



ELEMENT UTC
UC San Diego Innovation Hub

For Lease

8899 University Center Lane

2,038 SF Available

Class A Medical Office





- Ground floor suite available
- Abundant natural light with floor-to-ceiling windows
- Visibility from Interstate 5
- Excellent accessibility in UTC via La Jolla Village Drive, Nobel Drive, Interstate 5 and the newly built trolley station
- Close proximity to UCSD and Scripps hospital campuses and Westfield UTC regional mall
- Brand new on-site coffee cart
- Walkable distance to restaurants, Whole Foods & Trader Joe's
- Covered parking (4.0/1,000 SF)

Central San Diego Demographics

211,685
Population

-0.01%
Projected Population Growth

36.4
Average Age

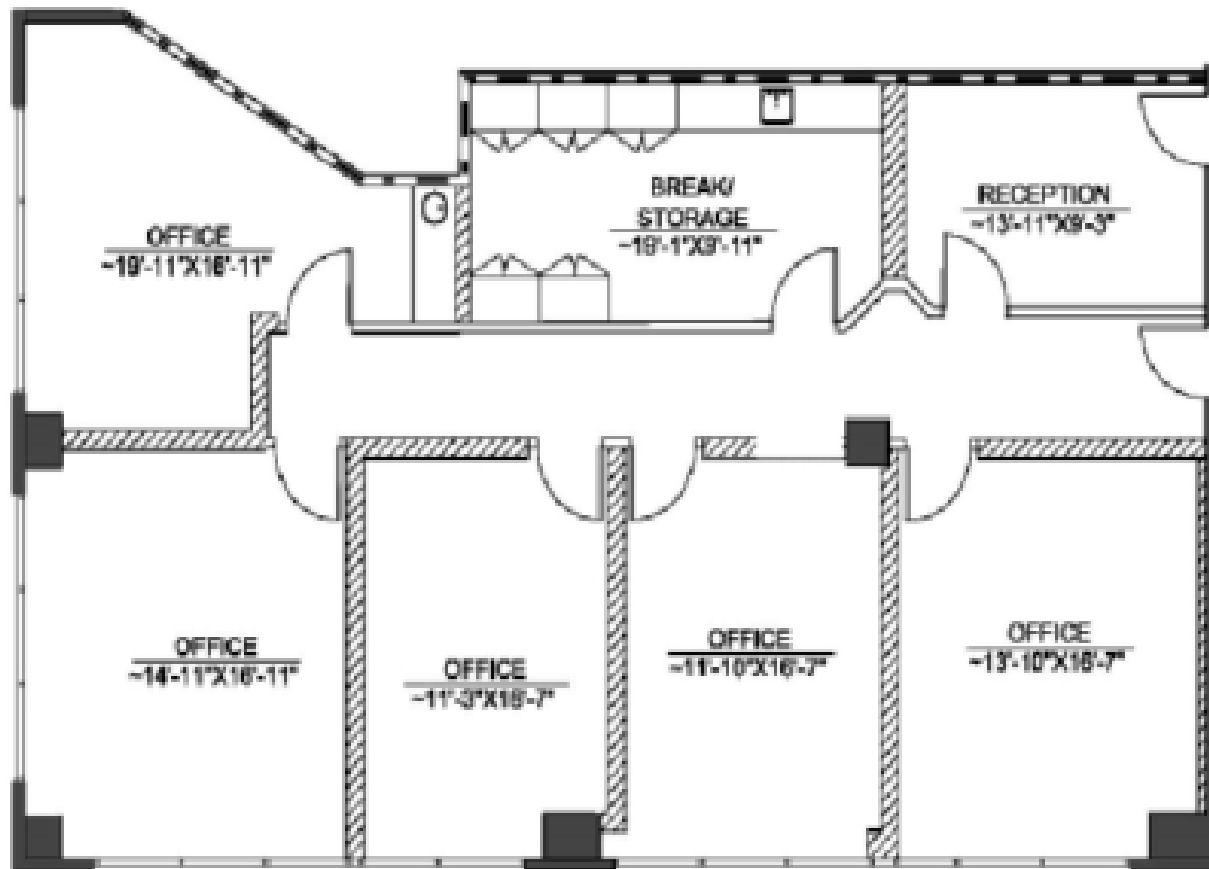
\$130,507
Median Household Income



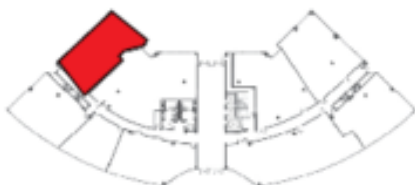
8899 University Center Lane

Suite 170 - 2,038 RSF

Built-out Psychiatry Office



First Floor Locator Map



Kelly Moriarty
RE License #01963162
+1 858 410 6359
kelly.moriarty@jll.com

Jess Gianulias
RE License #02091715
+1 858 352 2906
jess.gianulias@jll.com



ELEMENT UTC
UC San Diego Innovation Hub

Kelly Moriarty
RE License #01963162
+1 858 410 6359
kelly.moriarty@jll.com

Jess Gianulias
RE License #02091715
+1 858 352 2906
jess.gianulias@jll.com

jll.com

License #01856260