

FOR LEASE



NORTH PALISADE
PARTNERS

Colliers

±13,157 SF - ±2.35 Acres

Small Lay Down Yards | Central San Diego

9685 Via Excelencia, San Diego, CA 92126



287,000  
Vehicles Per Day



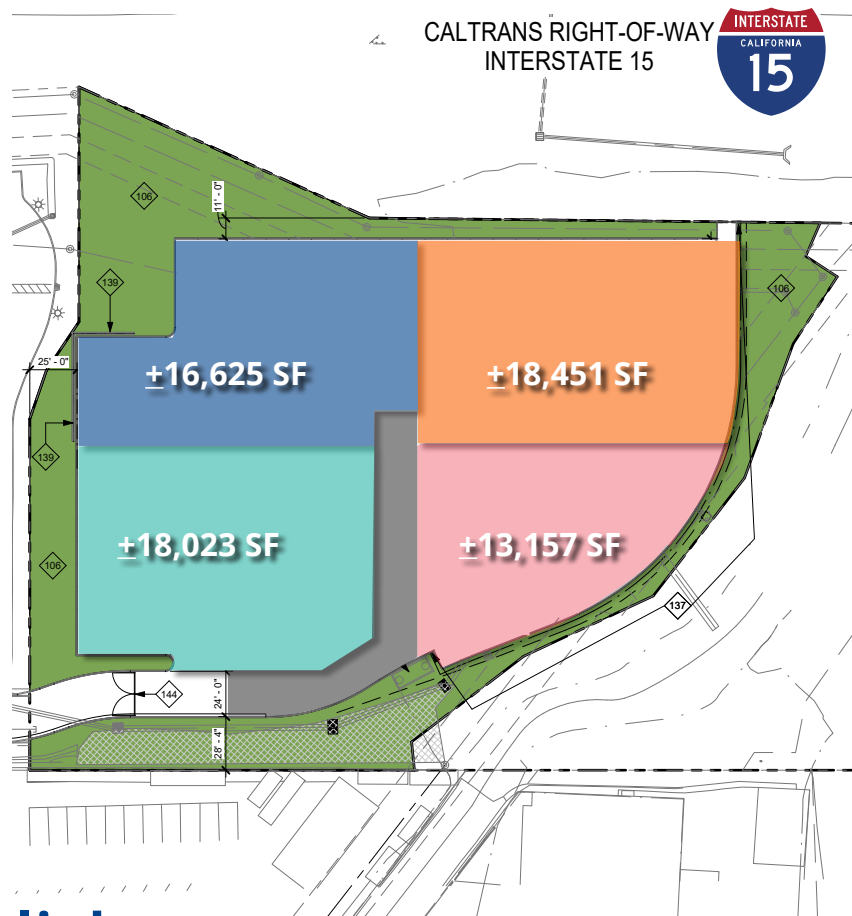
CONTACT

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Property Highlights



I-15 FRONTAGE



EASTERN MIRAMAR LOCATION



FENCED, SECURED SMALL LAY
DOWN YARDS



+13,157 SF - +2.35 ACRES



SITE EQUIPPED WITH POWER



EQUIPMENT & MATERIALS STORAGE
YARD PERMITTED



SDR-10 ZONING

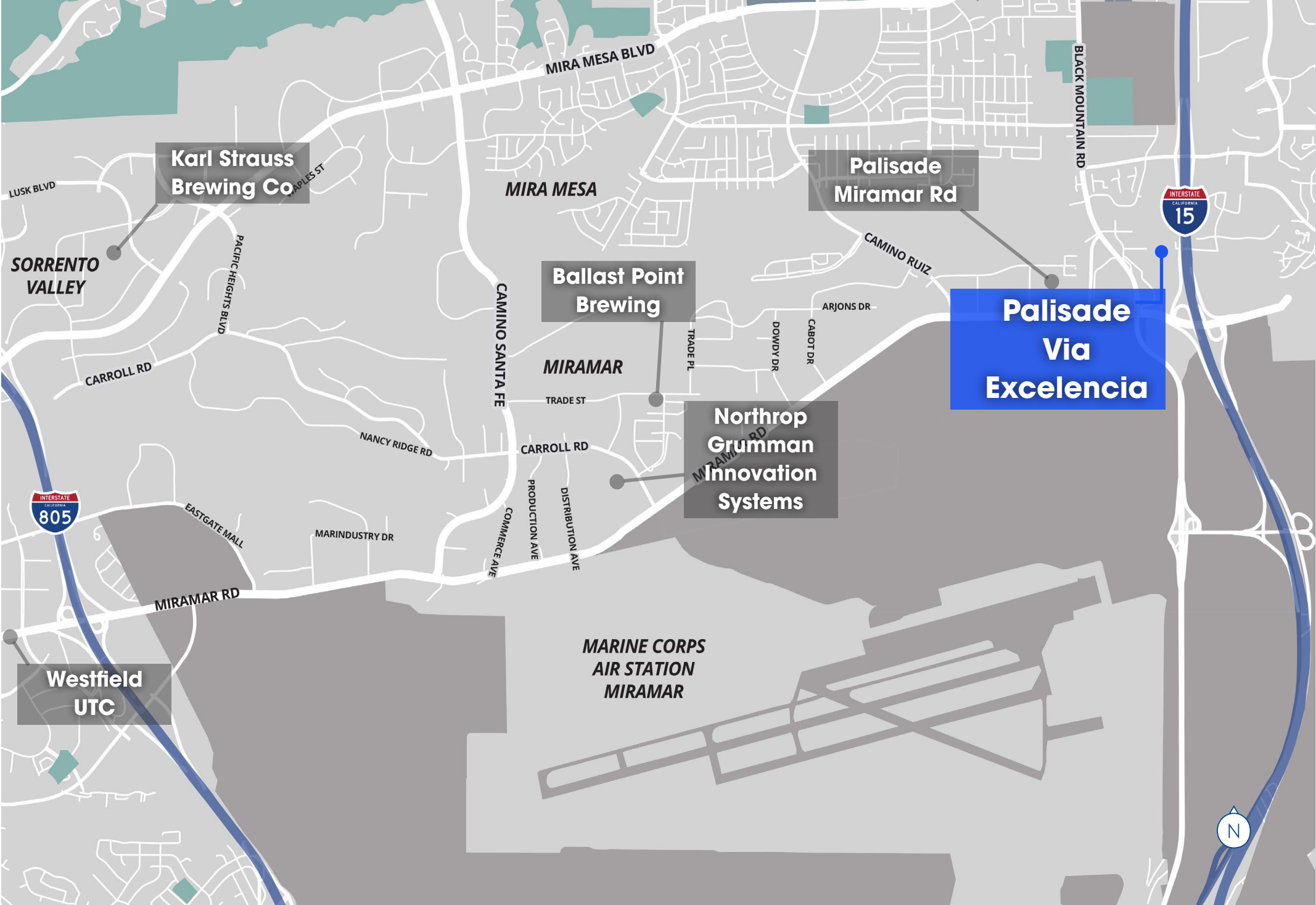
[Link to SDR-10 Zoning Page](#)






LOCATED IN THE
NEW MIRA MESA
COMMUNITY PLAN

[Link to Mira Mesa Community
Plan](#)

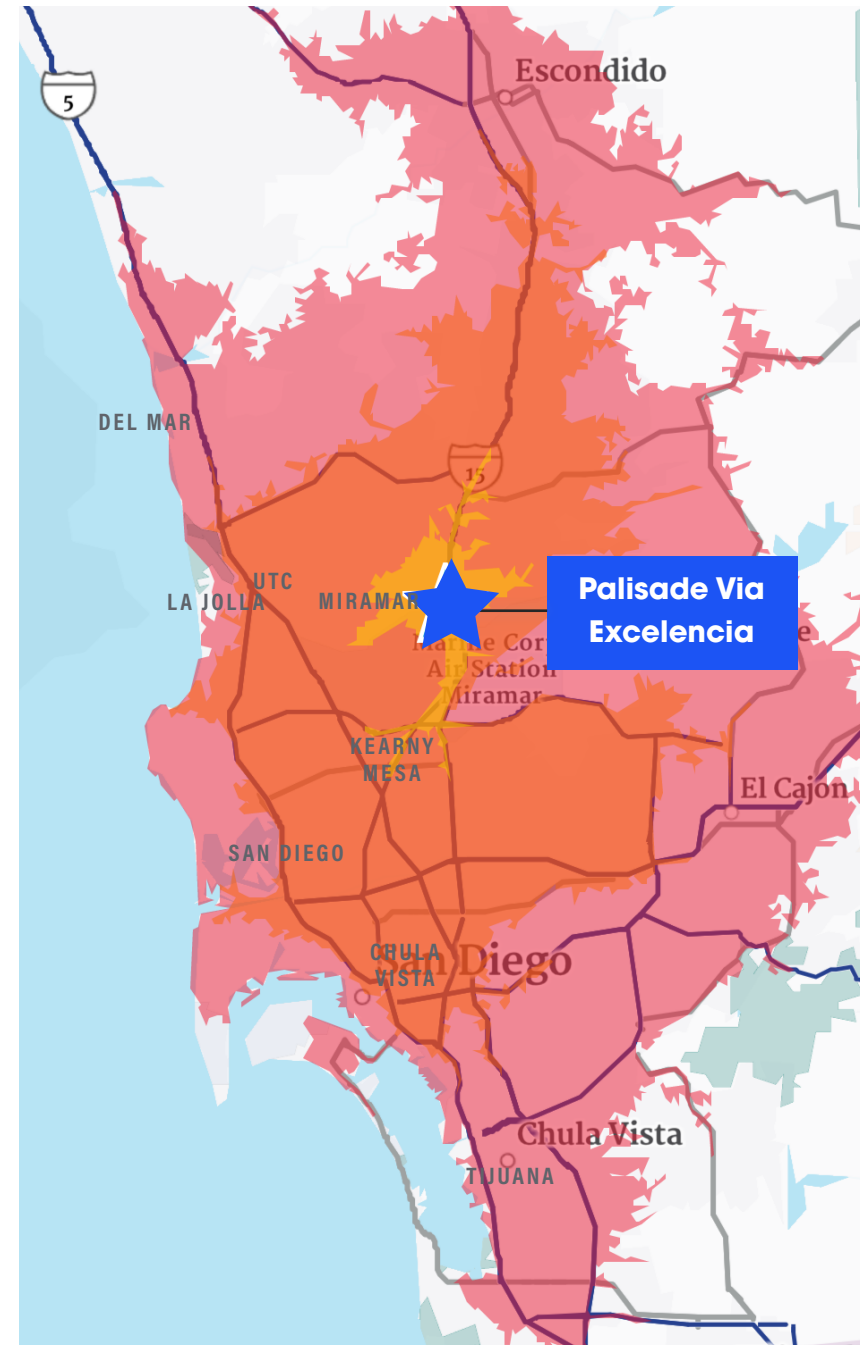
AVAILABLE IMMEDIATELY



DRIVE TIMES

Drive Times	
	10 Minutes
	20 Minutes
	30 Minutes

Minutes to Downtown San Diego	20
Minutes to Otay Mesa	30
Minutes to United States - Mexico Border	35
Minutes to Port of Long Beach	120
Minutes to Oceanside	40
Minutes to Yuma, AZ	180



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**NORTH PALISADE
PARTNERS**

Colliers



**287,000  
Vehicles Per Day**

**Also Available
±0.40 Acres**

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