

# OFFICE SUBLEASE

6398 CINDY LANE #100, CARPINTERIA, CA



# OFFICE SPACE FOR SUBLEASE

## The Property

- Two-story office/R&D building.
- Located in Carpinteria's premier business park.
- 3/1000 Parking ratio, free and in-common.
- Easy commute for employees from Ventura and Santa Barbara.

## The Opportunity

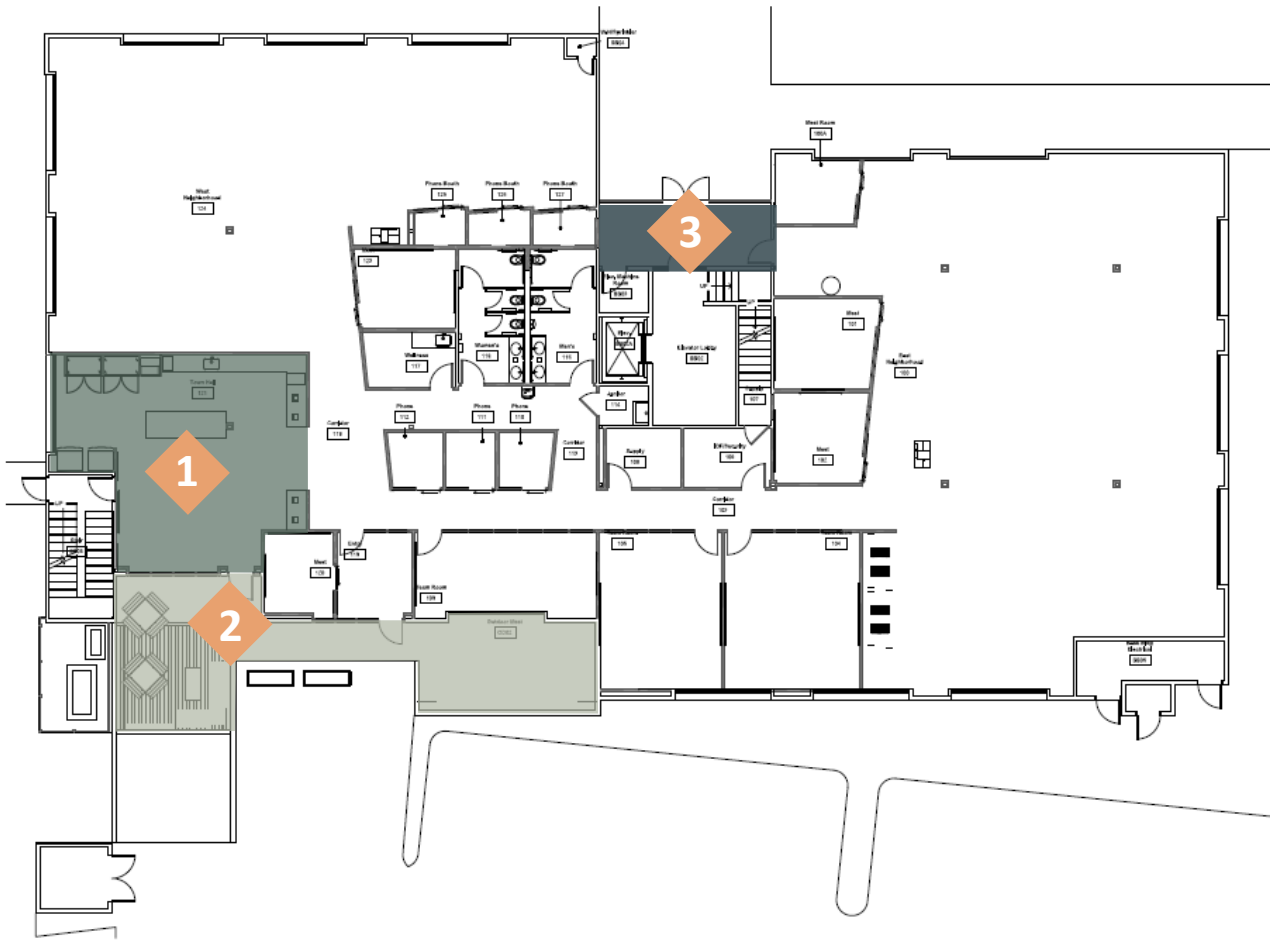
- Suite 100 = 10,167 SF.
- 12' ceilings with Class A agile improvements throughout.
- Reception area, multiple private offices, large breakroom, and outside patio.
- Sublease through Oct. 31, 2028.

Sublease Asking Rate: \$1.50 / SF, NNN (\$0.45/SF Cam)



# FLOORPLAN

Suite 100



1

Breakroom / Kitchen

2

Outdoor Patio

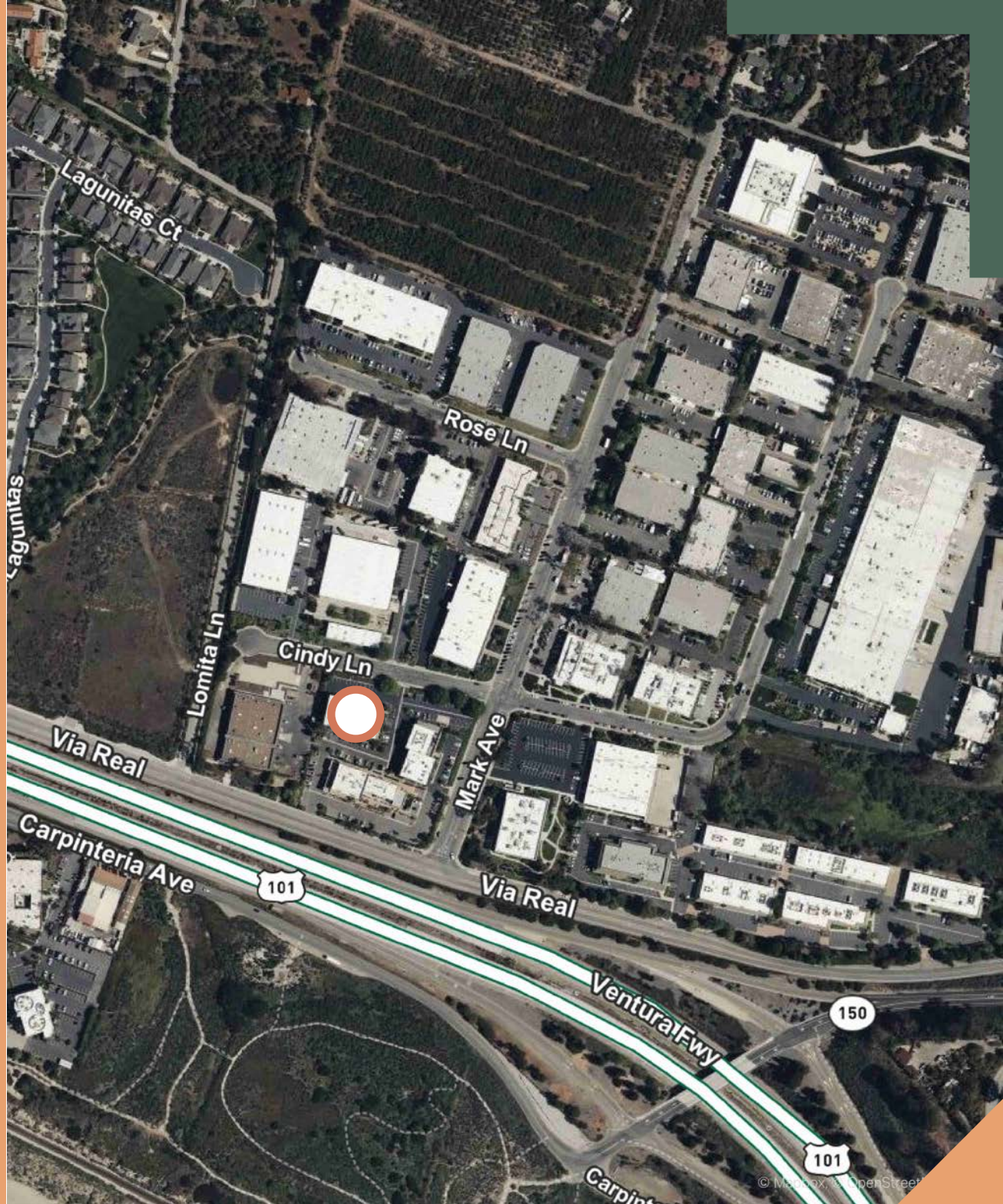
3

Shared Lobby



# MAP

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CARPINTERIA, CA



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