

2221 Las Palmas Drive Suite J, Carlsbad

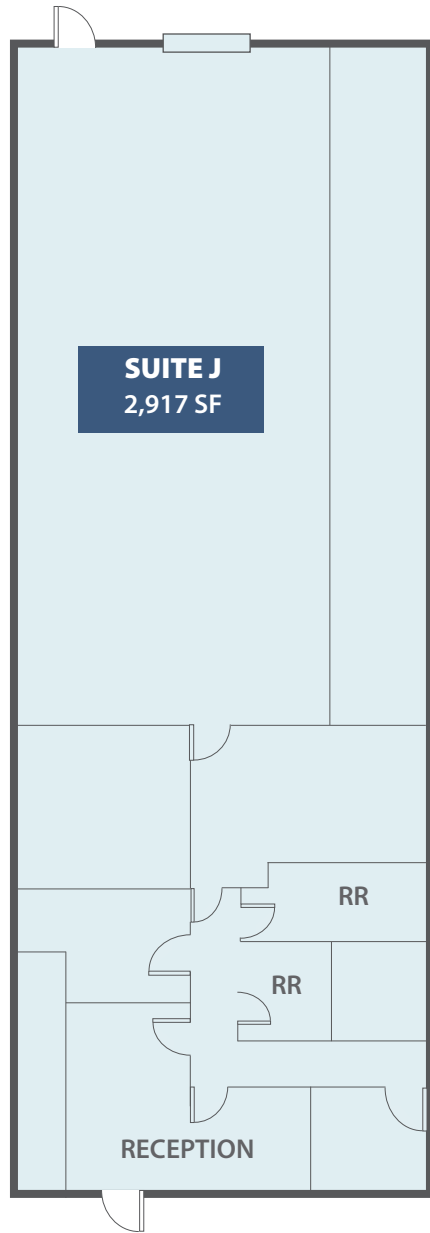
2,917 SF OFFICE/WAREHOUSE
SPACE AVAILABLE FOR SUBLEASE



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AVAILABILITY OVERVIEW

Available within 30 days

Sublease Term: thru April 30, 2028

Lease Rate: \$1.25/SF Mod Gross

PROPERTY OVERVIEW

2,917 SF Industrial Condo

Corner unit with Reception, 5 Offices, Conference Room

40% Office Space - Approximately 1166.8 SF

60% Warehouse Space - Approximately 1750.2 SF

One grade level roll up door 10'x12'

Gas to building

Drive Around Access

Professionally Managed Association

Floorplan drawing not to scale

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