

For Lease: Multi-Tenant Office & Industrial Business Center

PACIFIC POINT BUSINESS CENTER

5825–5875 Avenida Encinas | Carlsbad, CA 92008



PROPERTY HIGHLIGHTS

- Small office and flex suites available
- Prominent building location
- Highly visible location just west of Interstate 5 with easy access from both Palomar Airport Road and Cannon Road
- Professionally managed & maintained business park
- Walking distance to restaurants

For more information, please contact:

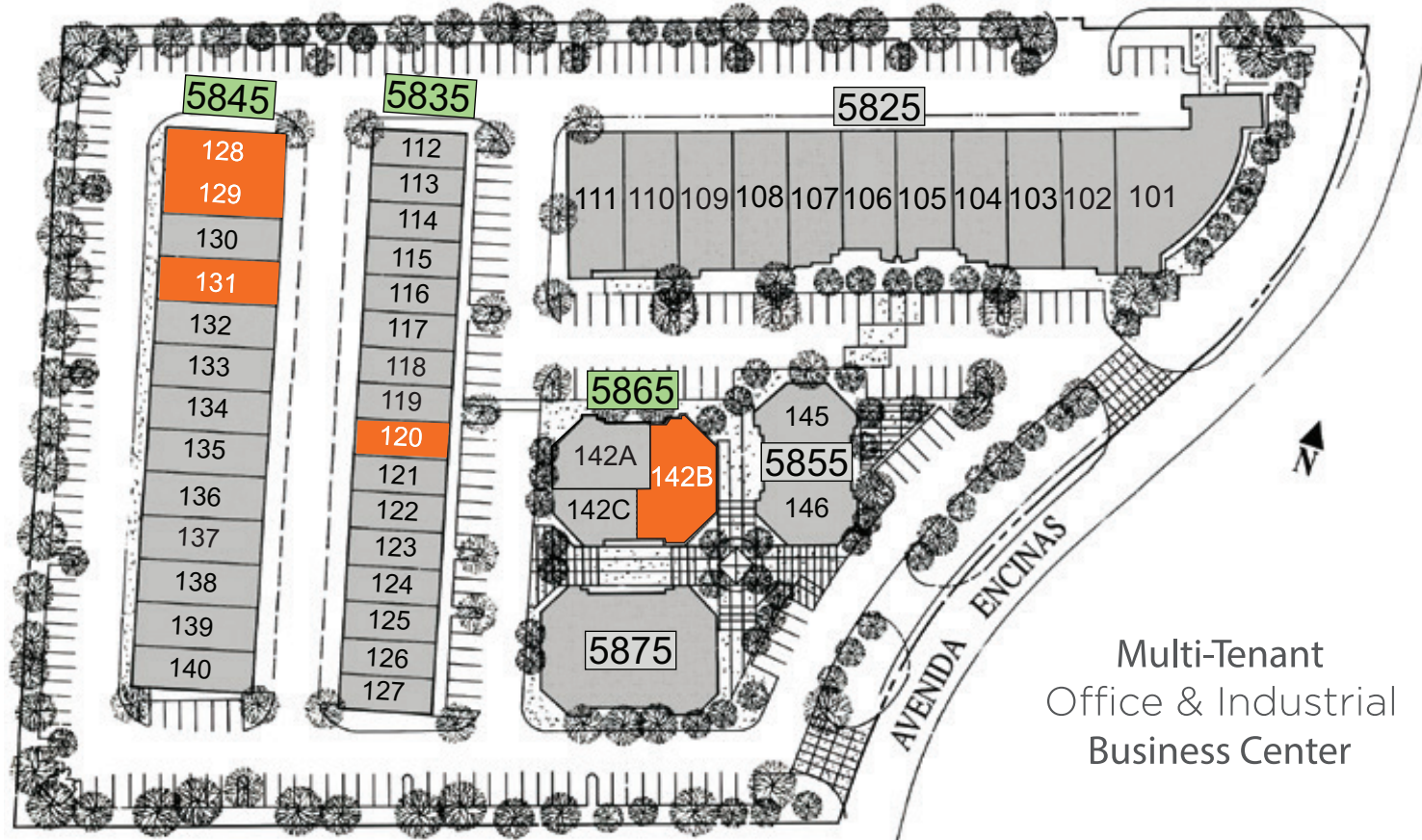
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SITE PLAN

Available Units



Multi-Tenant
Office & Industrial
Business Center

Each flex unit will be charged \$0.20 per square foot per month CAM charge. Prices are subject to change without notice.

BLDG	SUITE	SF	OFFICE	RENT (PSF)	AVAILABLE
5835	120	959	90% office, reception, 1 private office, restroom, large showroom area, small warehouse	\$2.45 PSF + CAM	NOW
5845	128/129	3,192	Creative office & warehouse	\$2.25 PSF + CAM	NOW
5845	131	1,595	Reception, 3 offices, open area, restroom and warehouse	\$2.15 PSF + CAM	NOW
5865	142B	2,792	100% Office, 4 private offices, break area, open areas	\$2.45 + U	NOW

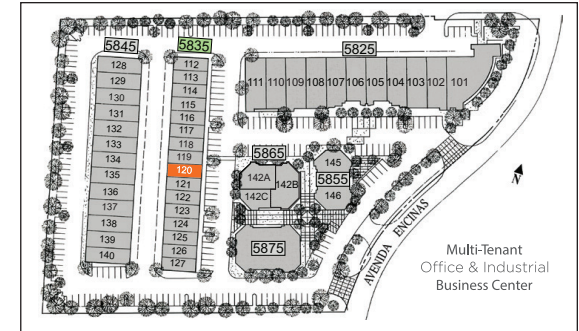
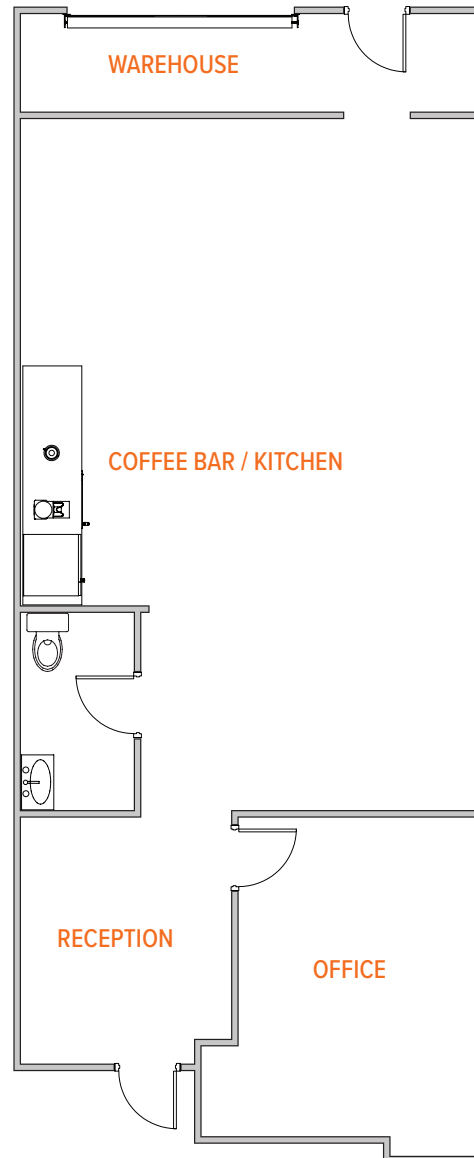
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5835 Avenida Encinas | Suite 120

Approx. 959 SF | 90% Office



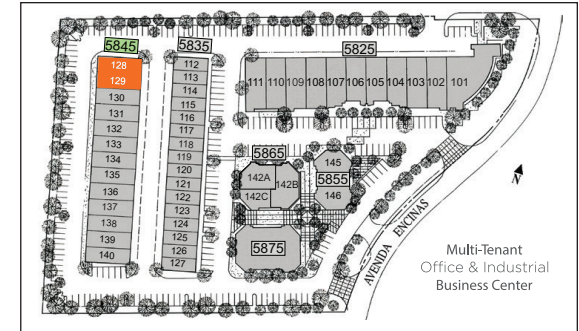
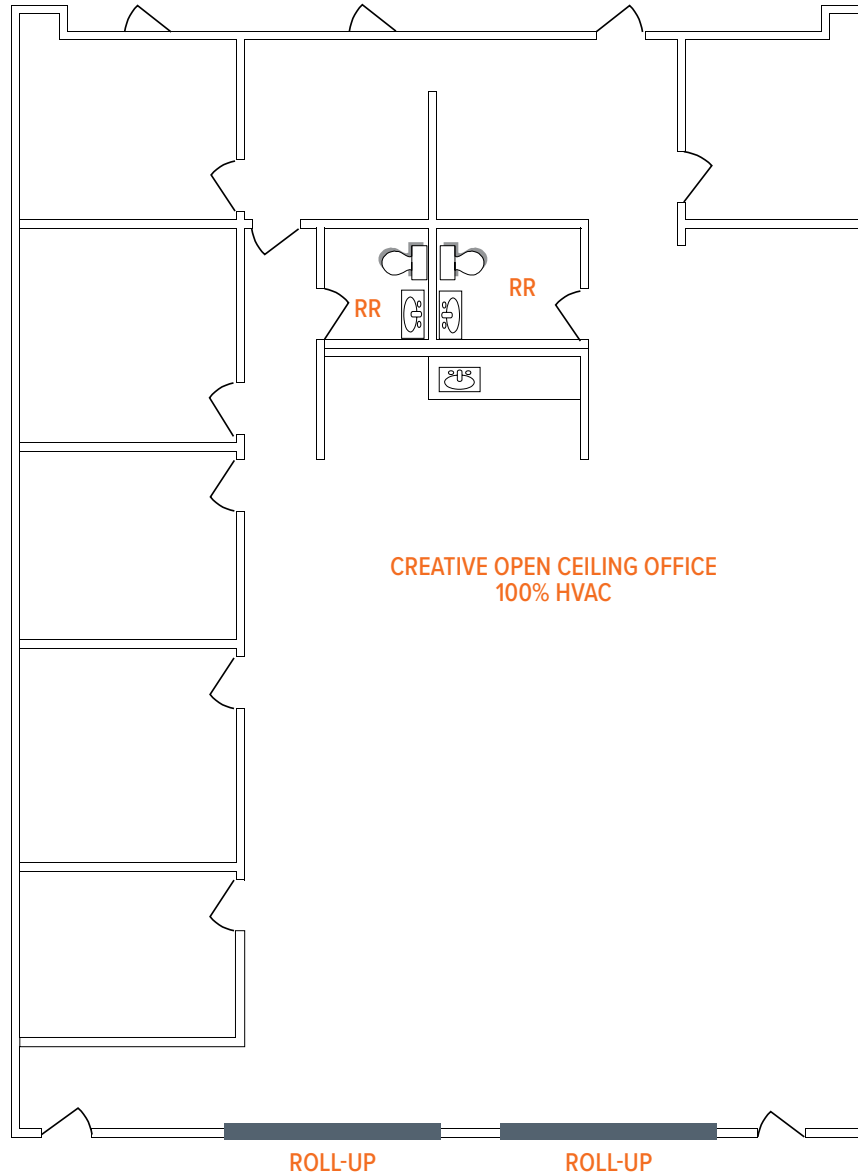
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5845 Avenida Encinas | Suite 128/129

Approx. 3,192 SF



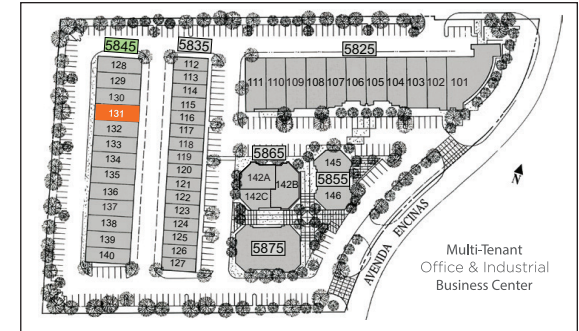
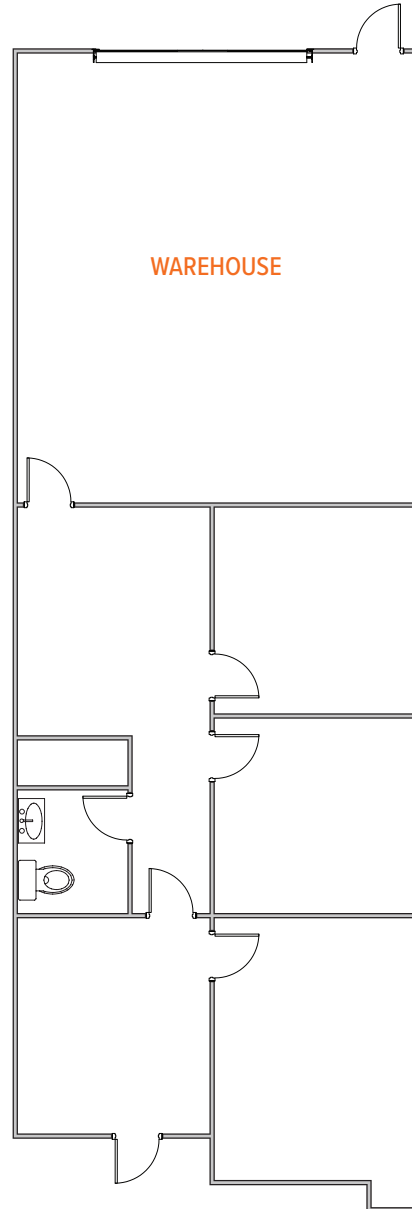
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5845 Avenida Encinas | Suite 131

Approx. 1,595 SF



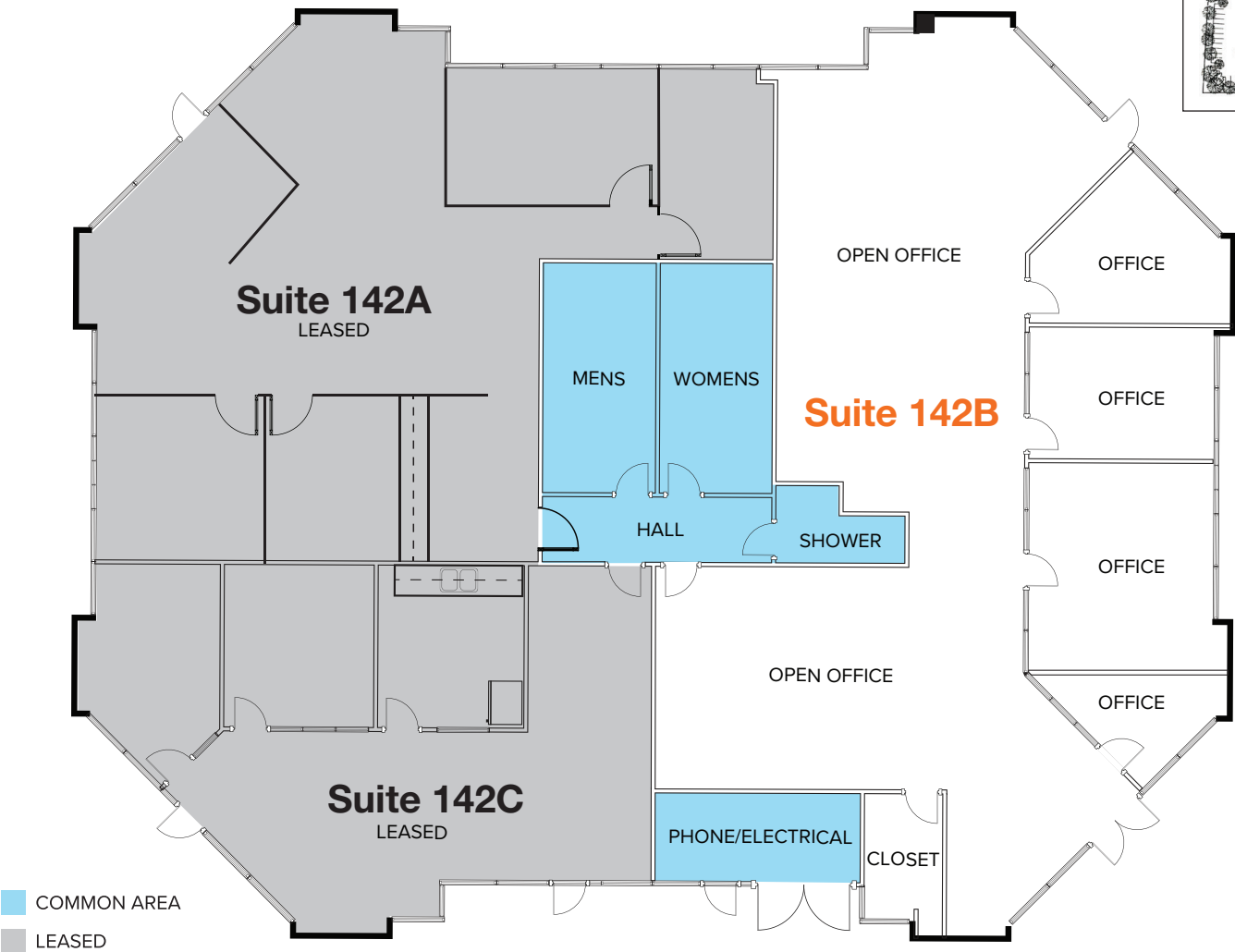
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5865 Avenida Encinas | Suite 142B

Approx. 2,792 SF



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AERIAL VIEW

