

PALOMAR HEIGHTS CORPORATE CENTER

CARLSBAD

FOR LEASE | 5857 OWENS AVENUE, CARLSBAD, CALIFORNIA 92008



FOR MORE
INFORMATION CONTACT:

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1000 Aviara Parkway
Suite 100
Carlsbad, CA 92011

www.cushmanwakefield.com

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Owned & Managed By:



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FEATURES

- Premier Class "A", 3-story, 67,860 SF office building
- Built in 2000
- Outstanding location just east of I-5 at the signalized intersection of Palomar Airport Road and Camino Vida Roble
- Located near restaurant, retail services and amenities such as the Aviara Park Hyatt, Legoland, the City of Carlsbad's new golf course, and a new regional park
- Travertine veneer & deep gray glass exterior
- 3-story glass lobby with bridges connecting freestanding elevator towers
- Open-air courtyard with palm trees and seating areas
- Men's & women's shower/lockers facilities
- Abundant parking with a ratio of 4.68/1,000 spaces per RSF
- Outdoor trellis-covered patio area
- Panoramic views
- Secured building (card access)
- On-site ATM and banking



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AVAILABILITY

SUITE	RSF	AVAILABLE	LEASE RATE
102	6,276 RSF	Vacant / Now	\$2.65/RSF + E
104	2,316 RSF	Vacant / Now	\$2.65/RSF + E
2nd Floor (Suites 200/202/210)	22,689 RSF	60 Days'	\$2.65/RSF + E



FOR MORE
INFORMATION CONTACT:

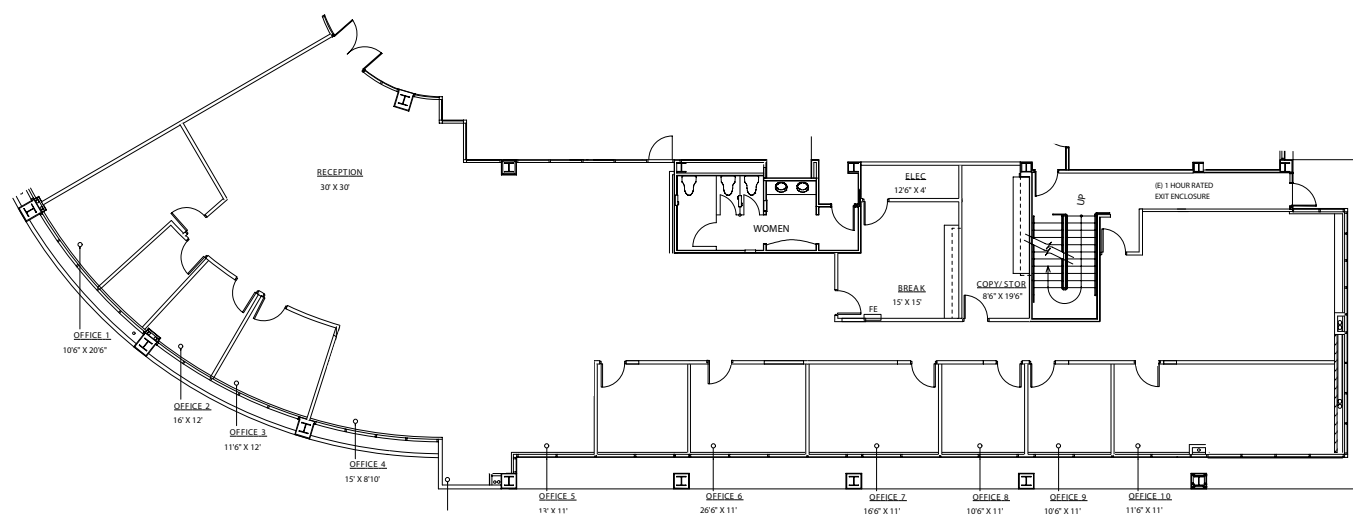
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SUITE 102



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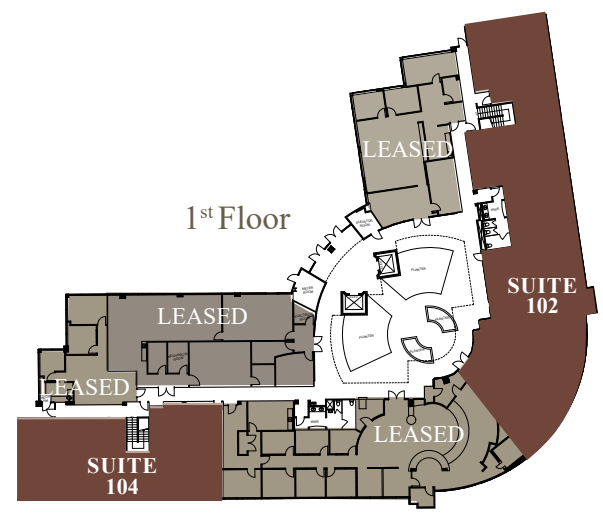
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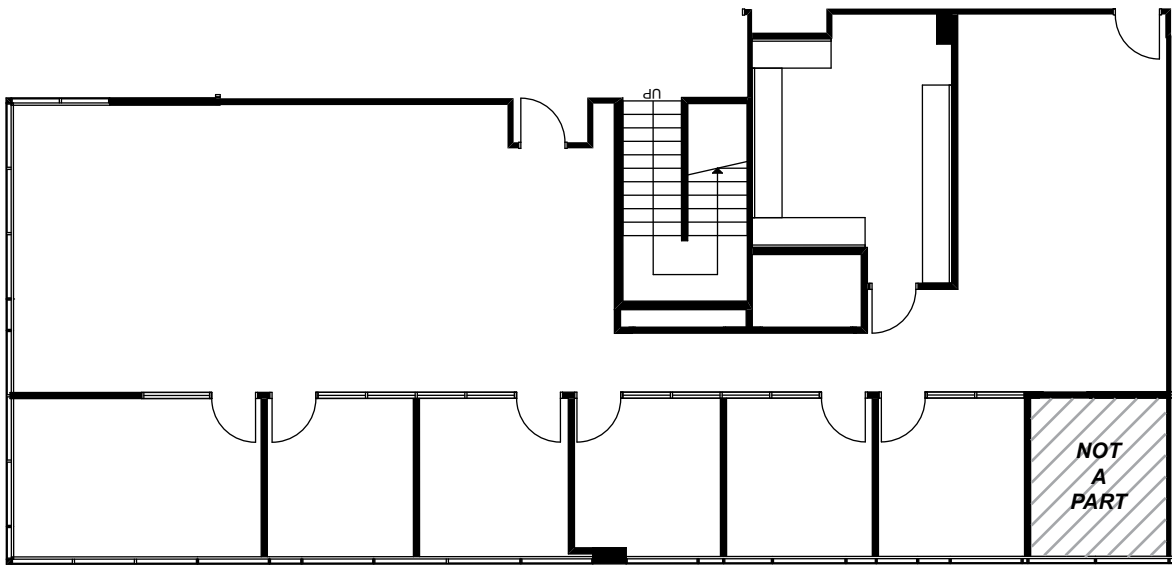
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SUITE 102
6,276 RSF

- Reception with double door entry off ground floor lobby
- 10 private glass-line offices
- Conference room
- Open office area
- Break room
- Tele / Data / Copy room
- Electrical room



SUITE 104



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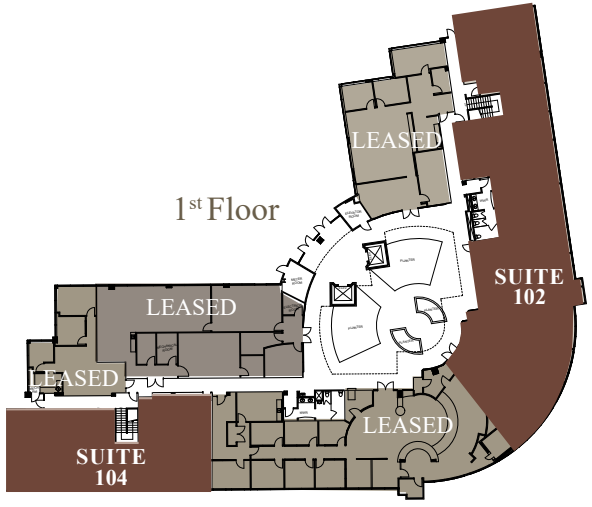
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SUITE 104 2,316 RSF

- Reception
- 5 private offices
- Conference room
- Open office area
- Break room
- Tele / Data / Copy room
- Electrical room

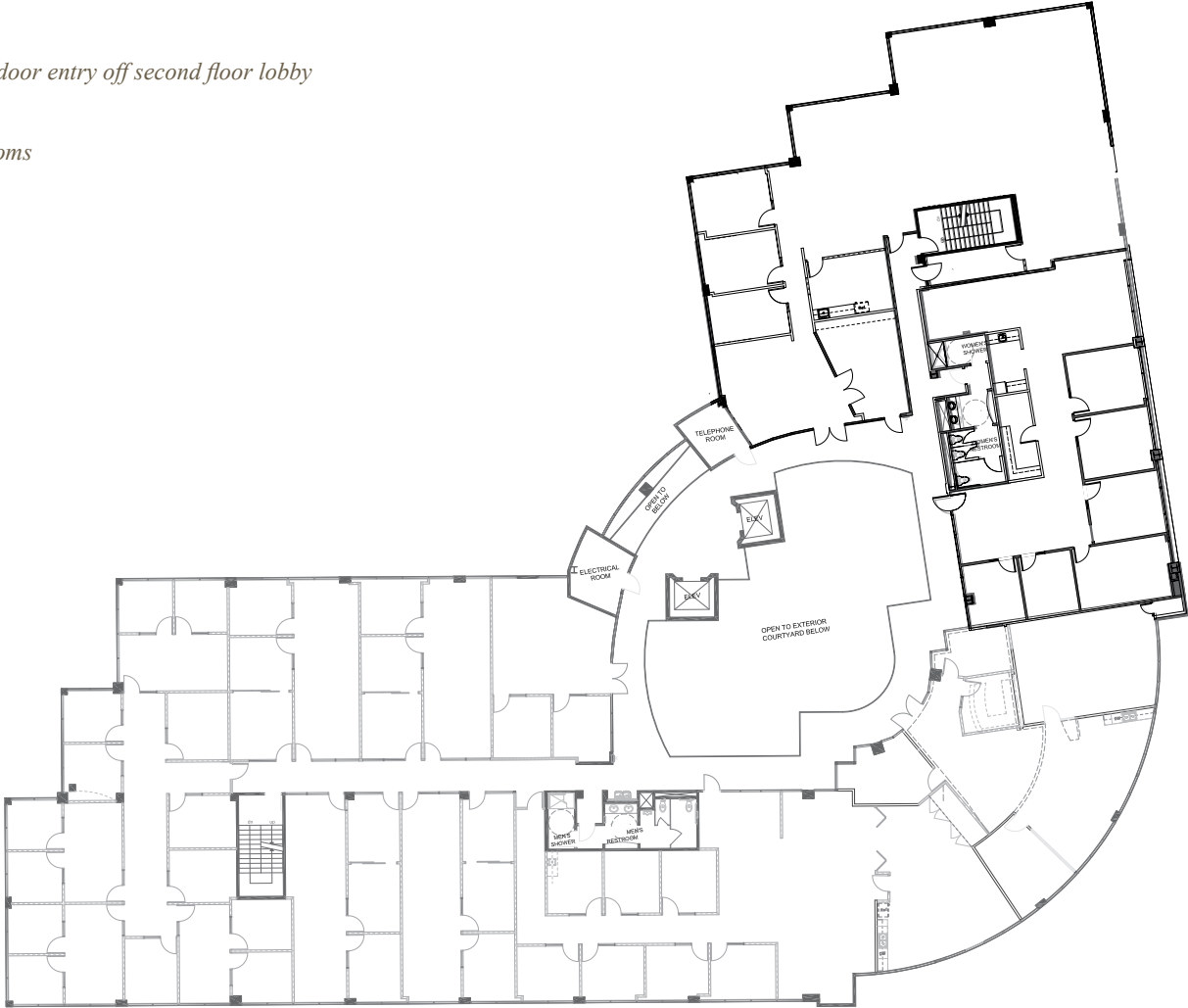


2nd Floor

SUITES 200/202/210

22,689 RSF

- Full floor opportunity
- Reception with double door entry off second floor lobby
- Private offices
- Multiple conference rooms
- Open office areas
- Mail / copy / fax rooms
- Bistro / Coffee Bar
- Break rooms
- Storage
- Server room



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SITE PLAN



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