

940 W 19<sup>th</sup> St & Hatfield Ave  
National City, CA



**For Lease**  
±48,405 SF Industrial Facility Available

OXFORD

Colliers

# Property Overview

## Highlights

Building Size

**106,000 SF**

Available Premises

**±48,405 SF**

Availability Date

**January 2027**

## Premises specifications

Warehouse Area

**±48,405 SF**

Grade Doors

**Five (5)**

Office Space

**±3,000 SF**

Clear Height

**20'**

Loading Doors

**Two (2)**

Parking

**Fenced/Secured**

Power

**800A, 480/277V**

OpEx

**\$0.47 PSF**

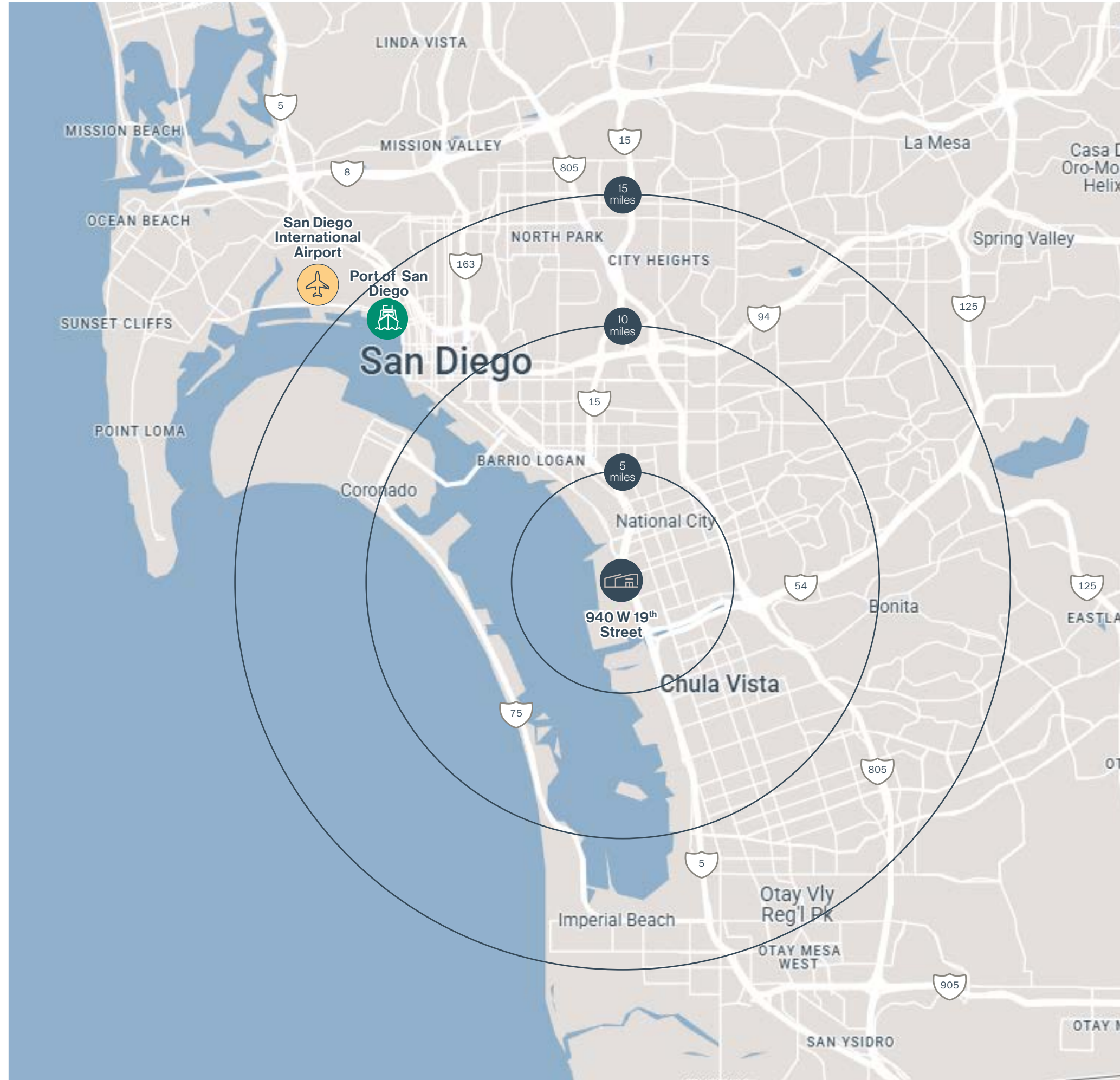
## The Property

±48,405 SF freestanding industrial facility located within a multi-tenant industrial park in National City. The property offers immediate access to I-5, I-805, and SR-54, and is positioned near major employers including the Navy, NASSCO, and BAE Systems. Located within a HUBZone, the site may qualify for federal incentive programs.

Property features include a corner lot location, fenced secured yard and a professional image. Conveniently located near the 32nd Street Naval Repair Facilities, Deep Water Port, and approximately five minutes south of Downtown San Diego. Available for occupancy January 1, 2027.



# Location



## Public Transportation

### Airports





San Diego International Airport  
5.2 mi (12 min)

Los Angeles International Airport  
129.0 mi (113 min)

### Freight Ports

Port of San Diego

### Truck Routes

-  Highway 805
-  Highway 5
-  Highway 8
-  Highway 15



## A growing, evolving Industrial portfolio

We are investing, building and buying the physical infrastructure to deliver solutions to serve the global supply chain.

Our global industrial and logistics portfolio includes high-quality warehouse, manufacturing, and distribution facilities with a robust global development pipeline. We are committed to elevating expectations of the sector, delivering sustainable, high-functioning, and flexible spaces. We continually strive to do better - finding ways to meaningfully adapt and future-proof our assets. Our state-of-the-art properties are located in major consumption and critical supply chain nodes across North America, Europe and Asia Pacific.

**98.4 M**  
SF Global Portfolio

**\$24.5B**  
AUM

**14.1M**  
SF under development

## About Oxford Properties

We are a leading global real estate investor, developer, and manager. Our global portfolio includes office, life sciences, industrial, retail, multifamily, hotels & alternatives and credit assets on four continents.

Our competitive advantage lies in our end-to-end- capabilities, powered by combining global knowledge with local trends and experience. Generating meaningful returns for our stakeholders. Strengthening economies and communities through real estate.

## Connect with us

For more information on this property, contact:

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