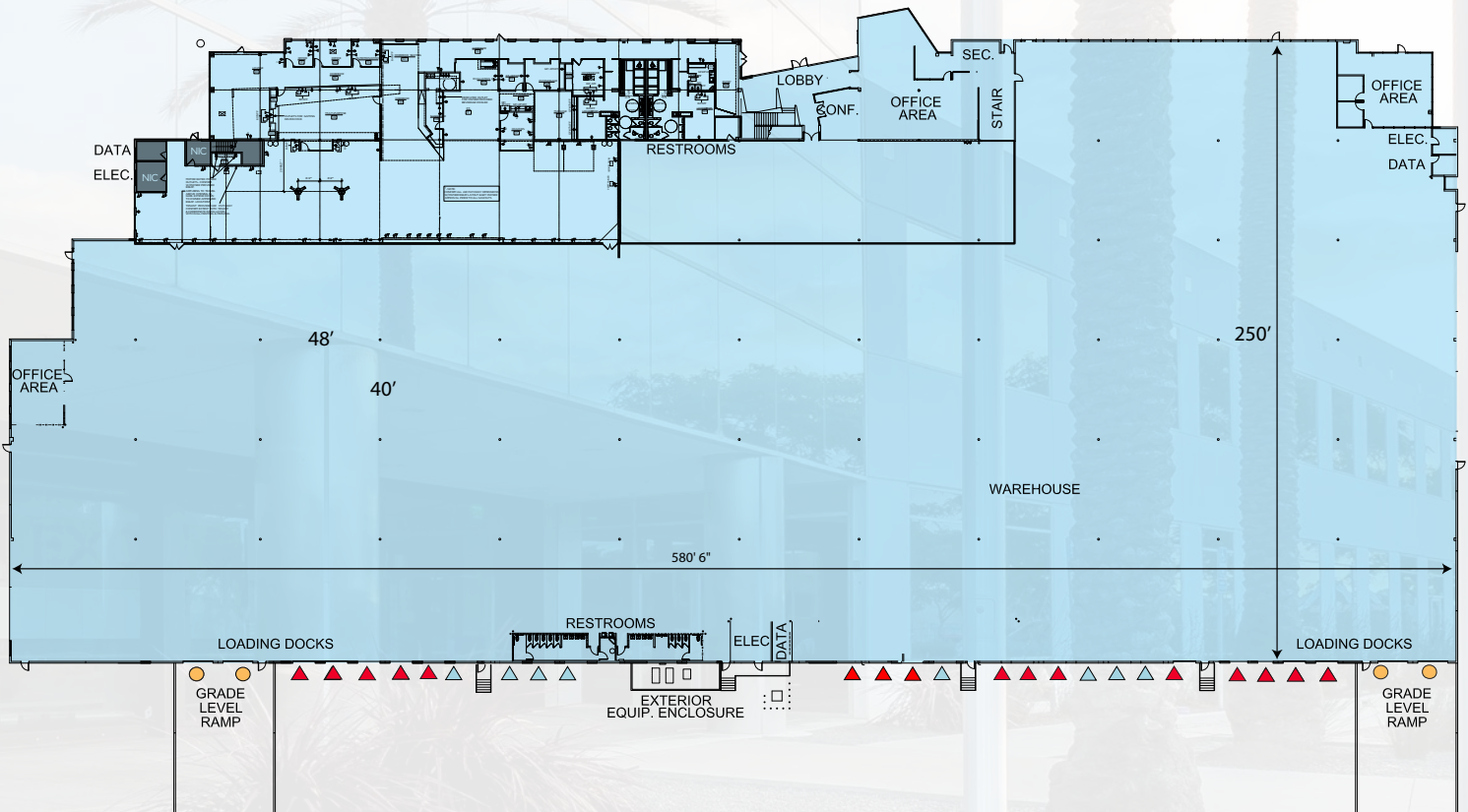
Private Secured

2081 FARADAY

EXISTING FLOOR PLAN



First Floor

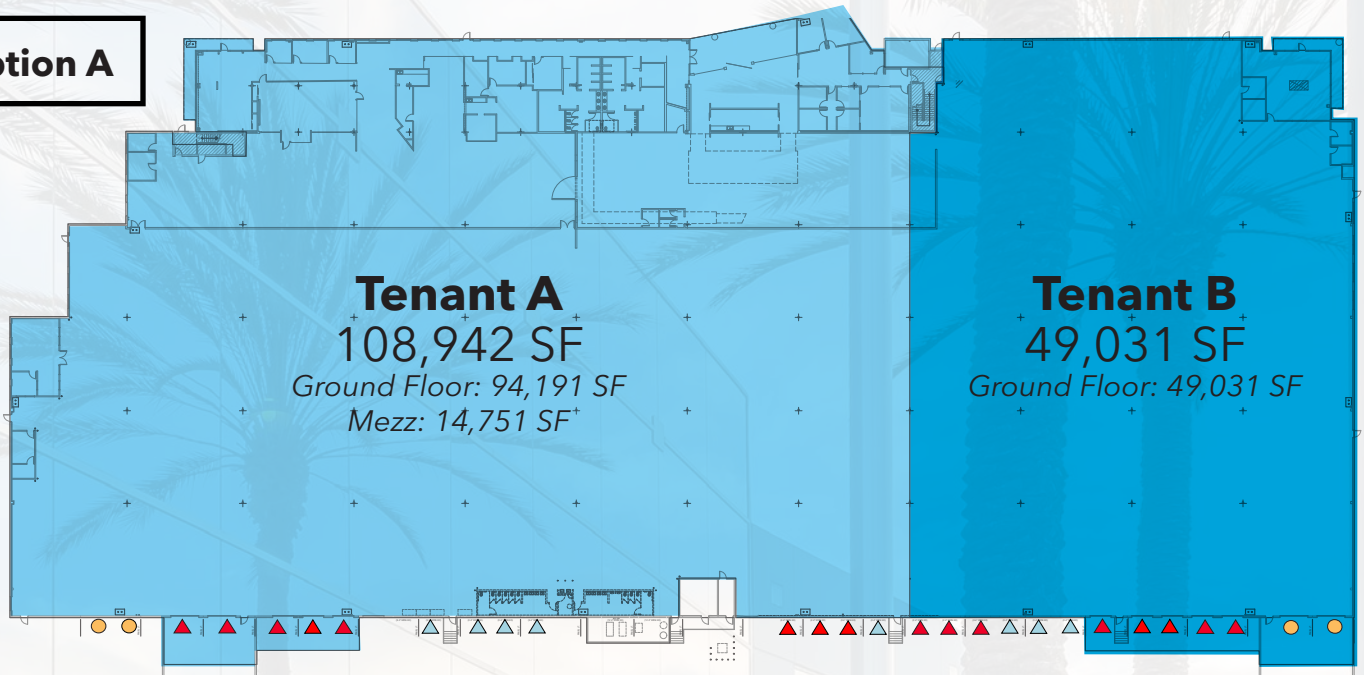


- (4) Grade Level Doors
- ▲ (16) Dock High Doors
- ▲ (8) Potential Dock High Doors

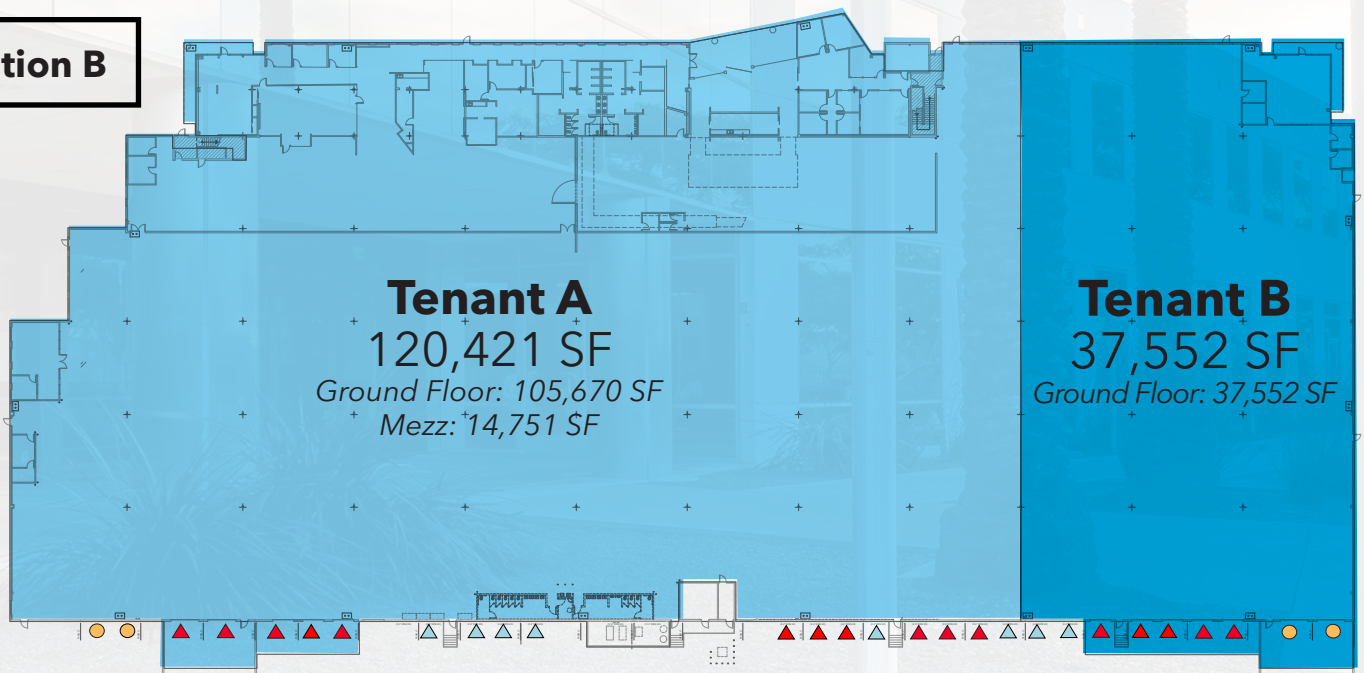
2081 FARADAY

PROPOSED DEMISING PLANS

Option A



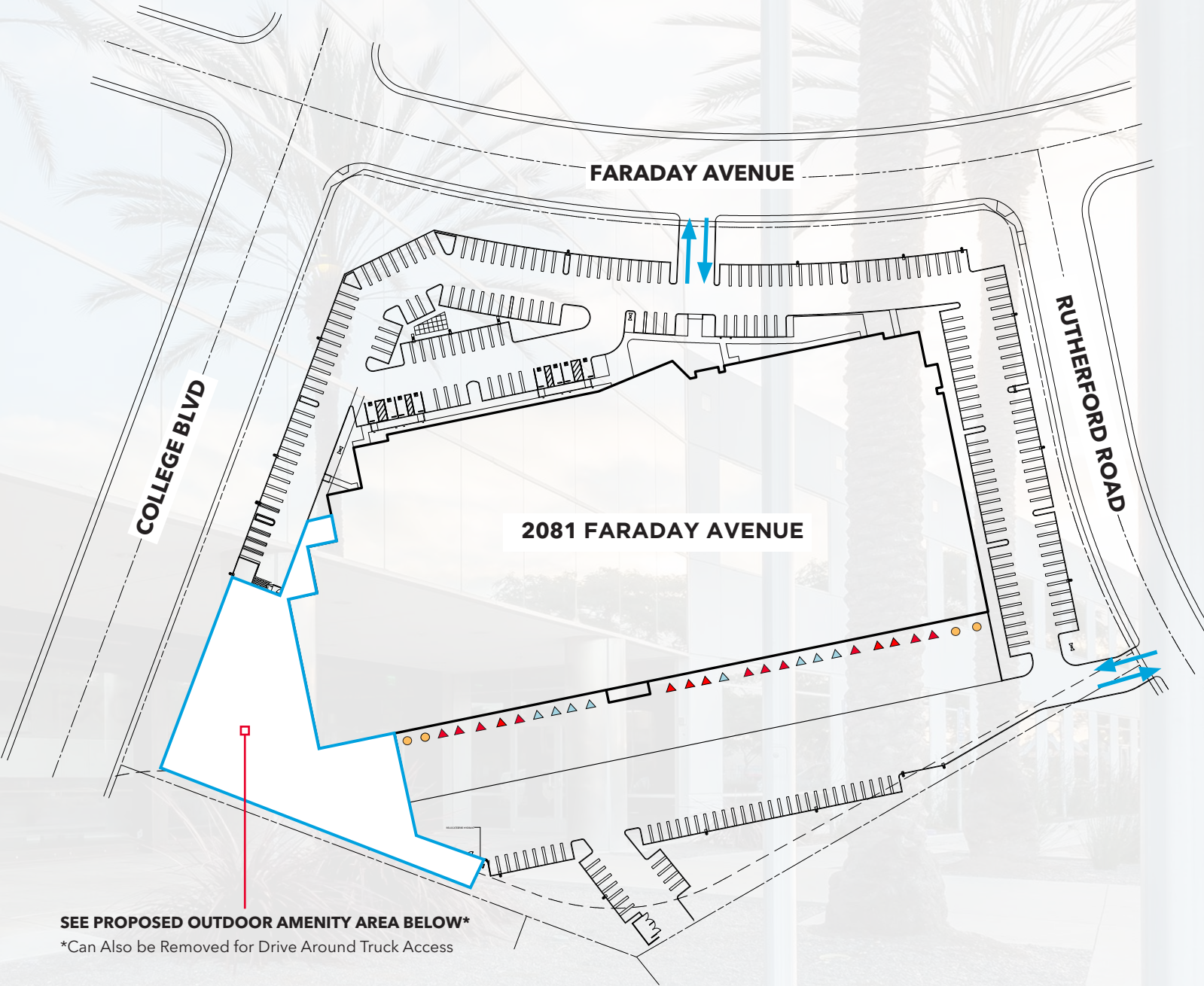
Option B



- (4) Grade Level Doors
- ▲ (16) Dock High Doors
- ▲ (8) Potential Dock High Doors

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SITE PLAN



SEE PROPOSED OUTDOOR AMENITY AREA BELOW*

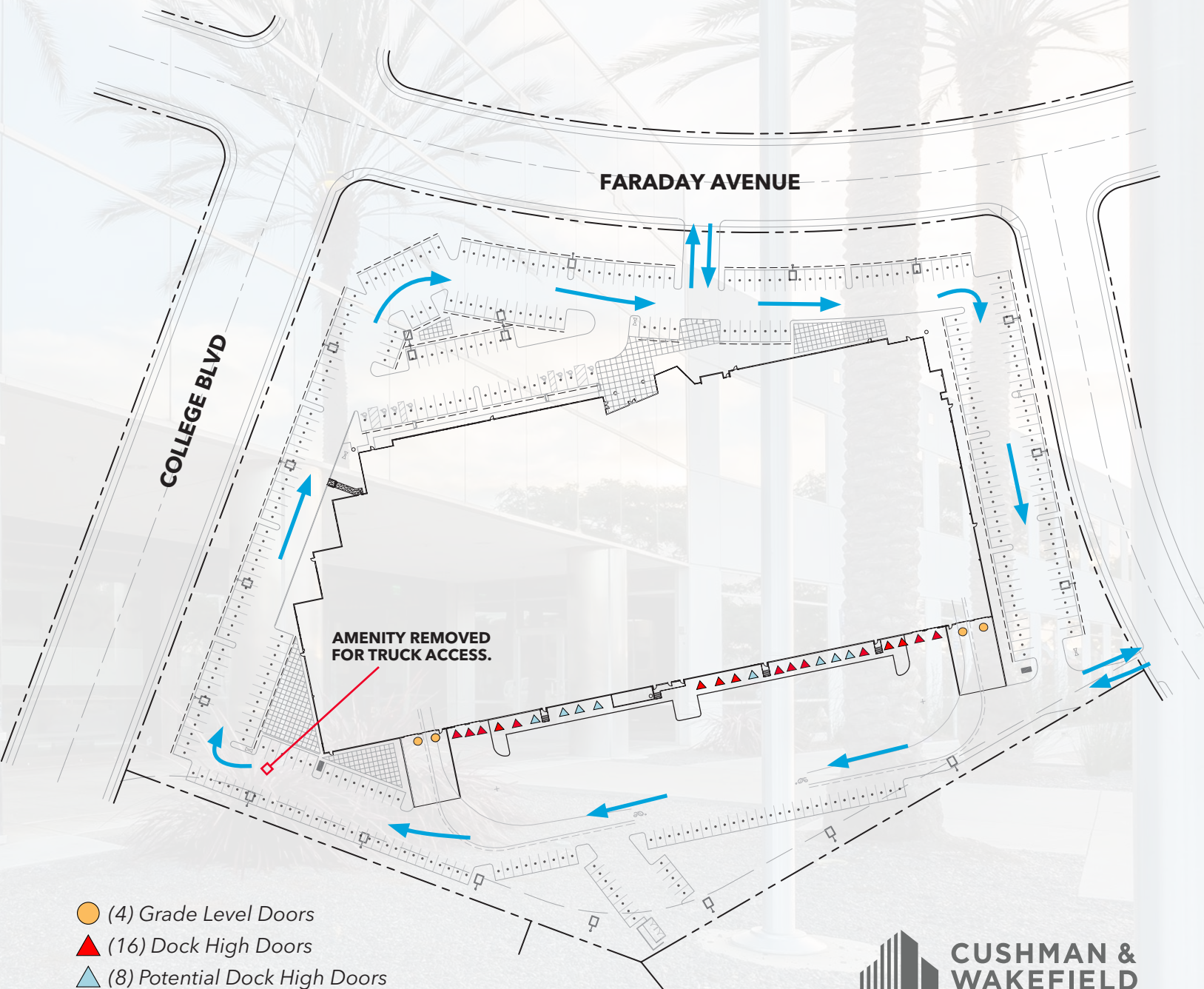
*Can Also be Removed for Drive Around Truck Access

- (4) Grade Level Doors
- ▲ (16) Dock High Doors
- ▲ (8) Potential Dock High Doors

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PROPOSED SITE PLAN

(With Drive Around Truck Access)



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PROPOSED EXPANDED PARKING PLAN

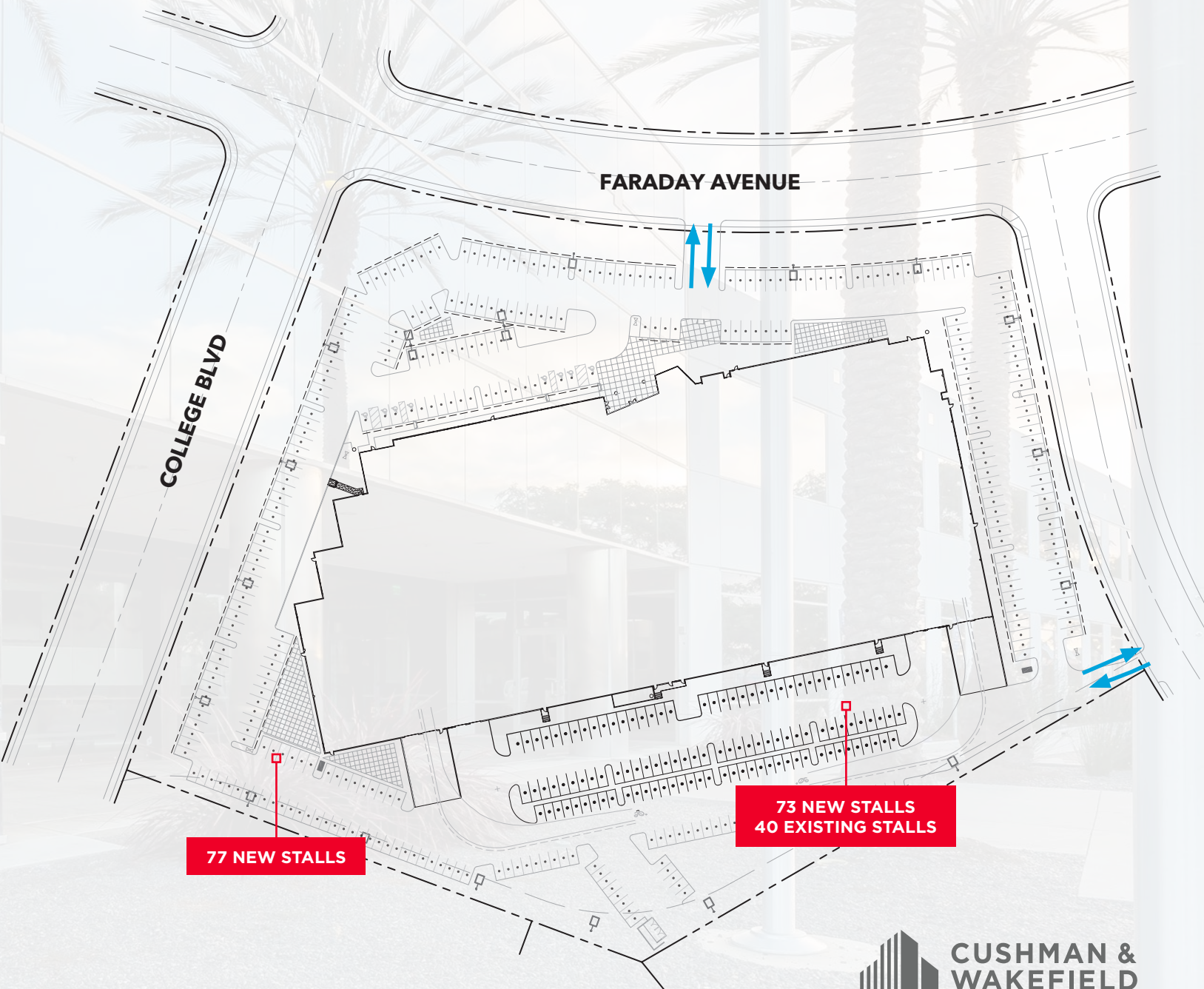
(To Accomodate High-Finishes Uses)

EXISTING PARKING:

304 STALLS (2.02/1,000)

NEW PARKING:

454 STALLS (3.02/1,000)



2081 FARADAY

PROPOSED AMENITY PLAN



Existing Building



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AMENITY RENDERINGS



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AMENITY RENDERINGS



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PROPERTY PHOTOS

Exterior



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PROPERTY PHOTOS

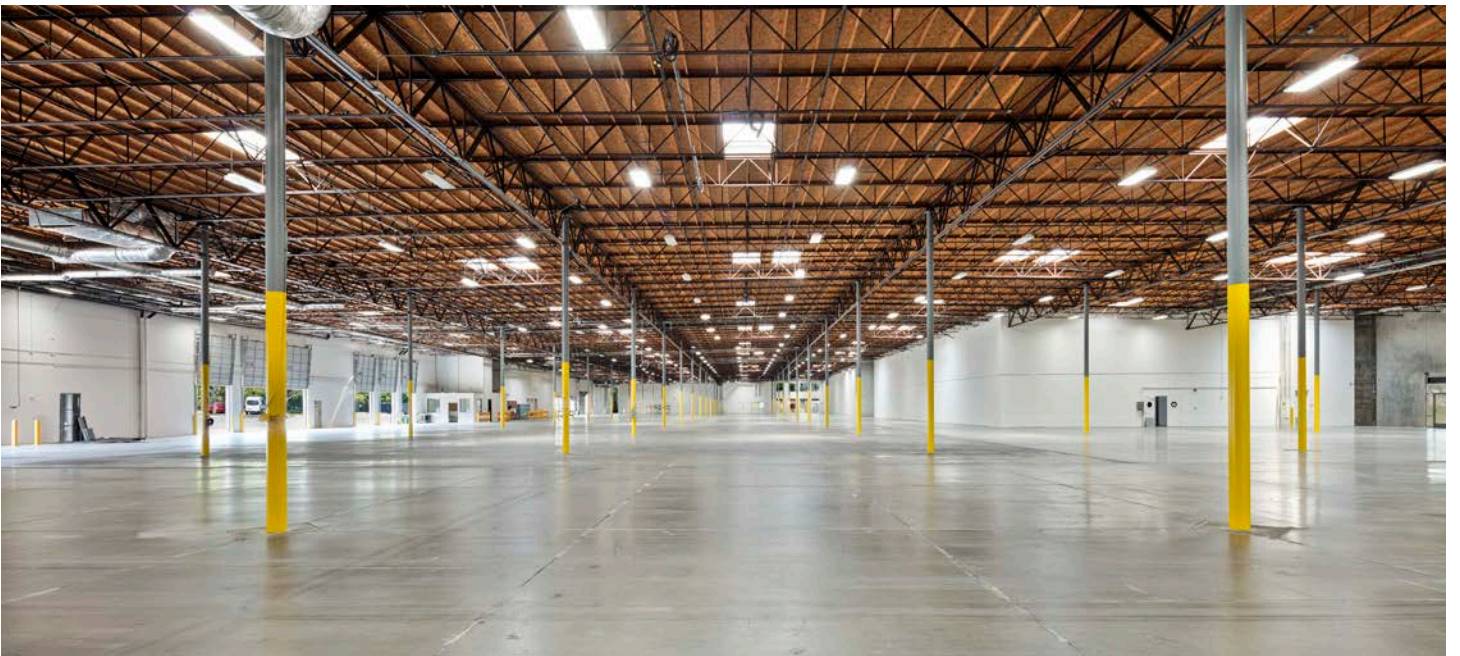
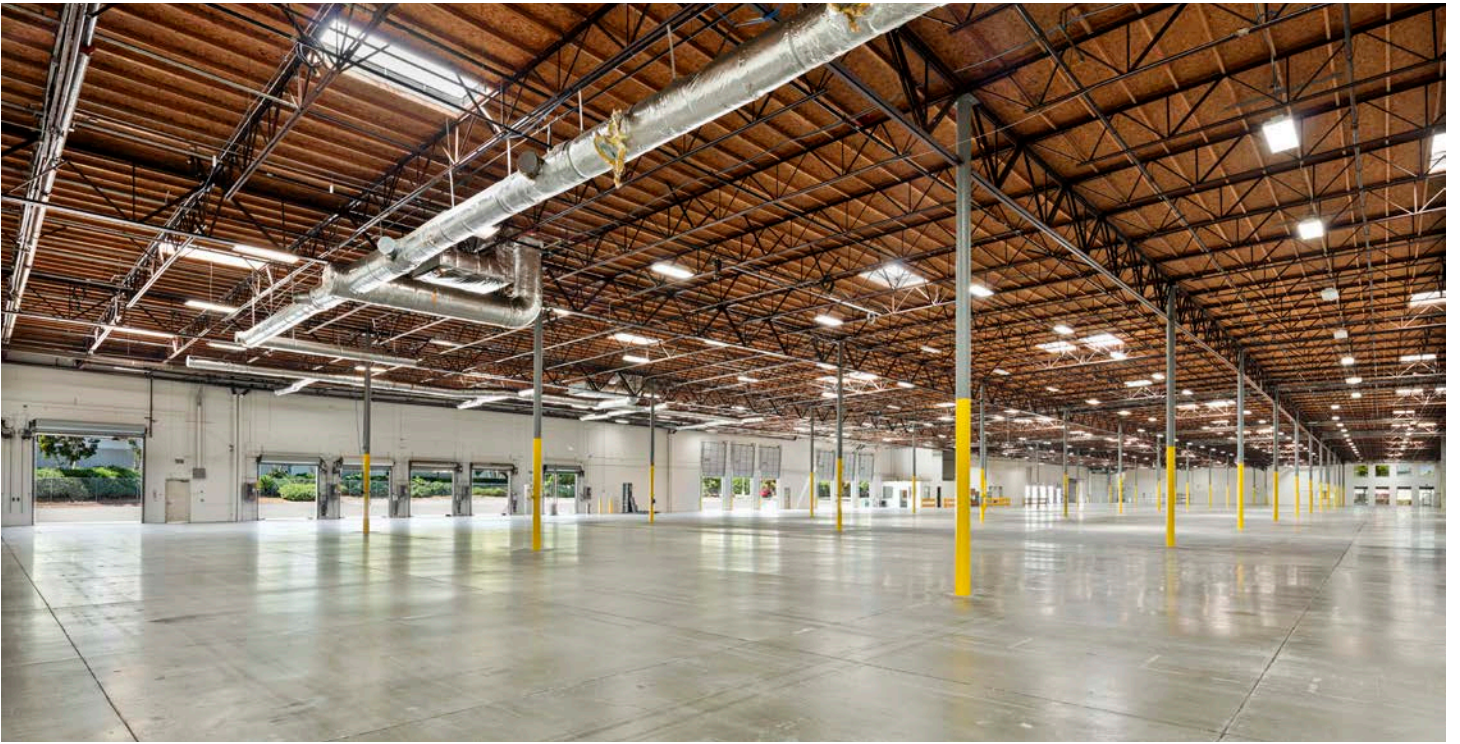
Interior



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PROPERTY PHOTOS

Warehouse



2081 FARADAY

CORPORATE NEIGHBORS



PACIFIC OCEAN



5 MINUTES
TO OCEAN

55 MINUTES
TO U.S. - MEXICO BORDER

35 MINUTES
TO ORANGE COUNTY

5 MINUTES
INTERSTATE 5

40 MINUTES
TO DOWNTOWN

5 MINUTES
TO PALOMAR AIRPORT



**MCCLELLAN
PALOMAR
AIRPORT**

**2081
FARADAY**

20 MINUTES
TO INTERSTATE 15

15 MINUTES
TO HIGHWAY 78



RUTHERFORD ROAD

COLLEGE BLVD

FARADAY AVENUE



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