

±8,396 SF FLEX / INDUSTRIAL BUILDING

3282 GREY HAWK COURT, CARLSBAD, CA 92010



3282

BRIAN MULVANEY, CCIM, SIOR
Senior Vice President, Partner | Lic. #00938944
858.458.3372 | bmulvaney@voitco.com

JEFF CHASAN, SIOR, MBA
Senior Vice President, Partner | Lic. #01067885
858.458.3311 | jchasan@voitco.com

Voit
REAL ESTATE SERVICES

MULVANEY
COMMERCIAL
ADVISORS

SIOR

CCIM

EXECUTIVE SUMMARY

SALE PRICE: \$3,190,000 (\$379.94/SF)



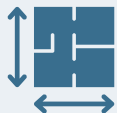
Voit Real Estate Services is pleased to present the opportunity to acquire a rare, high-quality flex / industrial building within the Grey Hawk Business Center. The property is located at 3282 Grey Hawk Court, Carlsbad, CA 92010.

With a total of approximately 8,396 square feet, the building features a blend of modern office, training, and warehouse space ideally suited for a wide range of owner-user businesses. Constructed in 2008 and in excellent condition, it offers high-image finishes, 20'7" clear height, grade-level loading, and a strategic position in the project in Carlsbad's sought-after 92010 submarket.

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±8,396 SF
BUILDING SIZE



±0.19 AC
LOT SIZE



2.77/1,000 SF
PARKING RATIO



Yes
SPRINKLERS



1 + Mezzanine
STORIES

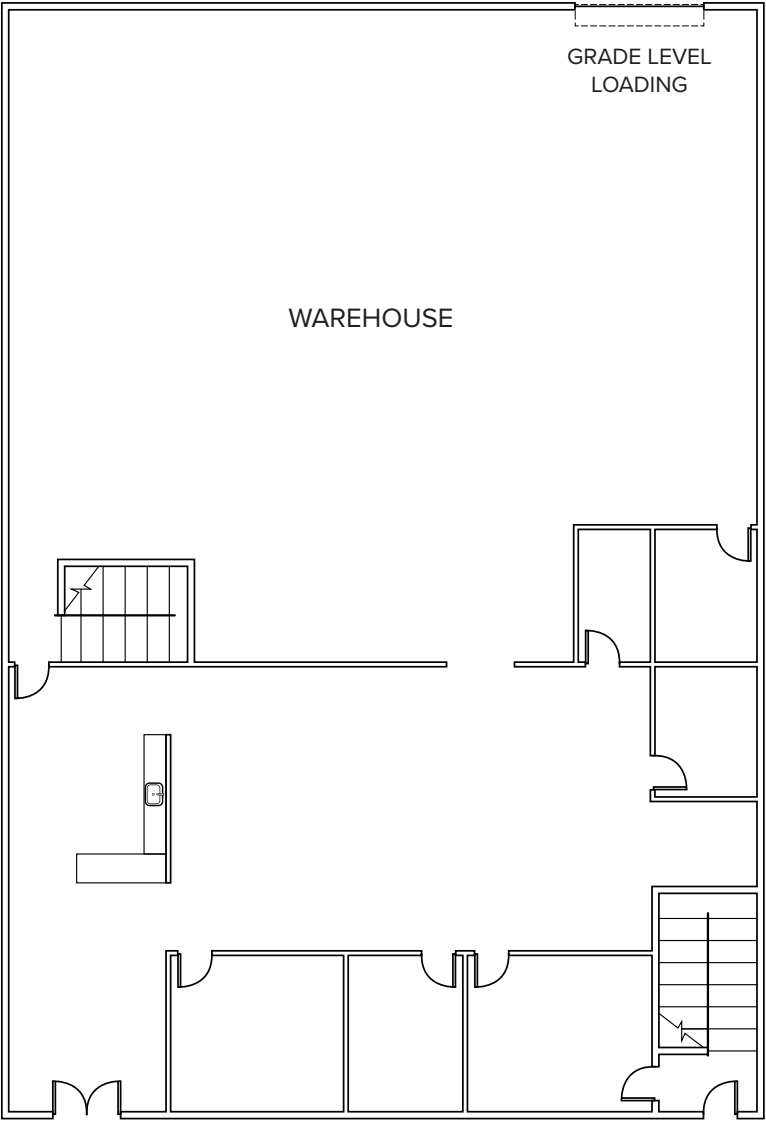


2008
YEAR BUILT

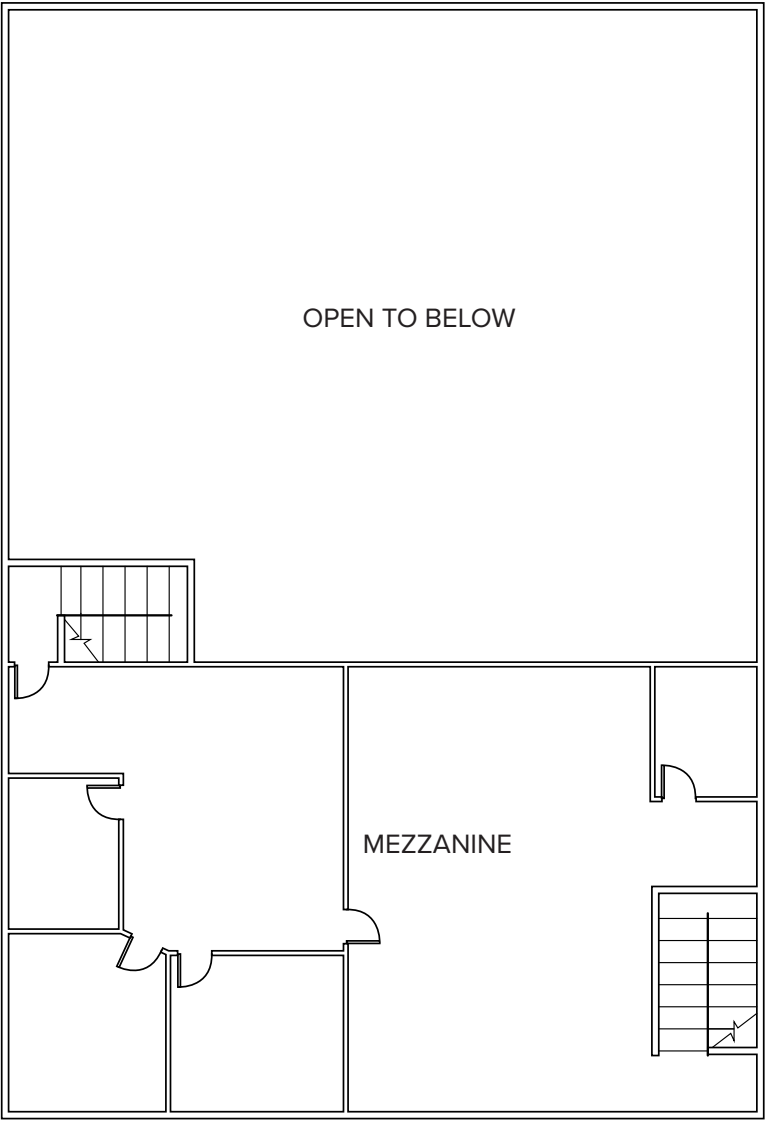


P-M
ZONING

FLOOR PLANS



FIRST FLOOR



SECOND FLOOR

EXTERIOR PHOTOS



INTERIOR PHOTOS



AMENITIES MAP





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9530 Towne Centr Drive, Suite 100, San Diego, CA 92121 | 858.453.0505 | Lic #01991785 | www.voitco.com

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