



**FOR LEASE**

**11413  
W Bernardo Court  
San Diego, CA 92127**

**New Year  
Promotional Rate**

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# Property Details

Lease Rate	\$1.75/SF + Electric (\$2,975/month + E) *Promotional Rate
First Floor	±1,700 rentable SF including 1,350 SF of dedicated space and approximately 50% usage of shared common area, including large conference room
Electric	Approx. \$400/month

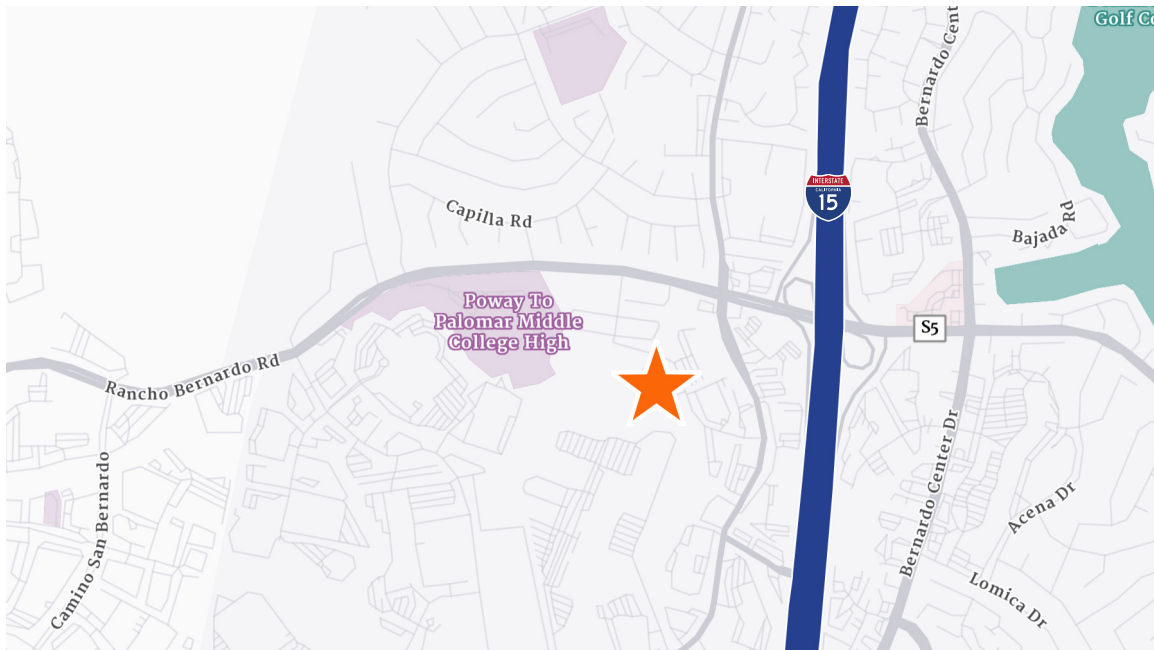
## New Year Promotional Rate

Year 1: \$1.75/SF (\$2,975.00) + E

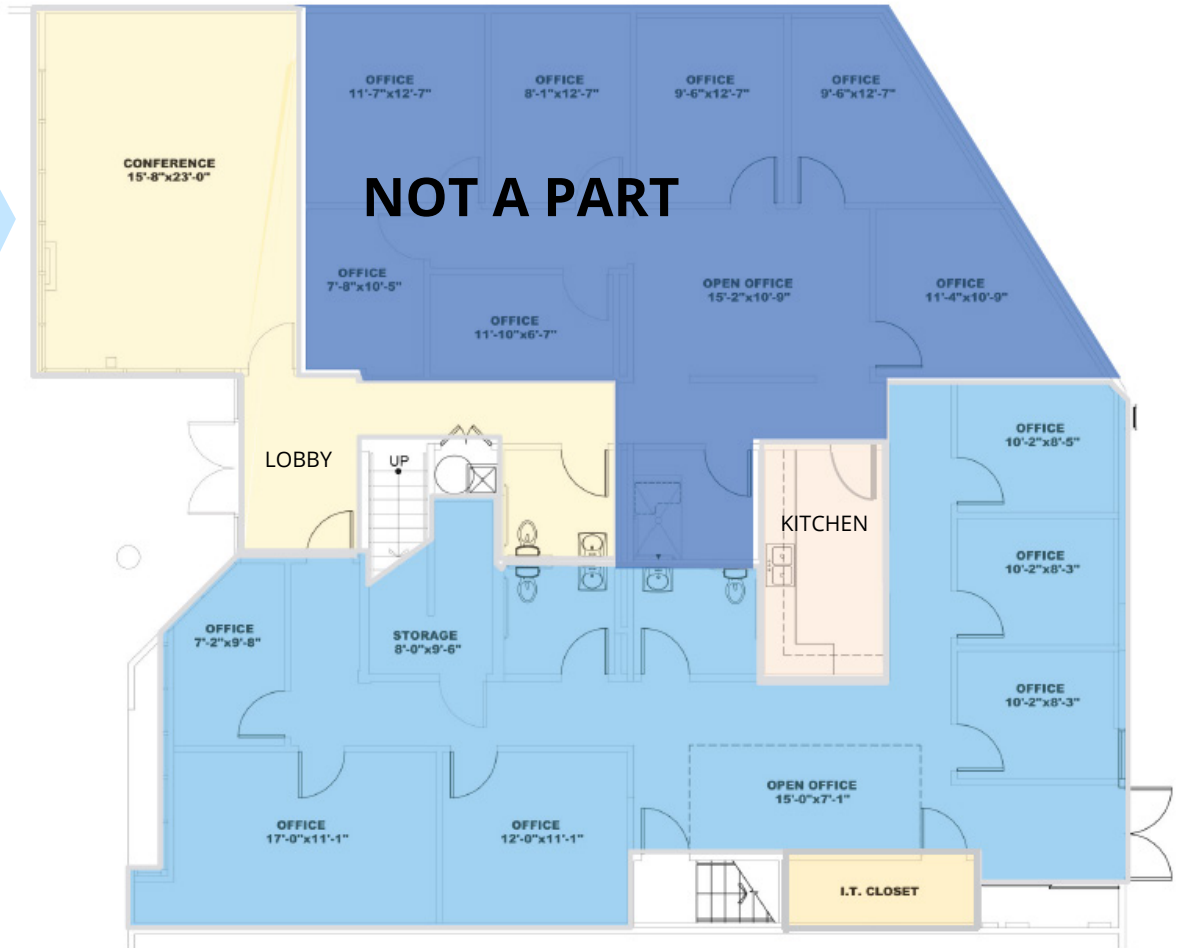
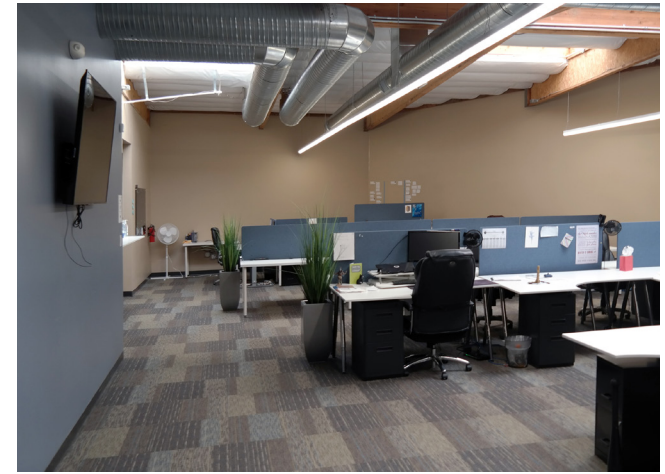
Year 2: \$1.85/SF (\$3,145.00) + E

Year 3: \$1.95/SF (\$3,315.00) + E

\*Minimum 3-year lease term and limited improvements



# Floor Plan



Double-Door Access

- Shared Common Area
- Expansion
- Dedicated Area
- Shared Kitchen

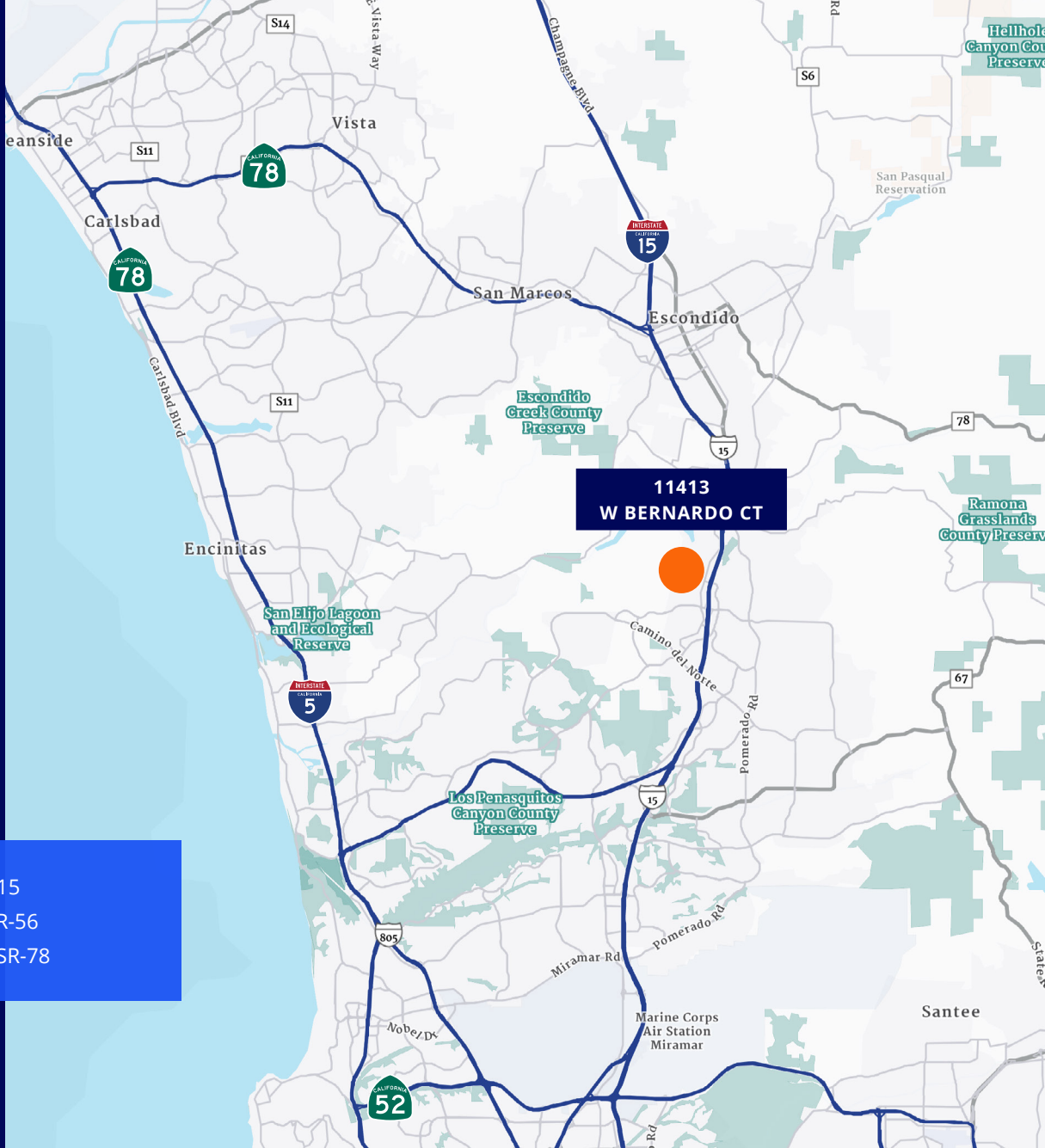


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**CONTACT US**

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2 Minutes to I-15  
8 Minutes to SR-56  
15 Minutes to SR-78



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