

2633 Progress St - Vista Commerce Center

Vista, CA 92081 (San Diego County) - Vista Submarket



Warehouse

Property Summary

RBA (% Leased)	103,000 SF (100%)
Built	2010
Tenancy	Single
Available	103,000 - 206,000 SF
Max Contiguous	103,000 SF
Asking Rent	\$0.95 - 1.25 SF/month/NNN
Clear Height	26'
Drive Ins	6 total/ 14' w x 14' h
Docks	8 exterior
Levelers	None
Parking Spaces	230 (2.23/1,000 SF)



Property Details

Land Area	6.74 AC (293,594 SF)	Building FAR	0.35
Crane	None	Column Spacing	60'w x 48'd
Cross Docks	None	Power	2,500a/277 - 480v Heavy
Sprinklers	ESFR	Zoning	RLI
Parcel	219-024-24 (+1 more)		

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/month	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	103,000	103,000	\$1.25 NNN	11/2025	Negotiable	8	6
Lee & Associates: Isaac Little (760) 672-1041, Marko Dragovic (858) 531-4523, Olivia Baffert (707) 223-8214									
-	Industrial	Sublet	103,000	103,000	\$0.95 NNN	30 Days	Thru Oct 2030	8	6
JLL: Joe Anderson (619) 573-7206									

Transportation

Parking Details	230 Surface Spaces; Ratio of 2.23/1,000 SF
Traffic Volume	8,144 on Dogwood Way (2022); 7,200 on W Linda Vista Dr (2016); 10,098 on la Mirada Dr (2022); 9,943 on Birch St (2018); 808 on Fortune Way (2018); 882 on Virginia PI (2022); 20,039 on Bus Park Dr (2018); 20,533 on Bus PkDr (2022); 29,418 on la Mirada Dr (2022); 3,199 on Vallecitos Dr (2022)
Commuter Rail	Carlsbad Poinsettia  18 min drive
Airport	San Diego International 51 min drive
Walk Score ®	Car-Dependent (30)
Transit Score ®	Some Transit (27)

2340 Cousteau Ct

Vista, CA 92081 (San Diego County) - Vista Submarket



Manufacturing

Property Summary

RBA (% Leased)	134,299 SF (0.0%)
Built	1999
Tenancy	Multiple
Available	30,000 - 134,299 SF
Max Contiguous	134,299 SF
Asking Rent	Withheld
Clear Height	26'
Drive Ins	4 total/ 12' w x 12' h
Docks	8 exterior
Levelers	None
Parking Spaces	253 (1.90/1,000 SF)



Property Details

Land Area	8.99 AC (391,604 SF)	Building FAR	0.34
Cross Docks	None	Power	Yes
Sprinklers	ESFR	Zoning	RLI
Parcel	219-010-73		

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/month	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	30,000 - 134,299	134,299	Withheld	Vacant	Negotiable	8	4


Colliers: Evan McDonald, SIOR (858) 353-8669, Kurtis Blanchard (760) 670-8367

Colliers: Tucker Hohenstein, SIOR (858) 336-4104

Amenities

- Fenced Lot
- Signage

Transportation

Parking Details	253 Surface Spaces; Ratio of 1.90/1,000 SF	
Traffic Volume	32,771 on Oak Ridge Way (2022); 4,399 on Ave Chelsea (2022); 934 on Park Center Dr (2018); 3,821 on S Melrose Dr (2022); 21,813 on Hotspring Way (2022); 771 on Park Center Dr (2018); 17,347 on Brookhaven Pass (2022); 1,269 on Pipeline Dr (2022); 8,588 on Scott St (2022); 10,375 on Joshua Way (2022)	
Commuter Rail	Carlsbad Poinsettia 	14 min drive
	Carlsbad Village 	18 min drive
Airport	San Diego International	47 min drive
Walk Score ®	Car-Dependent (34)	
Transit Score ®	Some Transit (27)	

1430 Decision St

Vista, CA 92081 (San Diego County) - Vista Submarket



Distribution

Property Summary

RBA (% Leased)	123,705 SF (0.0%)
Status	Proposed
Built	November 2026
Available	10,800 - 123,705 SF
Max Contiguous	123,705 SF
Asking Rent	Withheld
Drive Ins	None
Levelers	None



Property Details

Land Area	7.88 AC (343,253 SF)	Building FAR	0.36
Parcel	219-011-88		

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/month	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	112,905	123,705	Withheld	10/2025	Negotiable	22	-
JLL: Greg Lewis (858) 699-1629, Steven Field (949) 310-4422, Chris Baumgart (858) 736-1710, Andy Irwin (858) 232-1709									
-	Office	Direct	10,800	123,705	Withheld	10/2025	Negotiable	-	-
JLL: Greg Lewis (858) 699-1629, Steven Field (949) 310-4422, Chris Baumgart (858) 736-1710, Andy Irwin (858) 232-1709									

Transportation

Traffic Volume	1,738 on Bus Park Dr (2018); 8,588 on Scott St (2022); 1,744 on Bus Park Dr (2018); 1,576 on Scott St (2018); 9,499 on Keystone Way (2022); 976 on Vantage Ct (2022); 10,095 on Corporate Vw (2022); 12,989 on Linda Vista Dr (2022); 10,375 on Joshua Way (2022); 4,399 on Ave Chelsea (2022)								
Commuter Rail	Carlsbad Poinsettia								15 min drive
	Carlsbad Village								18 min drive
Airport	San Diego International							48 min drive	
Walk Score ®	Car-Dependent (44)								
Transit Score ®	Some Transit (26)								

2260 Oak Ridge Way - Vista Business Park

Vista, CA 92081 (San Diego County) - Vista Submarket



Manufacturing

Property Summary

RBA (% Leased)	59,379 SF (0.0%)
Built	1997
Tenancy	Multiple
Available	25,000 - 59,379 SF
Max Contiguous	59,379 SF
Asking Rent	Withheld
Clear Height	24'
Drive Ins	3 total/ 12' w x 12' h
Docks	4 exterior
Levelers	None
Parking Spaces	120 (2.02/1,000 SF)



Property Details

Land Area	3.78 AC (164,657 SF)	Building FAR	0.36
Column Spacing	48'w x 44'd	Cross Docks	None
Power	4,000a/277 - 480v Heavy	Sprinklers	Wet
Zoning	S-P-I, Vista	Parcel	219-540-13

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/month	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	25,000 - 59,379	59,379	Withheld	Vacant	Negotiable	-	-

Kidder Mathews: Mickey Morera (858) 922-2403, James Duncan (858) 336-6353

Amenities

- Fenced Lot
- Property Manager on Site
- Signage

Transportation

Parking Details	120 Surface Spaces; Ratio of 2.02/1,000 SF		
Traffic Volume	934 on Park Center Dr (2018); 771 on Park Center Dr (2018); 3,821 on S Melrose Dr (2022); 4,399 on Ave Chelsea (2022); 32,771 on Oak Ridge Way (2022); 17,347 on Brookhaven Pass (2022); 21,813 on Hotspring Way (2022); 1,738 on Bus Park Dr (2018); 12,403 on Imperial Loop (2022); 8,588 on Scott St (2022)		
Commuter Rail	Carlsbad Poinsettia		13 min drive
	Carlsbad Village		16 min drive
Airport	San Diego International		45 min drive
Walk Score ®	Car-Dependent (32)		
Transit Score ®	Some Transit (28)		

1201 Park Center Dr - Vista Business Park

Vista, CA 92081 (San Diego County) - Vista Submarket



Refrigeration/Cold Sto...

Property Summary

RBA (% Leased)	96,745 SF (100%)
Built	1992
Tenancy	Single
Available	96,745 SF
Max Contiguous	96,745 SF
Asking Rent	Withheld
Drive Ins	2 total/ 12' w x 12' h
Docks	22 exterior
Levelers	12 exterior
Parking Spaces	100 (1.03/1,000 SF)



Property Details

Land Area	5.84 AC (254,390 SF)	Building FAR	0.38
Cross Docks	None	Zoning	I-7
Parcel	219-011-69		

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/month	Occupancy	Term	Docks	Drive Ins
-	Industrial	Sublet	96,745	96,745	Withheld	Vacant	Thru Mar 2026	3	22

CBRE: Robert Gunness (760) 803-0842

Amenities

- Cooler
- Fenced Lot
- Freezer (Space)
- Property Manager on Site
- Signage
- Skylights

Transportation

Parking Details	100 Surface Spaces; Ratio of 1.03/1,000 SF		
Traffic Volume	8,588 on Scott St (2022); 1,738 on Bus Park Dr (2018); 10,375 on Joshua Way (2022); 4,399 on Ave Chelsea (2022); 1,744 on Bus Park Dr (2018); 21,813 on Hotspring Way (2022); 1,576 on Scott St (2018); 1,269 on Pipeline Dr (2022); 934 on Park Center Dr (2018); 20,039 on Bus Park Dr (2018)		
Commuter Rail	Carlsbad Poinsettia		13 min drive
	Carlsbad Village		17 min drive
Airport	San Diego International		46 min drive
Walk Score ®	Car-Dependent (44)		
Transit Score ®	Some Transit (25)		

2750 Progress St - North County Corporate Center

Vista, CA 92081 (San Diego County) - Vista Submarket



Manufacturing

Property Summary

RBA (% Leased)	109,952 SF (100%)
Built	1999
Tenancy	Single
Available	50,000 - 109,952 SF
Max Contiguous	109,952 SF
Asking Rent	\$0.95 SF/month/NNN
Clear Height	26'
Drive Ins	4 total/ 12' w x 12' h
Docks	14 exterior
Levelers	None
Parking Spaces	75 (0.68/1,000 SF)



Property Details

Land Area	6.64 AC (289,238 SF)	Building FAR	0.38
Crane	None	Power	3,000a/277 - 480v 3p 3w Heavy
Zoning	M	Parcel	219-012-42

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/month	Occupancy	Term	Docks	Drive Ins
-	Industrial	Sublet	50,000 - 109,952	109,952	\$0.95 NNN	30 Days	Thru Mar 2026	14	4

JLL: Joe Anderson (619) 573-7206

Amenities

- Fenced Lot

Transportation

Parking Details	75 Surface Spaces; Ratio of 0.68/1,000 SF								
Traffic Volume	20,039 on Bus Park Dr (2018); 20,533 on Bus PkDr (2022); 808 on Fortune Way (2018); 10,375 on Joshua Way (2022); 29,418 on la Mirada Dr (2022); 9,943 on Birch St (2018); 8,144 on Dogwood Way (2022); 1,439 on Engineer St (2022); 1,269 on Pipeline Dr (2022); 620 on la Mirada Dr (2022)								
Commuter Rail	Carlsbad Poinsettia								16 min drive
	Carlsbad Village								19 min drive
Airport	San Diego International							49 min drive	
Walk Score ®	Car-Dependent (20)								
Transit Score ®	Some Transit (27)								

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
JELD-WEN	1	109,952	100	Jul 2019	-

Showing 1 of 1 Tenants

2611 Business Park Dr - Vista Business Park

Vista, CA 92081 (San Diego County) - Vista Submarket



Manufacturing

Property Summary

RBA (% Leased)	125,516 SF (0.0%)
Built	1999
Tenancy	Single
Available	125,516 SF
Max Contiguous	125,516 SF
Asking Rent	Withheld
Clear Height	24'
Drive Ins	6 total/ 10' w x 12' h
Docks	8 exterior
Levelers	3 exterior
Parking Spaces	239 (1.90/1,000 SF)



Property Details

Land Area	9.46 AC (412,078 SF)	Building FAR	0.30
Crane	None	Cross Docks	None
Power	4,000a/277 - 480v 3p Heavy	Zoning	I-7
Parcel	219-013-03		

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/month	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	125,516	125,516	Withheld	Vacant	Negotiable	8	6

Kidder Mathews: Mickey Morera (858) 922-2403, James Duncan (858) 336-6353

Amenities

- Air Conditioning
- Fenced Lot
- Property Manager on Site
- Signage

Transportation

Parking Details	239 Surface Spaces; Ratio of 1.90/1,000 SF		
Traffic Volume	10,375 on Joshua Way (2022); 1,269 on Pipeline Dr (2022); 1,439 on Engineer St (2022); 20,039 on Bus Park Dr (2018); 20,533 on Bus PkDr (2022); 21,813 on Hotspring Way (2022); 620 on la Mirada Dr (2022); 8,588 on Scott St (2022); 4,399 on Ave Chelsea (2022); 1,176 on Jewell Ridge (2018)		
Frontage	828' on Business Park		
Commuter Rail	Carlsbad Poinsettia		14 min drive
	Carlsbad Village		18 min drive
Airport	San Diego International		47 min drive
Walk Score ®	Car-Dependent (43)		
Transit Score ®	Some Transit (27)		

2620 Commerce Way - Vista Business Park

Vista, CA 92081 (San Diego County) - Vista Submarket



Warehouse

Property Summary

RBA (% Leased)	197,104 SF (0.0%)
Built	1999
Tenancy	Single
Available	197,104 SF
Max Contiguous	197,104 SF
Asking Rent	Withheld
Clear Height	27'
Drive Ins	3 total/ 12' w x 12' h
Docks	15 exterior
Levelers	None
Parking Spaces	348 (1.76/1,000 SF)



Property Details

Land Area	9.41 AC (409,900 SF)	Building FAR	0.48
Cross Docks	None	Power	8,000a/277 - 480v Heavy
Zoning	M-7	Parcel	219-024-26

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/month	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	197,104	197,104	Withheld	Vacant	Negotiable	15	3

CBRE: Roger Carlson (760) 438-8533, Dennis Visser (760) 518-4216, Blake Wilson (858) 740-7411, Don Trapani (858) 322-7900

Amenities

- Fenced Lot
- Signage

Transportation

Parking Details	348 Surface Spaces; Ratio of 1.76/1,000 SF		
Traffic Volume	8,144 on Dogwood Way (2022); 808 on Fortune Way (2018); 9,943 on Birch St (2018); 20,039 on Bus Park Dr (2018); 20,533 on Bus PkDr (2022); 7,200 on W Linda Vista Dr (2016); 10,098 on la Mirada Dr (2022); 29,418 on la Mirada Dr (2022); 10,375 on Joshua Way (2022); 2,311 on Cades Way (2022)		
Commuter Rail	Carlsbad Poinsettia		17 min drive
Airport	San Diego International		50 min drive
Walk Score ®	Car-Dependent (29)		
Transit Score ®	Some Transit (27)		

3260 Corporate View - Palomar Corporate Center

Vista, CA 92081 (San Diego County) - Vista Submarket



Distribution

Property Summary

RBA (% Leased)	61,006 SF (100%)
Built	2004
Tenancy	Single
Available	61,006 SF
Max Contiguous	61,006 SF
Asking Rent	Withheld
Clear Height	24'
Drive Ins	3 total/ 12' w x 12' h
Docks	12 exterior
Levelers	None
Parking Spaces	110 (1.80/1,000 SF)



Property Details

Land Area	3.85 AC (167,706 SF)	Building FAR	0.36
Power	2,000a/277v Heavy	Zoning	VBPSP, Vista
Parcel	221-661-45		

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/month	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	61,006	61,006	Withheld	30 Days	Negotiable	12	3

CBRE: Roger Carlson (760) 438-8533, Blake Wilson (858) 740-7411, Don Trapani (858) 322-7900

Amenities

- Cooler
- Fenced Lot
- Freezer (Space)

Transportation

Parking Details	110 Surface Spaces; Ratio of 1.80/1,000 SF								
Traffic Volume	10,095 on Corporate Vw (2022); 12,989 on Linda Vista Dr (2022); 976 on Vantage Ct (2022); 9,499 on Keystone Way (2022); 29,514 on Ave de Las Rosas (2022); 1,576 on Scott St (2018); 1,744 on Bus Park Dr (2018); 1,738 on Bus Park Dr (2018); 28,778 on Cascade (2022); 8,588 on Scott St (2022)								
Frontage	500' on Corporate View; 410' on Poinsettia								
Commuter Rail	Carlsbad Poinsettia								14 min drive
Airport	San Diego International							46 min drive	
Walk Score ®	Car-Dependent (46)								
Transit Score ®	Some Transit (29)								

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Dos Gringos	1	60,890	35	Jul 2004	-

Showing 1 of 1 Tenants

3280 Corporate View - Vista Business Park

Vista, CA 92081 (San Diego County) - Vista Submarket



Manufacturing

Property Summary

RBA (% Leased)	59,828 SF (100%)
Built	1999
Tenancy	Single
Available	5,426 - 59,828 SF
Max Contiguous	59,828 SF
Asking Rent	Withheld
Clear Height	24'
Drive Ins	4 total/ 12' w x 14' h
Docks	3 exterior
Levelers	None
Parking Spaces	106 (1.83/1,000 SF)



Property Details

Land Area	3.75 AC (163,350 SF)	Building FAR	0.37
Crane	None	Cross Docks	None
Power	2,400a/277 - 480v 3p 4w Heavy	Zoning	M
Parcel	221-661-32 (+1 more)		

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/month	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	54,402	59,828	Withheld	30 Days	Negotiable	3	4
Cushman & Wakefield: Aric Starck (619) 200-6660, Drew Dodds (720) 339-3004									
-	Office	Direct	5,426	59,828	Withheld	30 Days	Negotiable	3	4
Cushman & Wakefield: Aric Starck (619) 200-6660, Drew Dodds (720) 339-3004									

Amenities

- Property Manager on Site
- Reception
- Signage
- Skylights
- Wheelchair Accessible

Transportation

Parking Details	106 Surface Spaces; Ratio of 1.83/1,000 SF
Traffic Volume	10,095 on Corporate Vw (2022); 12,989 on Linda Vista Dr (2022); 29,514 on Ave de Las Rosas (2022); 976 on Vantage Ct (2022); 9,499 on Keystone Way (2022); 1,576 on Scott St (2018); 1,744 on Bus Park Dr (2018); 28,778 on Cascade (2022); 1,738 on Bus Park Dr (2018); 8,588 on Scott St (2022)
Commuter Rail	Carlsbad Poinsettia  14 min drive
Airport	San Diego International 47 min drive
Walk Score ®	Car-Dependent (40)
Transit Score ®	Some Transit (30)

3280 Corporate View - Vista Business Park

Vista, CA 92081 (San Diego County) - Vista Submarket



Manufacturing

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
American Faucet and Coatings Corporation	1	54,402	170	Aug 1999	-

Showing 1 of 1 Tenants