

AVAILABLE FOR LEASE - 4,851 SF

2591 Pioneer Avenue, Suite F, Vista, CA

Located in the CORAL TREE COMMERCE CENTER

- » 253,972 SF Distribution/ Manufacturing Project
- » 2,700 SF Multi Tenant to 89,000 SF High Bay Distribution / Light Assembly
- » Dock-high / Grade-loading
- » Approximately 18-24' Warehouse Clearance
- » Skylights and Warehouse Lighting
- » Concrete Driveways
- » Ample Parking
- » Offices to Suit
- » Central North San Diego County Location



FOR LEASE

ADDRESS	SF	NNN Rate*	LOADING	FEATURES
2591 Pioneer Ave. Suite F	4,851	\$1.40	1 Grade Door	2 offices, large office/conference room, reception, 18' warehouse clearance, warehouse drain and water, ample power - 120/208, gas into the suite, 1 grade door, sprinklered. Available 8/1/2023

NNN Operating Expenses are estimated @ \$0.30/SF/Mo

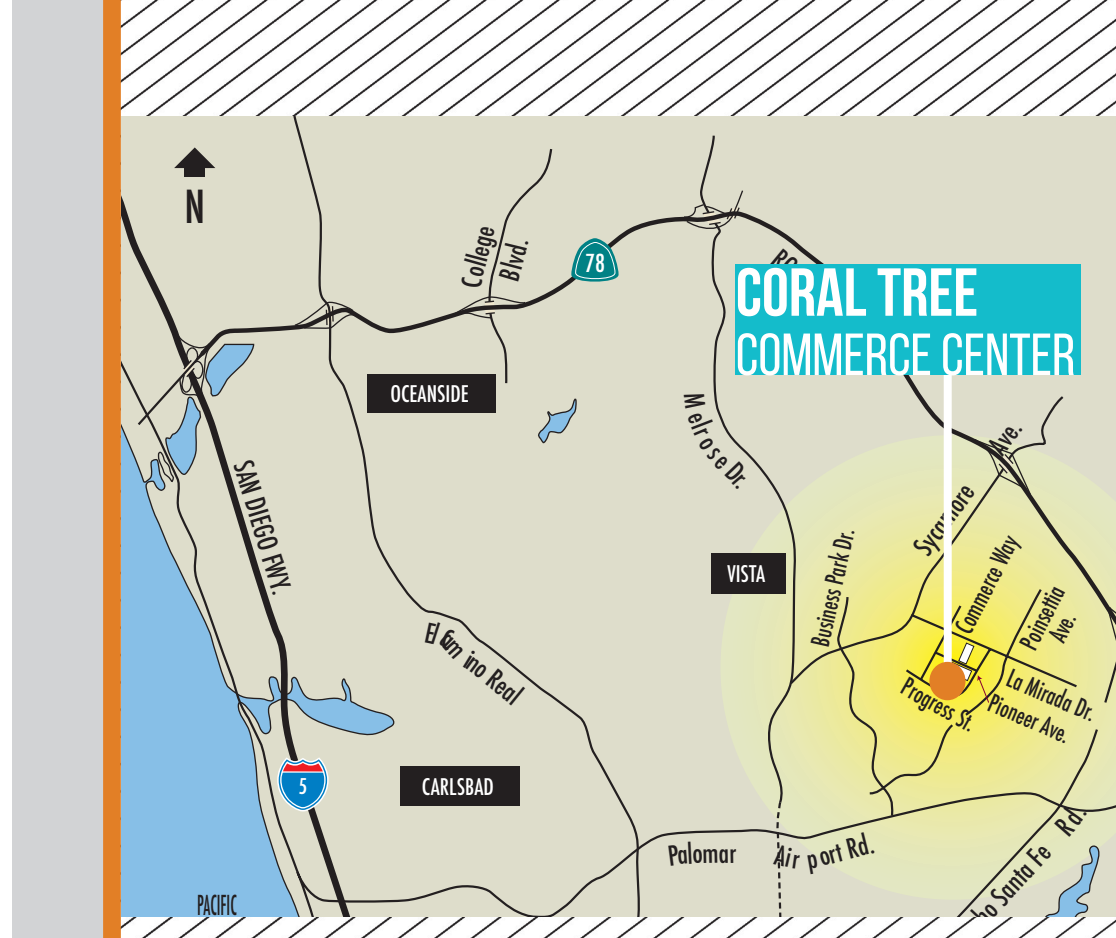
SITE PLAN



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