

INDUSTRIAL AND FLEX SUITES FOR LEASE IN SORRENTO MESA

9865 & 9885 MESA RIM ROAD

SAN DIEGO, CALIFORNIA 92121



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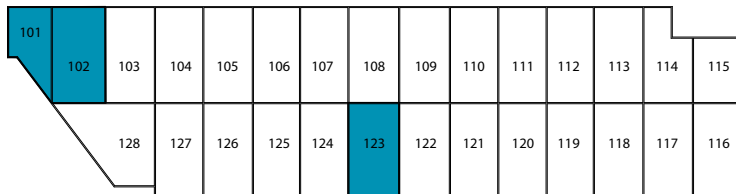
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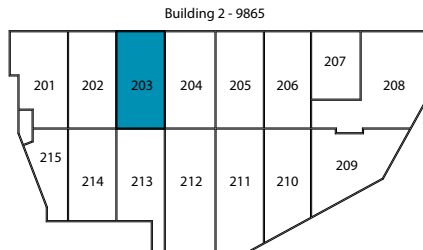
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PROPERTY HIGHLIGHTS

- Office, Flex, Industrial Suites
- Located in Sorrento Mesa
- Easy access to I-805 via Mira Mesa Blvd



Building 1 - 9885



Building 2 - 9865

AVAILABILITY

ADDRESS	SF	RENT	COMMENTS
9865 Mesa Rim Rd, Suite 203	1,366	\$1.80 IG	Reception/open office, 1 restroom , balance warehouse. 1 GL loading door. Available 9/1/2026.
9885 Mesa Rim Rd, Suite 101/102	1,966	\$1.80 IG	100% HVAC. Built out as office/flex space, lab space, and fume hood. 1 GL loading door. Available Now.
9885 Mesa Rim Rd, Suite 123	1,128	\$2.05 IG	Reception/open office, 1 restroom , balance warehouse. 1 GL loading door. Available 7/1/2026.



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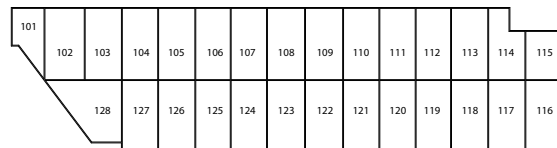
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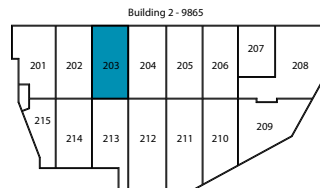
AVAILABLE SUITE

9865 Mesa Rim Rd, Suite 203

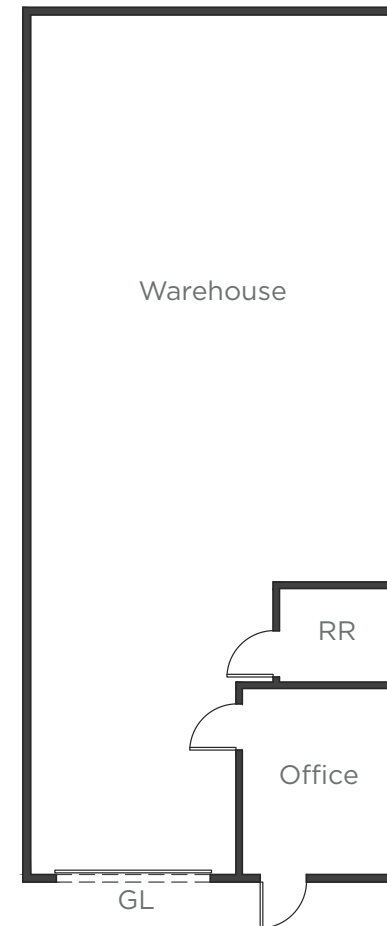
- Approx. 1,366 SF Available for lease
- Reception/open office, 1 restroom, balance warehouse
- 1 GL loading door
- Available 9/1/2026
- LEASE RATE: \$1.80/SF/Month, Industrial Gross



Building 1 - 9885



Building 2 - 9865



*FLOOR PLAN MAY NOT BE TO SCALE

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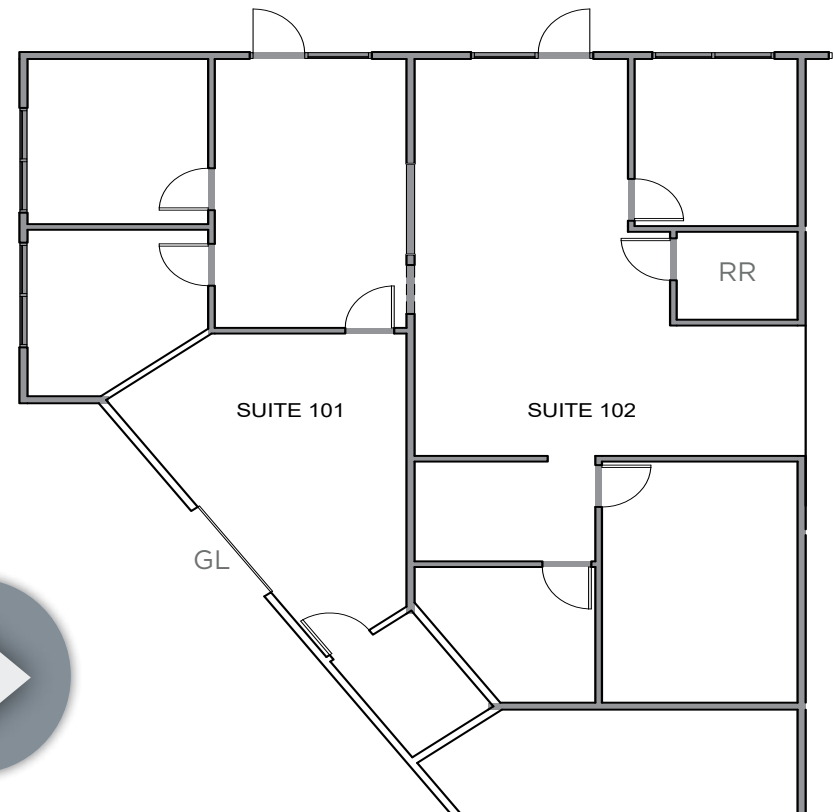
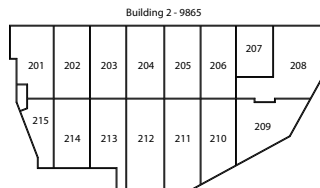
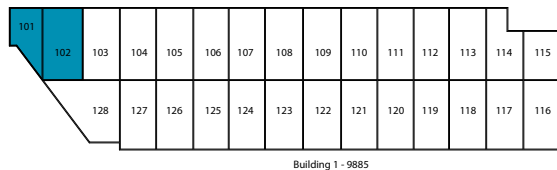
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AVAILABLE SUITE

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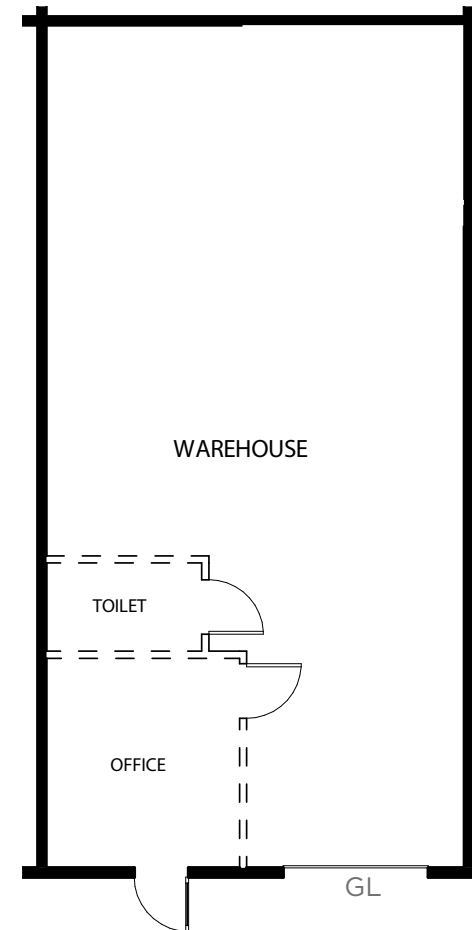
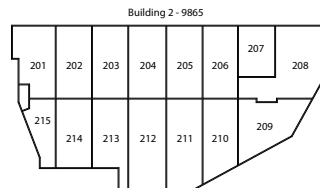
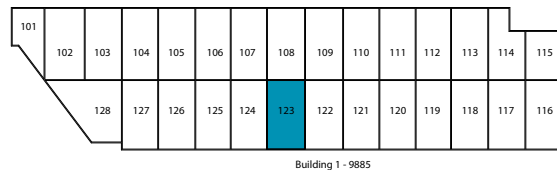
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AVAILABLE SUITE

9885 Mesa Rim Rd, Suite 123

- Approx. 1,128 SF Available for lease
- Reception/open office, 1 restroom, balance warehouse
- 1 GL loading door
- Available 7/1/2026
- LEASE RATE: \$2.05/SF/Month, Industrial Gross



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