

# FOR LEASE HOLLOW BUSINESS PARK

1205 North Melrose Drive | Vista, CA 92083

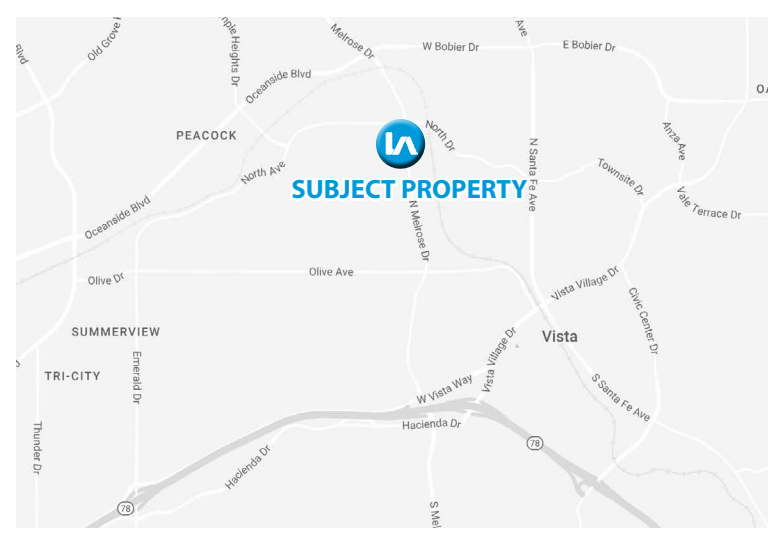


**INDUSTRIAL SUITES - 1,166 SF**

## BUILDING AMENITIES

- Incubator industrial suites
- Monument sign for traffic visibility
- Drive around access
- Fire sprinklered
- Concrete driveway

**\$2,000.00 PER MONTH GROSS  
(\$1.71/SF) - NO CAM**



Peter Merz  
pmerz@lee-associates.com  
760.448.1362 | DRE #01269042

Daniel Knoke  
dknoke@lee-associates.com  
760.929.7836 | DRE #01215373

Keith Dulmage  
kdulmage@lee-associates.com  
760.448.1364 | DRE #02155780

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

# FOR LEASE HOLLOW BUSINESS PARK

1205 North Melrose Drive | Vista, CA 92083

## SITE PLAN

LOCATION	APPROXIMATE SIZE	BUILD-OUT	RATE & AVAILABILITY
Suite L	1,166 SF	Reception, One Restroom, 80% Warehouse	\$2,000.00 per Month Gross (\$1.71/SF) - No CAM Available immediately
Suite E	1,166 SF	Reception, One Restroom, 80% Warehouse	\$2,000.00 per Month Gross (\$1.71/SF) - No CAM Available July 1, 2026



Peter Merz  
pmerz@lee-associates.com  
760.448.1362 | DRE #01269042

Daniel Knoke  
dknoke@lee-associates.com  
760.929.7836 | DRE #01215373

Keith Dulmage  
kdulmage@lee-associates.com  
760.448.1364 | DRE #02155780

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.