

LIONSHEAD LANDING



1483-1499 POINSETTIA AVENUE // VISTA, CA // 92081

FOR MORE INFORMATION:

Conor Boyle
+1 760 458 5739
conor.boyle@cushwake.com
Lic. No. 01813305

Joe Crotty
+1 760 473 1811
joe.crotty@cushwake.com
Lic. No. 01369821

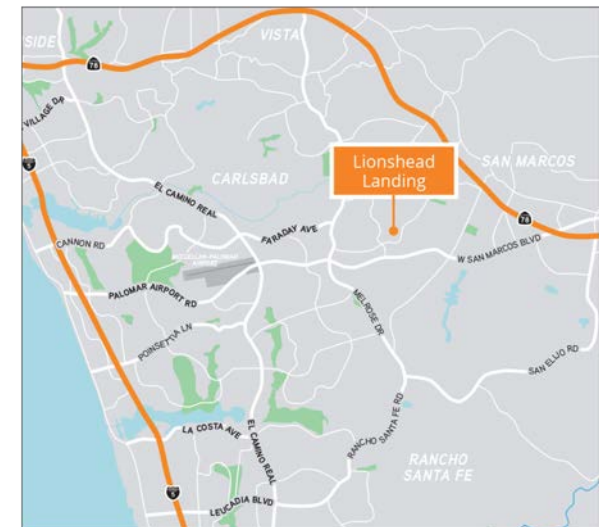
Tyler Stemley
+1 760 908 4270
tyler.stemley@cushwake.com
Lic. No. 02003867

Carson Odabashian
+1 760 431 3836
carson.odabashian@cushwake.com
Lic. No. 02207230

Cushman & Wakefield
12830 El Camino Real, Suite 100
San Diego, CA 92130 | USA
cushmanwakefield.com

PROPERTY FEATURES

- » Move-in ready industrial/flex units with high-quality office build-out
- » Within walking distance of numerous amenities and trails
- » Strategically located on the border of Vista and Carlsbad
- » 8 EV Charging Stations
- » Loading: 14' oversized roll up doors
- » Power – superior power in incubation suites
- » Parking 3.0/1,000 SF
- » Warehouse: 16'-18' ceiling heights, fully sprinklered
- » High-image finishes to enhance brand identity



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SITE PLAN

- OCCUPIED
- AVAILABLE

CHARGING STATION



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 carson.odabashian@cushwake.com
 Lic. No. 02207230

| BUILDING | SUITE | TOTAL SF | TYPE | RATE | AVAILABILITY |
|----------|-------|----------|-----------|-----------------|--------------|
| 1499 | 163 | 5,928 | Warehouse | \$1.57/SF + NNN | NOW |

Est. NNN: \$0.52/SF

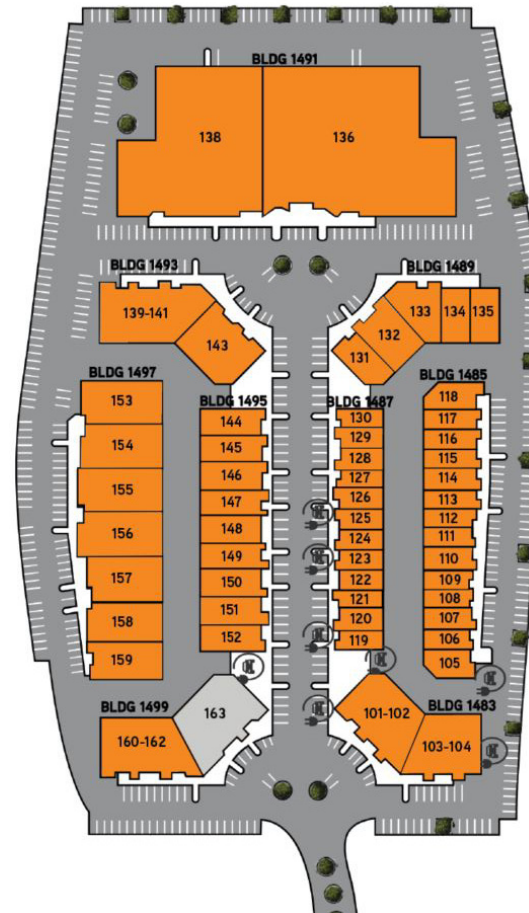
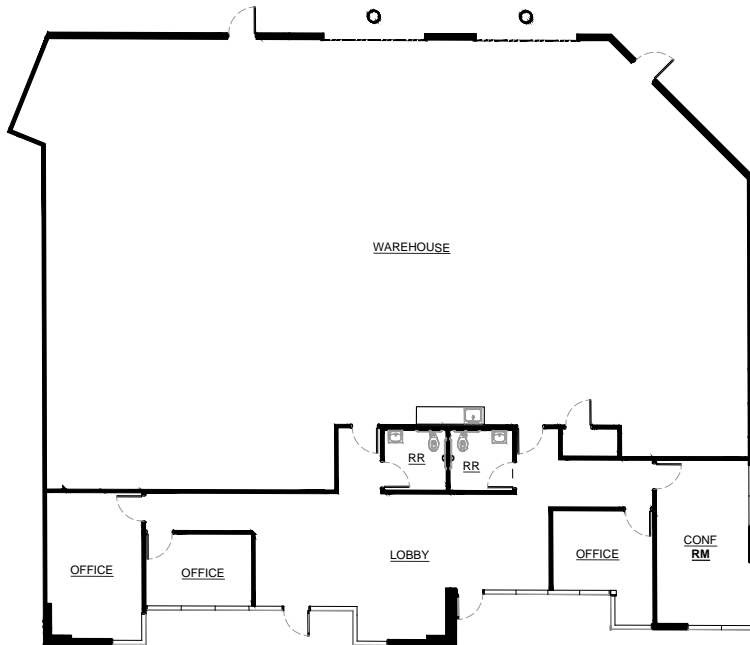
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LIONSHEAD LANDING

FLOOR PLAN

SITE KEY PLAN



BLDG. 1499 / SUITE 163

- 5,928 SF
- \$1.57/SF + EST. NNN
- Warehouse

**Proposed floor plan*



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CORPORATE NEIGHBORS



PODS

UNITE HYATT

BOOTHCRAFTERS INC.
Custom Exhibit Solutions

BACHEM

COX

US FOODS

RAYZIST

HATCH
OUTDOORS

WatkinsWellness

roomors
HOME FURNISHINGS

Exagen
Patient Focused. Discovery Driven.

PRIMARCH
MANUFACTURING

leidos

ADS
GOLF

BATTLEMAGE
BREWING COMPANY

Sullivan
Since 1911
Moving & Storage

TARGET

CS
ILLUMINATION
NORTH COUNTY SAN DIEGO
THE WALL
CLIMBING GYM

JON RENAU
EASHAIR

2.6 miles

THE SQUARE
at THE SQUARE SQ

TESLA

MBE M
The Miniature Engineering
Craftsmanship Museum

LOCAL
ROOTS
KOMBUCHA

2.1 miles

PIZZA PORT
BREWING CO.

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