



MESA DE ORO BUSINESS PARK

WAREHOUSE/DISTRIBUTION & MANUFACTURING USE SUITES AVAILABLE FOR LEASE

Convenient access to CA-905, CA-125, & I-805

Shared dockwell

Grade-level loading door(s)

Skylights & fire sprinklers

120/208 volts, 3-phase power

Lease Rate: \$1.10- \$1.65 + \$0.17 CAM

CURRENT AVAILABILITIES

Address	Suite No.	Suite Size	Lease Rate	Notes	Date Available
6930 Camino Maquiladora	G/H	± 8,609 SF	\$1.10/SF + \$0.17 CAM	3 Grade Level Doors, Shared Dockwell	Now
6940 Camino Maquiladora	D	± 1,990 SF	\$1.65/SF + \$0.17 CAM	1 Grade Level Door, Shared Dockwell	9/1/2026

For more leasing information contact

BRYAN TEEL

858.369.3074

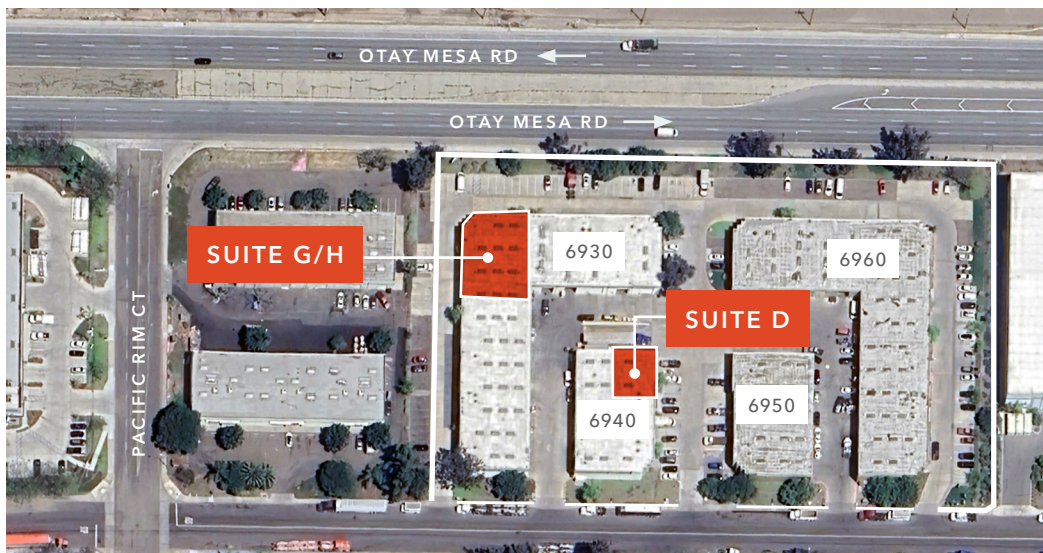
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LIC N° 01464788

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MESA DE ORO BUSINESS PARK



LOADING

GRADE-LEVEL DOORS
& SHARED DOCKWELL

18'

CLEAR HEIGHT

USES

WAREHOUSE DISTRIBUTION
& MANUFACTURING



SD INTERNATIONAL

SAN DIEGO

Coronado

National City

CHULA VISTA

SUBJECT
PROPERTY

OTAY
MESA

Imperial Beach

Pacific Ocean

La Presa

Sweetwater
Reservoir

Lemon
Grove

Lower
Otay
Lake

DRIVING HIGHLIGHTS

±3.3 miles to CA-905

±5.2 miles to San Ysidro

±19.0 miles to
Downtown San Diego

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