



CARMEL VALLEY CENTRE I

11975

EL CAMINO REAL



REALTY  INCOME

Jones Lang LaSalle Brokerage, Inc. RE lic. #01856260

11975 EL CAMINO REAL

Carmel Valley Centre I is a 3-story Class A office building offering courtyard entrances among large palm trees with a glass and tile exterior in the highly sought after Del Mar Heights submarket of San Diego. The Building has immediate freeway access to Interstate 5 and Highway 56, within walking distance to a variety of recreational venues, hotels, restaurants and

shops. First floor suites have 12-foot ceiling heights with floor to ceiling window lines while the second and third floors offer 9 feet floor to ceiling and some operable windows. Other features include on-site security, tenant card-key access control, an overnight courier drop box and shower and locker facilities.



CLASS A

office building



BALCONIES

exclusive balconies available
with select spaces



12'

ceiling on 1st floor
9' ceiling on 2nd and 3rd floor



OPERABLE

windows



WELLNESS

showers & lockers on-site



185

parking stalls



ON-SITE SERVICES

security & property management

PROJECT HIGHLIGHTS



TROLLEY STOP

One Paseo Trolley Stop
adjacent to property



AMENITIES

Walking distance to a variety of dining
options including fast casual and fine
dining



HOTELS

Mariott, Double Tree,
Residence Inn and Hampton Inn

PROJECT PHOTOS



11975 EL CAMINO REAL | 2ND FLOOR

Suite 200 - 19,437 sf (available now)

- Furniture available
- 30 offices
- 83 cubicles
- 8 exclusive patios / balconies
- Large kitchen
- 3 conference rooms



CLICK TO TOUR SUITE 200



Leasing:



Pascal Aubry-Dumand, CCIM
+1 858 410 6379
pascal.aubrydumand@jll.com
RE Lic. #01281436

Bess Wakeman
+1 858 410 1245
bess.wakeman@jll.com
RE Lic. #01177659

FLOOR PLAN | 3RD FLOOR AVAILABILITIES

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[CLICK TO TOUR SUITE 300](#)



[CLICK TO TOUR SUITE 301](#)

Suite 300 - 9,114 sf (available now)

- 20 offices
- 2 conference rooms
- 2 kitchens
- ± 6 cubes
- IT room
- Copy room

Suite 301 - 4,983 sf (available now)

- 5 offices
- Conference rooms
- Kitchen
- IT room
- Copy room
- 2 open areas

Suites 300 & 301 combined: 14,097 sf



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AMENITIES

1. PIAZZA CARMEL - .5 miles
Vons
Wells Fargo
Postal Annex
Spices Thai Cafe
Subway
2. SHELL GAS STATION - .5 miles
3. STARBUCKS/CHIPOTLE - .5 miles
4. DOUBLETREE HOTEL - .2 miles
5. AM/PM TACO BELL
6. HAMTON INN & SUITES - .3 miles
7. DEL MAR MARRIOTT & ARTERRA - .2 miles
8. RESIDENCE INN BY MARRIOTT - .2 Miles
9. DEL MAR HIGHLANDS - 1.1 miles
10. ONE PASEO - 1.1 miles

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Professionally owned & managed by:

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