

SCENIC VIEW BUSINESS PARK

12600 STOWE DRIVE & 12520-12576 KIRKHAM COURT | POWAY, CA



RYAN DOWNING

858.546.5416

ryan.downing@cushwake.com

CA Lic 01955032

BRANT ABERG, SIOR

858.546.5464

brant.aberg@cushwake.com

CA Lic 01773573



**CUSHMAN &
WAKEFIELD**



**Schnitzer
PROPERTIES**

SCENIC VIEW BUSINESS PARK

12600 STOWE DRIVE & 12520-12576 KIRKHAM COURT | POWAY, CA

- High-image, eight building multi-tenant park consisting of 147,848 SF located in Poway
- Meticulously maintained by institutional ownership.
- Diverse mix of Industrial, R&D, and Office suites ranging from 900 to up to more than 20,000 SF.
- Parking ratio of 3.0/1,000
- Wired with fiber optics provided by Cox
- 14' - 23' clear height
- Flexible space options
- Fluorescent warehouse lighting
- Located at the end of a cul-de-sac
- Close proximity to retail services, financial institutions and recreational amenities on Scripps Poway Parkway and Poway Road.
- High quality existing office buildouts for cost effective tenant move-in.
- PC-7 Zoning, Planned Community - South Poway Business Park



AVAILABILITY

12528 KIRKHAM CT

SUITE 2

2,308 SF

\$1.60 NNN

Reception, 1 private office, 1 restroom, balance warehouse. 1 grade level loading door. Available with notice.

12576 KIRKHAM CT

SUITE 2

5,304 SF

\$1.60 NNN

Reception, open office area, 2 restrooms, balance warehouse. 1 grade level loading door. Available March 2023.

*Floor plans available by request
NNN = \$0.40 PSF



AMENITIES & CORPORATE NEIGHBORS

CARMEL MOUNTAIN PLAZA
SPROUTS, SEARS OUTLET, MARSHALLS, NORDSTROM, ROSS, MICHAELS, BANANA REPUBLIC, NORDSTROM RACK, BROKEN YOLK CAFE, CHICK-FIL-A, HABIT BURGER, BOSTON MARKET, IN-N-OUT, CALIFORNIA PIZZA KITCHEN, PAYLESS, WHICH WICH SANDWICH SHOP, STYLES FOR LESS, RUBIO'S

CVS CENTER
BIG LOTS, SAVON, CVS PHARMACY, COFFEE BEEN AND TEAL LEAF

SCRIPPS RANCH MARKET
CVS PHARMACY, VONS, CHASE BANK, FOSTER'S FREEZE, EL POLLO LOCO, MCDONALD'S, PICK UP STICKS, PETCO, JACK IN THE BOX, PANDA EXPRESS, QUIZNO'S SUBS, RUBIO'S, STARBUCKS, TACO BELL

SCRIPPS TRIDENT PLAZA
DOMINO'S PIZZA, US BANK, JERSEY MIKE'S SUBS, STARBUCKS, EL PATRON RESTAURANT, IKURA SUSHI & RAMEN, LAPPERT'S ICE CREAM CO., TAKHRAI THAI, WONG'S WOK CHINESE CUISINE, YANNI'S BISTRO

TWIN PEAKS PLAZA
TARGET, ORTHO MATTRESS, SUPERCUTS, COLD STONE CREAMERY, FAMOUS FOOTWEAR, GREEN BURRITO, JERSEY MIKE'S SUBS, OUTBACK STEAKHOUSE

POWAY CROSSINGS
BIG 5 SPORTING GOODS, DOLLAR TREE, RITE AID, LA FITNESS, KFC, WIENERSCHNITZEL, BRUSKI BURGERS & BREW

CREEKSIDE PLAZA
STATER BRO'S, CHIPOTLE, BASKIN ROBINS, GNC, SUBWAY, THE BRIGANTINE, GAMESTOP, JAMBA JUICE, SPORTS CLIPS, DAPHNE'S GREEK CAFE, FED EX

STOWE PLAZA
CARL'S JR., SUBWAY, SAN DIEGO COUNTY CREDIT UNION

SCENIC VIEW BUSINESS PARK

corovan
Engineering your workplace change

Good things
come from
Sysco

HOIST

Honeywell

THE HOME DEPOT

COSTCO
WHOLESALE

GEICO

GENERAL ATOMICS

ALDILA

GENERAL ATOMICS

GENERAL ATOMICS



SCENIC VIEW BUSINESS PARK



CONTACT

RYAN DOWNING
858.546.5416
ryan.downing@cushwake.com
CA Lic 01955032

BRANT ABERG, SIOR
858.546.5464
brant.aberg@cushwake.com
CA Lic 01773573



©Cushman & Wakefield. All rights reserved. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S).