

AVAILABLE FOR SUBLEASE ±18,800 SF INDUSTRIAL SUITE



** Image has been digitally modified by artificial intelligence (AI). The depiction is for visualization purposes only and may not reflect actual property conditions. Original image available upon request.*

7949

STROMESA COURT
SUITES C-R

SAN DIEGO, CA 92126

MIRAMAR SUBMARKET

Voit

REAL ESTATE SERVICES

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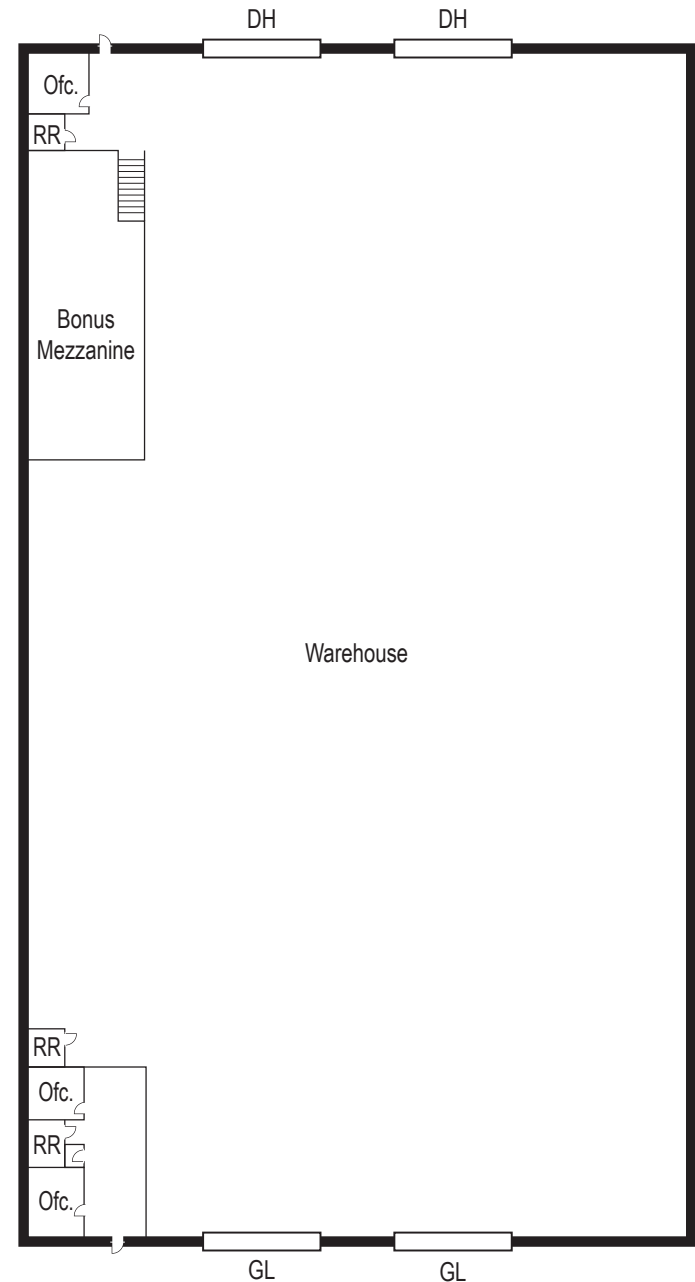
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SUITE FEATURES

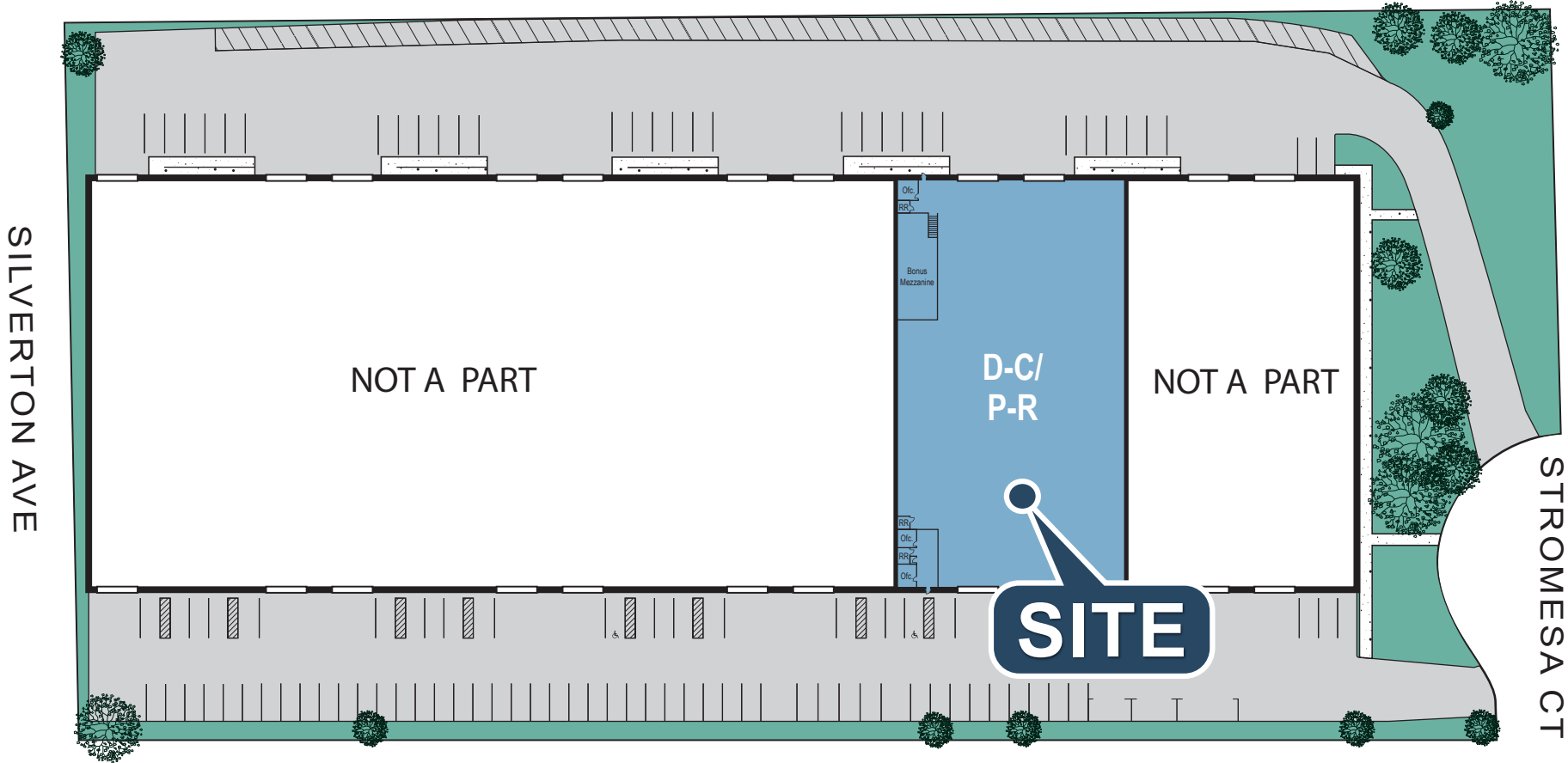
- » ±18,800 SF Industrial Suite Available For Sublease
- » 5% Office / 95% Warehouse
- » 22' Clear Height
- » 4,000 SF of Free Bonus Mezzanine (Metal)
- » 2 Grade Level Doors
- » 2 Dock High Doors
- » Heavy Power
- » Fully Sprinklered
- » 3.17/1,000 Parking Ratio
- » Skylights
- » Central Miramar Location
- » Convenient Truck Access
- » Sublease expires 12/31/2027
- » Available Immediately

**NEW PRICE
REDUCTION!**

LEASE RATE: ~~\$1.09 NNN~~ \$0.99/SF



SITE PLAN





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