

KROS-WISE

For Sale or Lease | 11,316 sf
Freestanding industrial building
435 Carmel Street San Marcos, CA

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SAN DIEGO COMMERCIAL



11,316 SF

Situated on a .42 acre parcel

Freestanding industrial building

High end office Buildout

Two grade level doors

Amenties:

Gym, 2 showers, 10 offices, multiple
conference rooms and breakroom

Property Highlights

Sale Price:

\$4,040,000

Lease Rate:

\$1.29/sf NNN

Built 1981

20+ parking spaces

Central North San Diego Location

Freeway Visible

Industrial "M Zone"

24' clear height

600 Amp 240 volt 3 sub panels w/ a
stepup converter for 480v

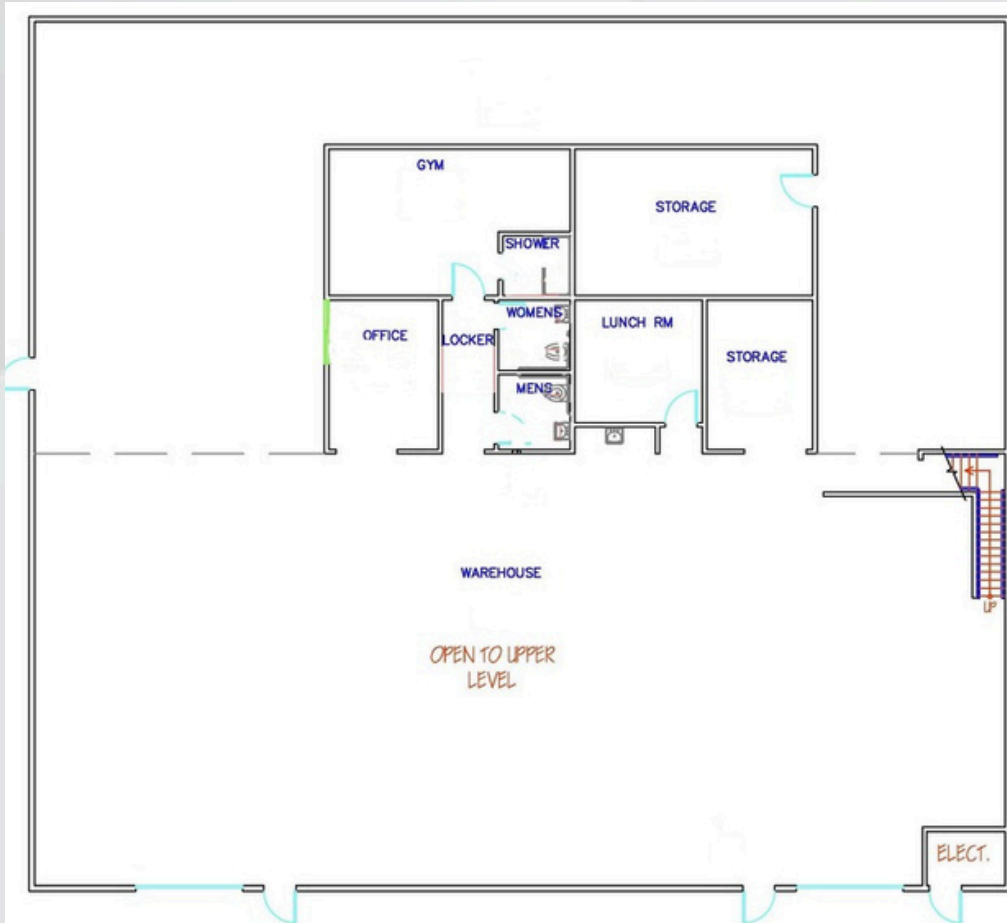
Tenant to confirm

No warranty or representation is made to the accuracy of the foregoing information. Terms of sale, lease and availability are subject to change or withdrawal without notice.

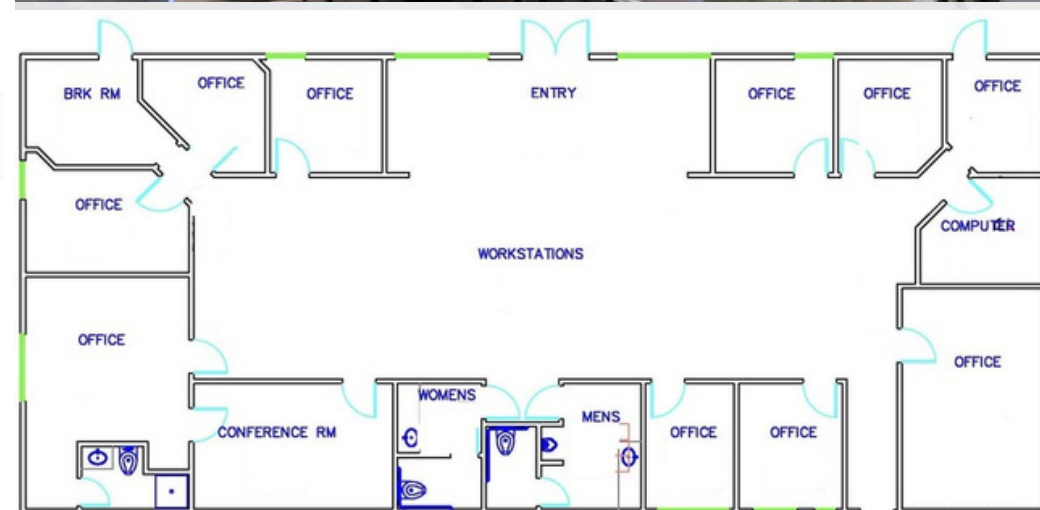
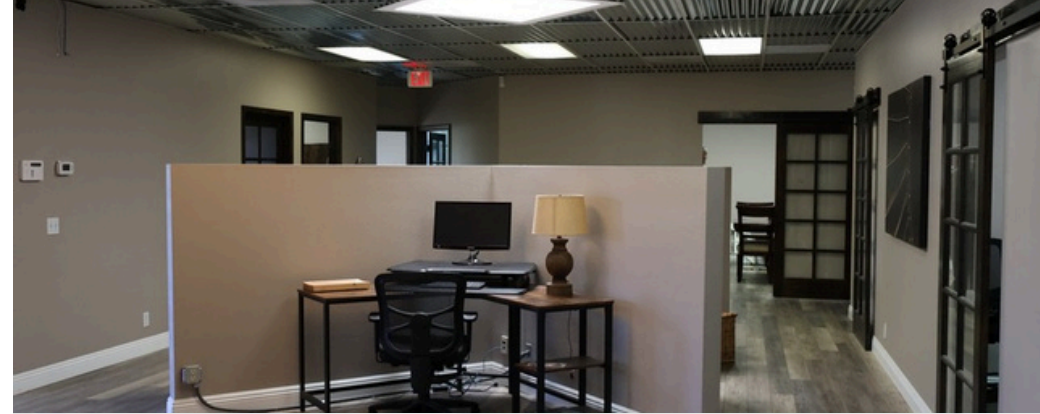
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Floor plan



1st Floor



2nd Floor

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Photos

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