

Lease Availability Report

3280 Corporate View - Palomar Corporate Center
 Vista, CA 92081 - Vista Submarket



BUILDING

Type:	Class B Industrial
Subtype:	Manufacturing
Tenancy:	Single
Year Built:	1999
RBA:	59,828 SF
Floors:	1
Typical Floor:	59,828 SF
Ceiling Ht:	24'

AVAILABILITY

Min Divisible:	5,426 SF
Max Contig:	59,828 SF
Total Available:	59,828 SF
Asking Rent:	Withheld

SPACES

Floor	Use	Type	SF Avail	Flr Contig	Bldg Contig	Rent	Occupancy	Term
E MEZZ	Office	Direct	5,426	5,426	59,828	Withheld	30 Days	Negotiable

Cushman & Wakefield - Aric Starck (760) 431-4211, Drew Dodds (760) 431-3863

LEASING AGENTS

Company:	Cushman & Wakefield
Contacts:	Aric Starck (760) 431-4211, Drew Dodds (760) 431-3863

SALE

Last Sale:	Sold on Feb 15, 2022 for \$10,769,000 (\$180.00/SF)
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LOADING

Docks:	3 ext	Drive Ins:	4 tot./12'w x 14'h
Cross Docks:	None	Cranes:	None
Rail Spots:	None		

POWER & UTILITIES

Power:	2,400a/277-480v 3p 4w Heavy
Utilities:	Heating - Gas, Sewer - City, Water - City

FEATURES

Property Manager on Site, Reception, Skylights, Wheelchair Accessible

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LAND

Land Area: **3.75 AC**

Zoning: **M**

PARCEL

221-661-32, 221-661-42

TRANSPORTATION

Parking: 106 Surface Spaces are available; Ratio of 1.83/1,000 SF

Commuter Rail: 14 minute drive to Carlsbad Poinsettia (Coaster - San Diego North County Transit District (Coaster/Sprinter/Breeze))

Airport: 47 minute drive to San Diego International

KEY TENANTS

American Faucet and Coatings Corporation

54,402 SF

Lease Availability Report

1430 Decision St

Vista, CA 92081 - Vista Submarket



BUILDING

Type:	Class A Industrial
Year Built:	Proposed
RBA:	123,705 SF
Floors:	2
Typical Floor:	61,853 SF

AVAILABILITY

Min Divisible:	10,800 SF
Max Contig:	123,705 SF
Total Available:	123,705 SF
Asking Rent:	Withheld

SPACES

Floor	Use	Type	SF Avail	Flr Contig	Bldg Contig	Rent	Occupancy	Term
E MEZZ	Office	Direct	10,800	10,800	123,705	Withheld	Oct 2025	Negotiable

JLL - Greg Lewis (858) 410-1251, Steven Field (949) 310-4422, Chris Baumgart (858) 410-6336, Andy Irwin (858) 410-6376

LAND

Land Area: **7.88 AC**

TRANSPORTATION

Commuter Rail: 15 minute drive to Carlsbad Poinsettia (Coaster - San Diego North County Transit District (Coaster/Sprinter/Breeze))

Airport: 48 minute drive to San Diego International

Lease Availability Report

650 Sycamore Ave

Vista, CA 92083 - Vista Submarket



BUILDING

Type:	Retail
Subtype:	Freestanding
Tenancy:	Multiple
Year Built:	1979; Renov 1992
GLA:	95,194 SF
Floors:	1
Typical Floor:	95,194 SF
Docks:	2 ext

AVAILABILITY

Min Divisible:	95,194 SF
Max Contig:	95,194 SF
Total Available:	95,194 SF
Asking Rent:	\$1.67/MG

SPACES

Floor	Use	Type	SF Avail	Flr Contig	Bldg Contig	Rent	Occupancy	Term
E 1st	Retail	Direct	95,194	95,194	95,194	\$1.67/MG	Vacant	Negotiable

Excel Property Management Services, Inc. - Gene Detchemendy (310) 432-5475, Henry Nunez (818) 644-5282

LEASING AGENTS

Company:	Excel Property Management Services, Inc.
Contacts:	Gene Detchemendy (310) 432-5475, Henry Nunez (818) 644-5282

SALE

Last Sale:	Sold on Nov 6, 2012 for \$8,000,000 (\$84.04/SF) at 8.60% Cap
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AMENITIES

Freeway Visibility, Signage

TRAFFIC & FRONTAGE

Traffic Volume:	5,252 on Thibodo Rd & Thiboco Ct (2022)
	140,875 on Ronald Packard Parkway & Hwy 78 (2020)
Frontage:	430' on Sycamore Ave (with 2 curb cuts)

Made with TrafficMetrix® Products

Lease Availability Report

650 Sycamore Ave

Vista, CA 92083 - Vista Submarket



TRANSPORTATION

Parking:	448 Surface Spaces are available; Ratio of 4.70/1,000 SF
Transit/Subway:	19 minute walk to Buena Creek (Sprinter - San Diego North County Transit District (Coaster/Sprinter/Breeze))
Commuter Rail:	17 minute drive to Carlsbad Poinsettia (Coaster - San Diego North County Transit District (Coaster/Sprinter/Breeze))
Airport:	50 minute drive to San Diego International
Walk Score ®:	Somewhat Walkable (65)
Transit Score ®:	Some Transit (33)
