

OFFICE SPACE AVAILABLE IN MIRAMAR / SORRENTO

YEAR 1 PROMOTIONAL RATE
\$1.75 + E & J PSF/Month

*Minimum 3 Year Lease | *Expires June 30, 2026



6215
FERRIS SQUARE

SAN DIEGO, CALIFORNIA 92121

GARRETT FENA, SIOR

Sr Vice President, Partner | Lic. #01909122
858.458.3318 | gfena@voitco.com

JON BOLAND

Sr Vice President, Partner | Lic. #00999843
858.458.3312 | jboland@voitco.com



POINTE CAMINO CENTER is a contemporary two-story brick veneer professional office building with a total of 45,381 SF on 2.25 acres with ample parking. The project is located off Carroll Road in Sorrento Mesa between I-805 and I-15 freeways. The location is also within close proximity of numerous retail amenities including hotels, restaurants, storage facilities and athletic clubs. Located at the end of a cul-de-sac, the project provides canyon views and a park like setting.

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PROPERTY FEATURES

- Pride of ownership
- 4.0/1,000 PSF parking ratio
- Elevator served
- IL-2-1 zoning
- High speed Bandwidth / fiber connectivity
- Lease rates are plus utilities and janitorial per square foot monthly
- Outdoor seating & picnic area
- Canyon views
- Approximately 2.0 miles to Sorrento Court Shopping Center, which includes restaurants and shops, including Starbucks, McDonald's, Chase Bank, Jamba Juice, Keg N Bottle, Staples, Flame Broiler, Chick-fil-A and many more.

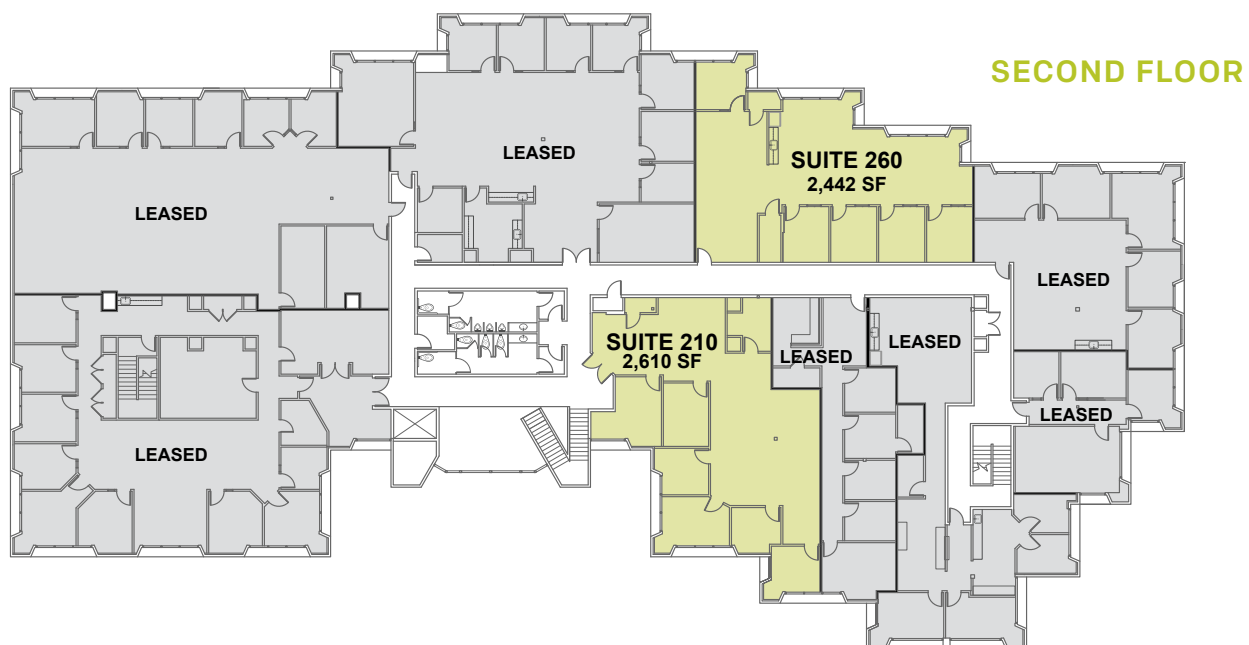
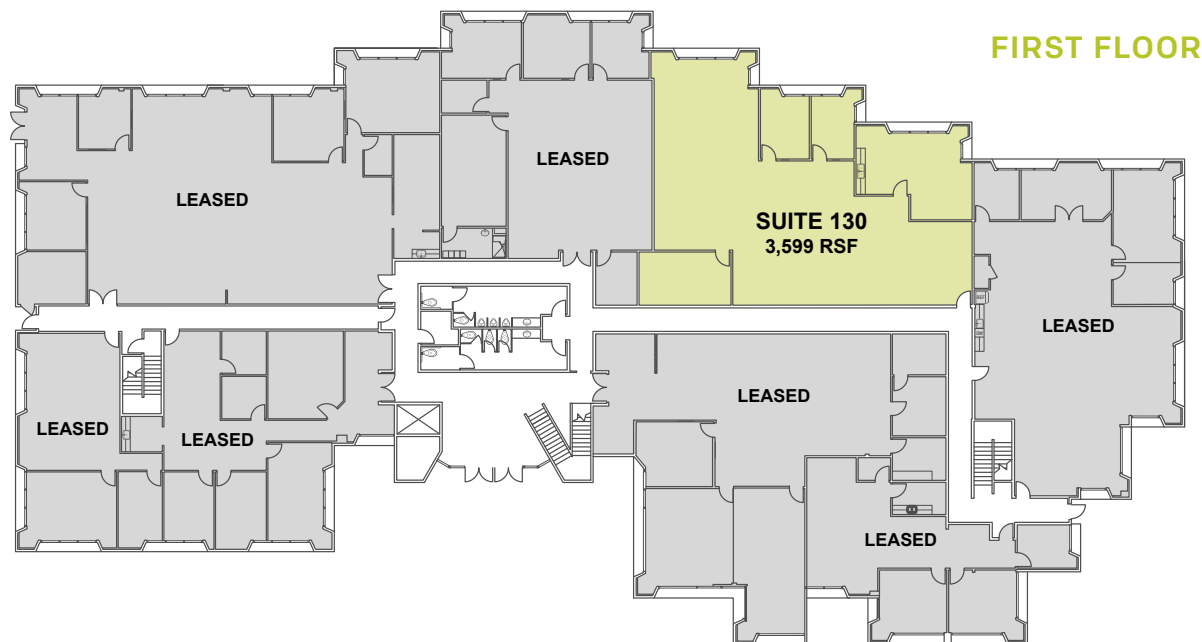
FOR LEASE





AVAILABILITY & FLOOR PLAN

SUITE	SIZE	AVAILABILITY
130	±3,599 RSF	30-Day Notice
210	±2,610 RSF	Now
260	±2,442 RSF	Now





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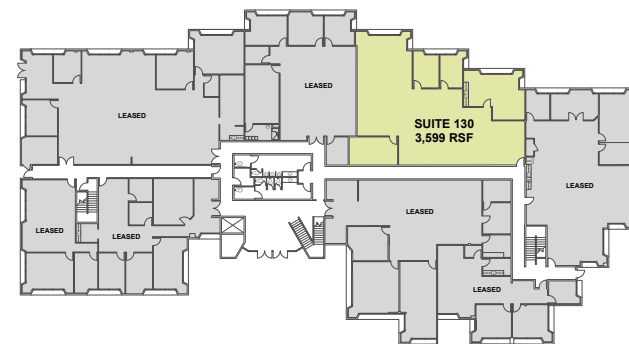
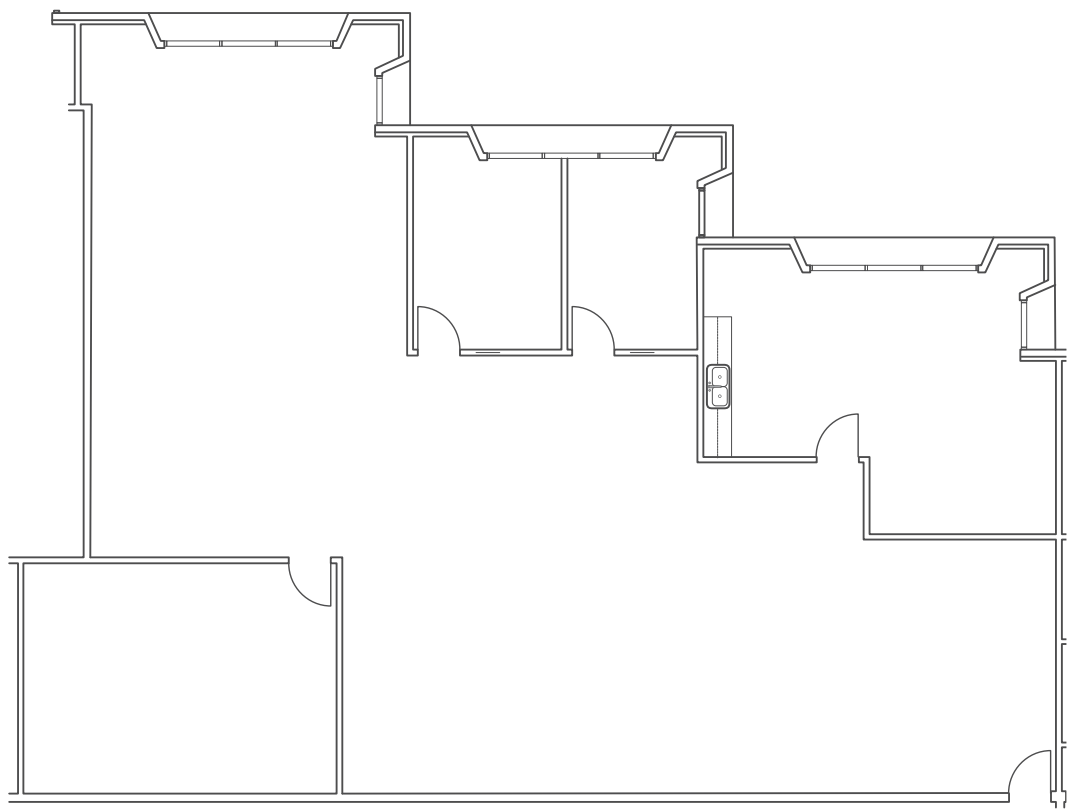


AVAILABILITY & SPACE PLAN

SECOND FLOOR

SUITE #	SIZE	RATE	AVAILABILITY
130	±3,599 RSF	\$1.75 + E&J	30-Days

COMMENTS
<ul style="list-style-type: none"> • Reception • Two (2) Offices • Work Room • Break Room • Large Open Area • Conference Room

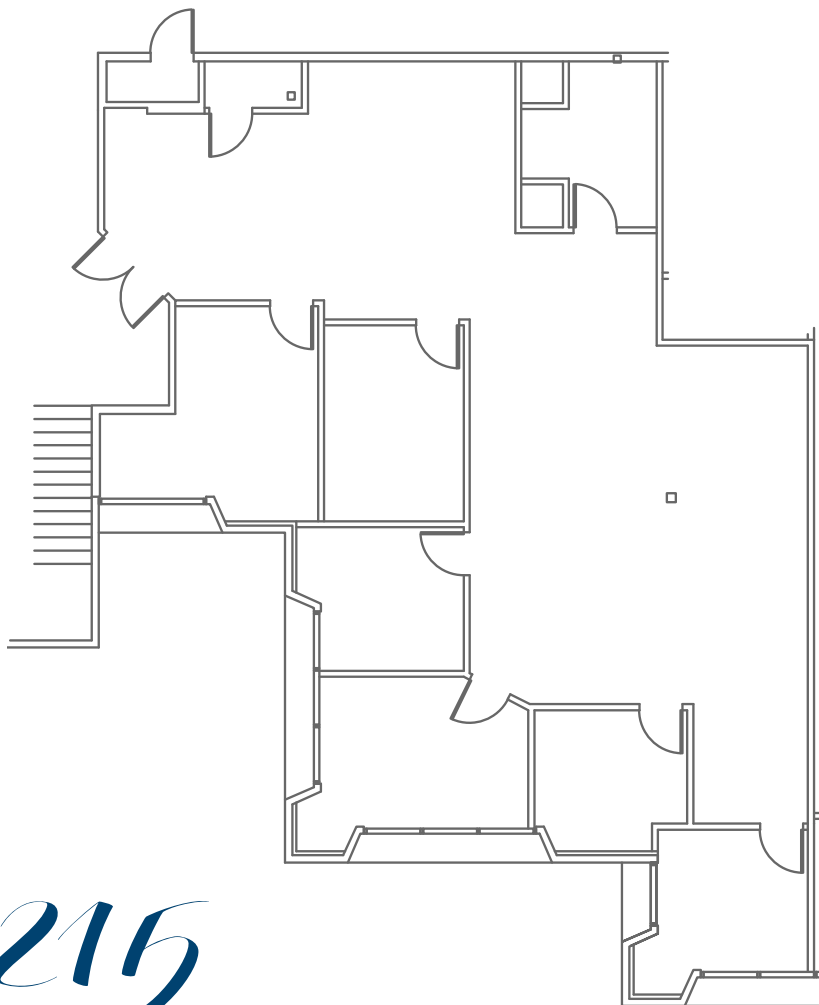


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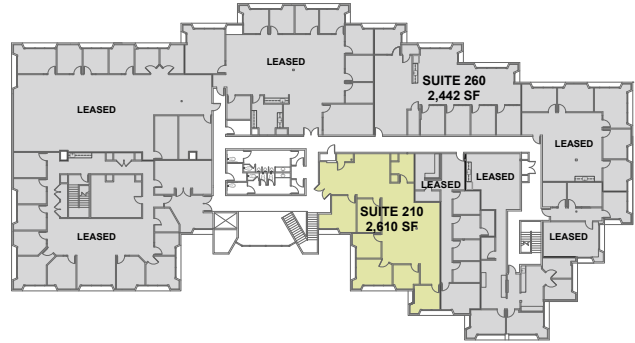


AVAILABILITY & SPACE PLAN

SECOND FLOOR

SUITE #	SIZE	RATE	AVAILABILITY
210	±2,610 RSF	\$1.75 + E&J	Now

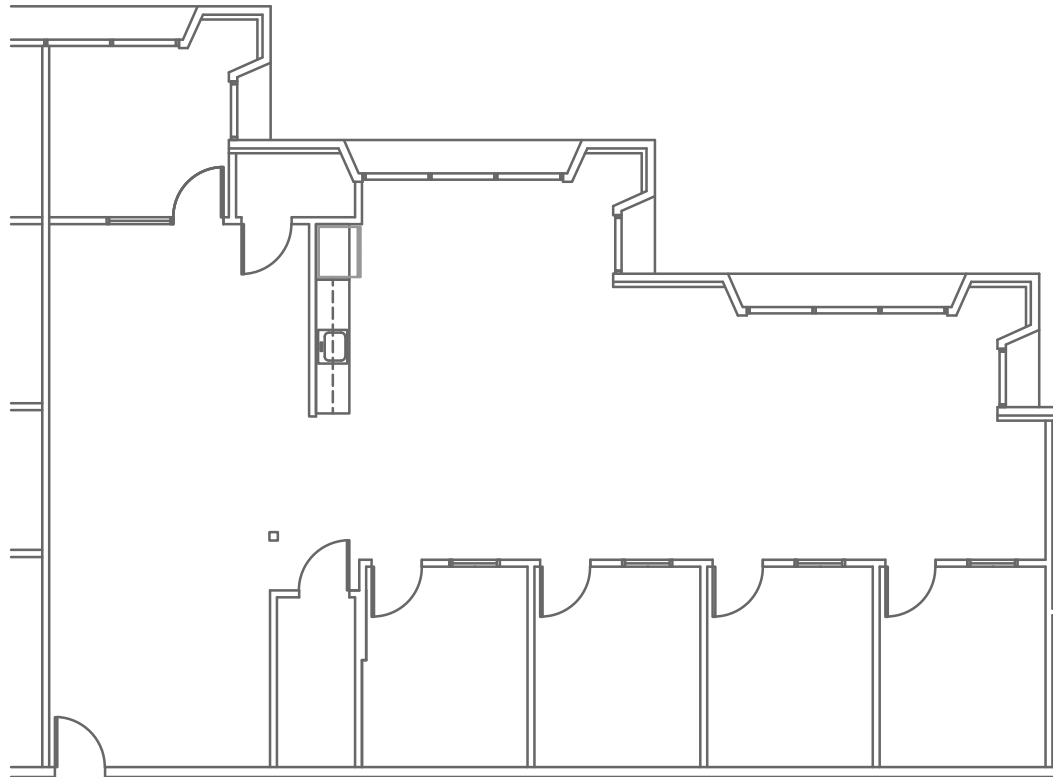
- COMMENTS**
- Reception
 - Five (5) Offices
 - Work Room
 - Storage
 - File / IT Room
 - Conference Room



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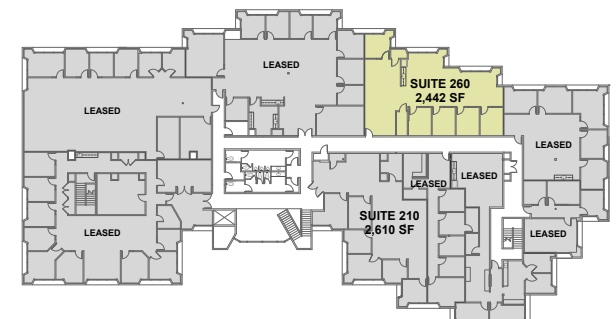
AVAILABILITY & SPACE PLAN

SECOND FLOOR

SUITE #	SIZE	RATE	AVAILABILITY
260	±2,442 RSF	\$1.75 + E&J	Now

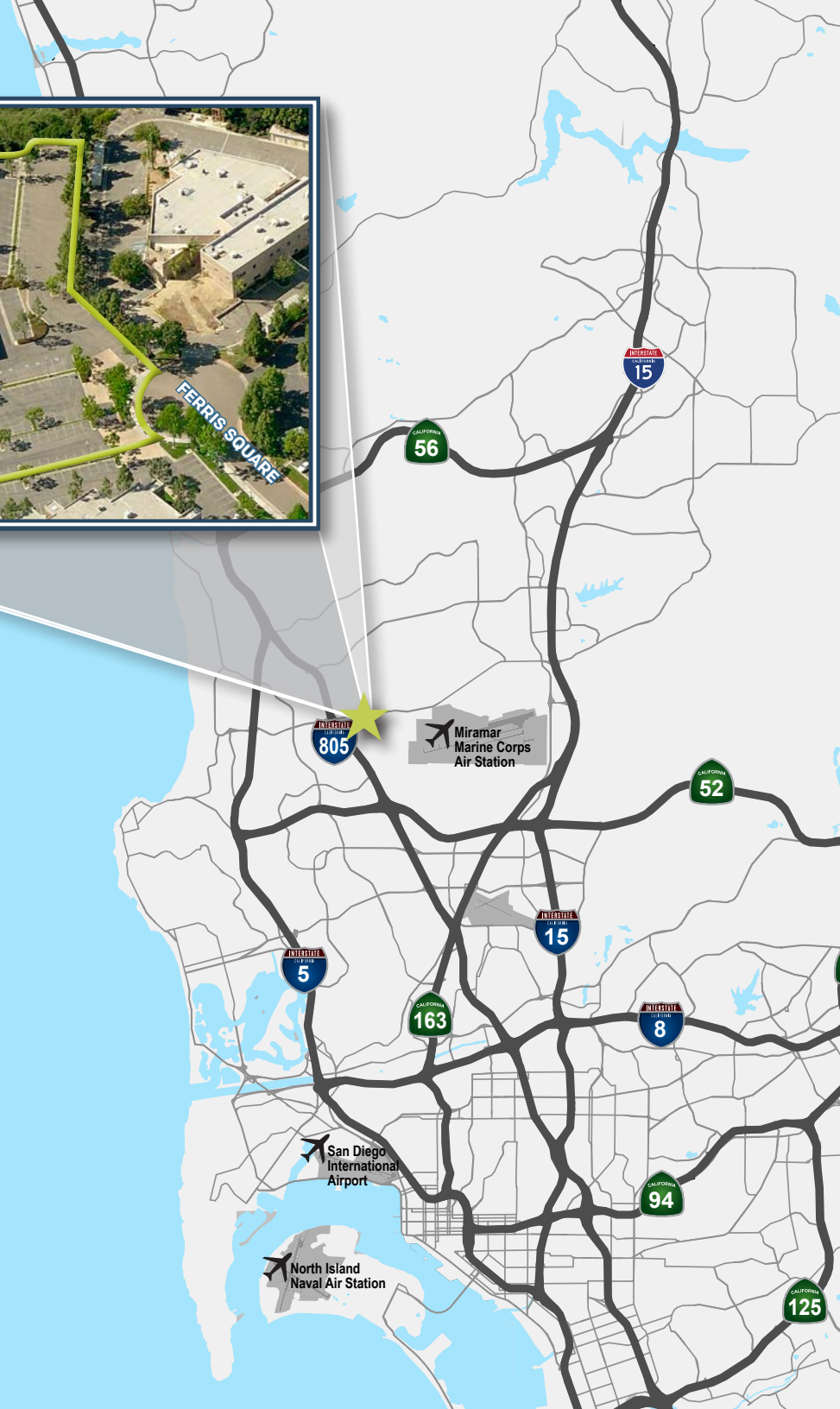
COMMENTS

- Five (5) Private Offices
- Kitchenette
- IT / Storage Room (2)
- Reception
- Open Area



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jboland@voitco.com
Lic. #00999843

4180 La Jolla Village Drive
Suite 100
La Jolla, CA 92037

858.453.0505
858.408.3976 Fax
Lic #01991785
www.voidco.com

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