

# 3252 HOLIDAY COURT

LA JOLLA, CALIFORNIA 92037

LA JOLLA  
CORPORATE  
CENTER



OFFICE / MEDICAL FOR SUBLEASE

**GARRETT FENA, SIOR**

SENIOR VICE PRESIDENT | PARTNER • LIC #01909122

(858) 458-3318 • [gfena@voitco.com](mailto:gfena@voitco.com)

**Voit**  
REAL ESTATE SERVICES

**FENA**  
COMMERCIAL  
GROUP

# LA JOLLA CORPORATE CENTER

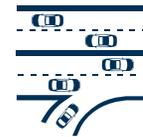
# PROJECT FEATURES



COVERED PARKING AVAILABLE (\$75/STALL)  
FREE SURFACE LEVEL PARKING



FOOD, FITNESS, HOTEL, ENTERTAINMENT  
& SHOPPING WITHIN WALKING DISTANCE



EXCELLENT VISIBILITY & FREEWAY ACCESS



TRANSIT ORIENTED WITHIN WALKING  
DISTANCE TO THE TROLLEY & BUS STOP

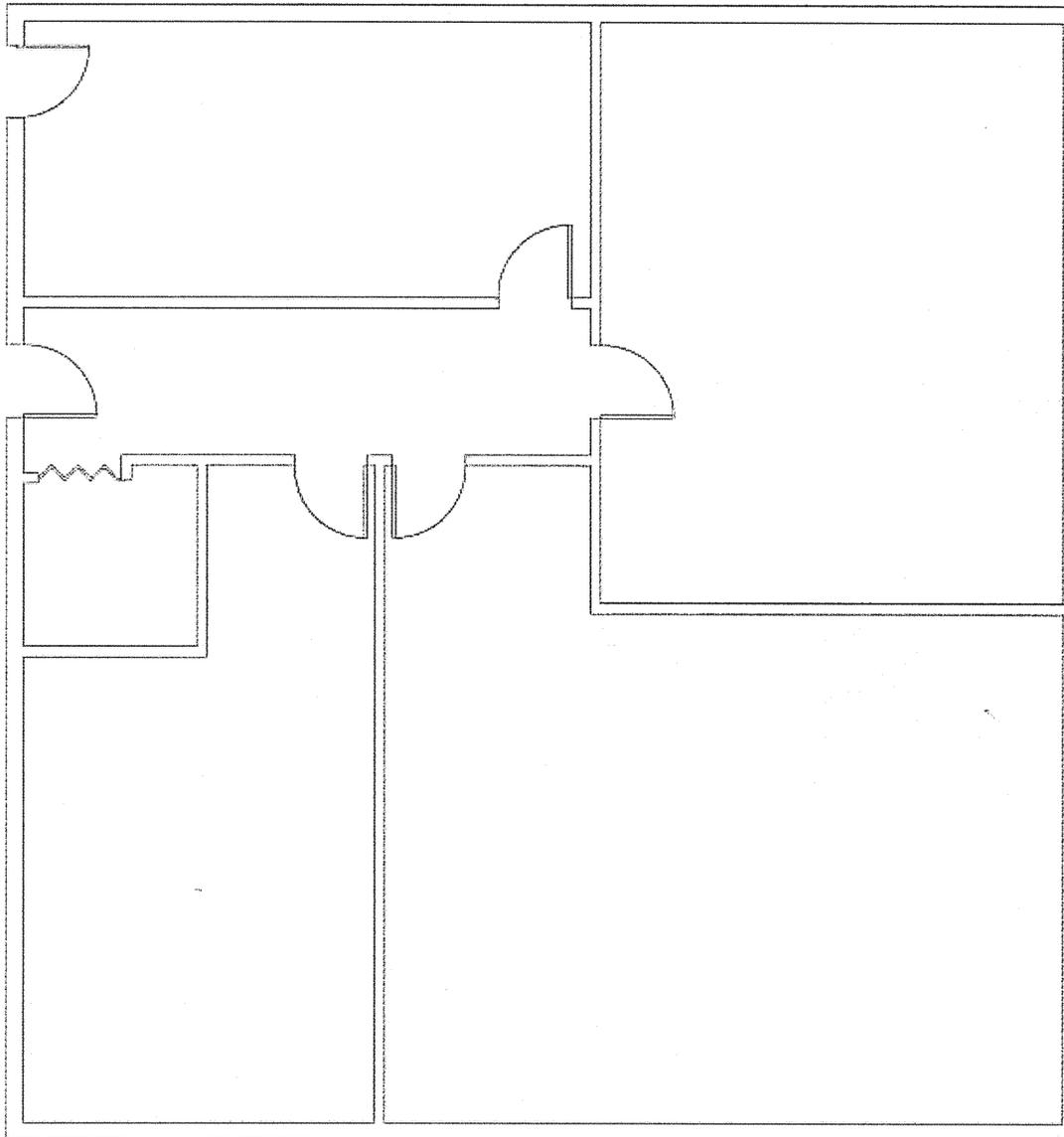


DIRECT CONNECTION TO UCSD & VA MEDICAL  
CENTER WITHIN WALKING DISTANCE

**Sublease Rate:** \$2.60 FSG/SF/MO

(Monthly rent approximately \$2,675)

Sublease Expires: August 31, 2027



**Suite 225**

- ±1,029 RSF
- Reception
- Three (3) offices
- Expires 8/31/2027
- *Available Immediately*



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