

FOR LEASE

525-555 AIRPORT ROAD

Oceanside, CA 92058

4,706 SF – 5,100 SF | Four Freestanding Industrial Buildings | Brand New Construction



AERIAL OVERVIEW



4 SINGLE
STORY
BUILDINGS



ESTIMATED
COMPLETION
APRIL 1, 2026



GRADE
LEVEL
LOADING



FULLY
SPRINKLERED



IL-LIMITED
INDUSTRIAL
ZONING

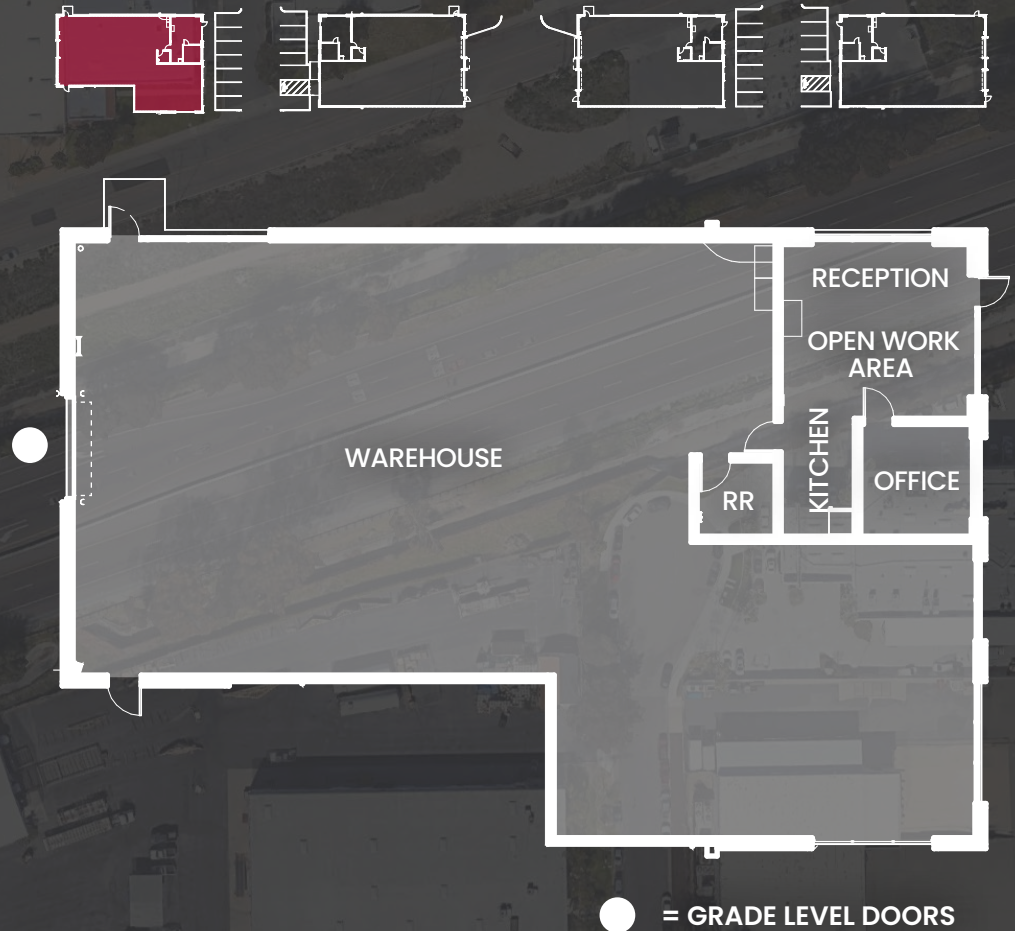


VISIBILITY
OFF
HWY 76

PROPERTY FEATURES

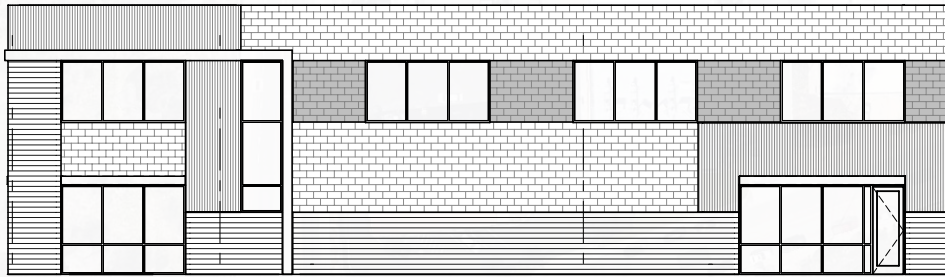
525 AIRPORT RD

Total SF	4,706 SF
Office SF	843 SF
# of Grade Doors	1 (10' x 12')
Parking	1.70/1,000 SF
Clear Height	22'-24'
Power	800amps, 120/208v
Sprinklers	Yes
Availability	Est. April 1, 2026
Lease Rate	Contact Broker

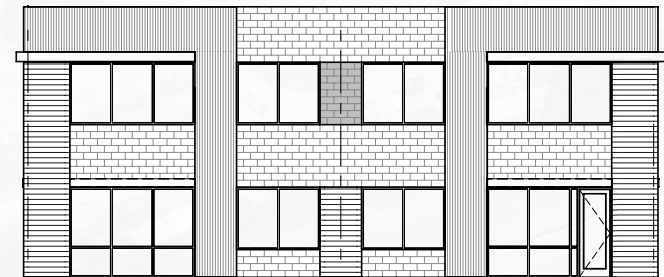


PROPERTY FEATURES

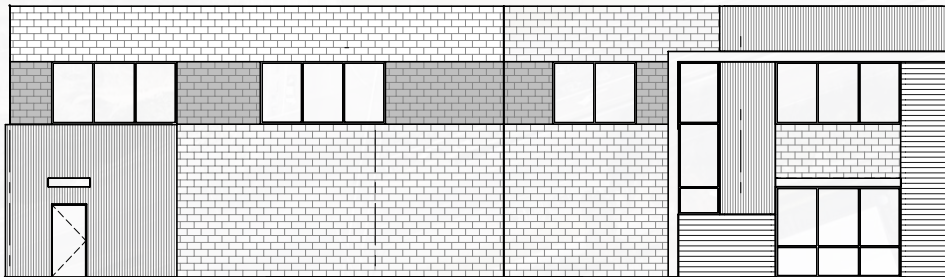
525 AIRPORT RD



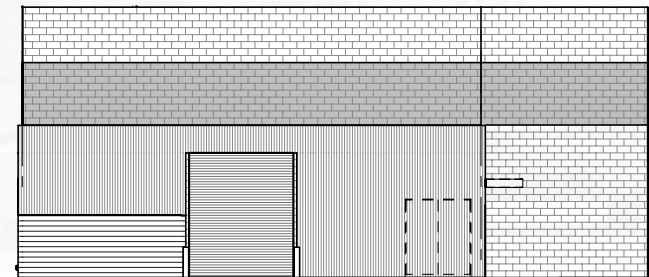
○ BUILDING A - NORTH ELEVATION



○ BUILDING A - EAST ELEVATION



○ BUILDING A - SOUTH ELEVATION

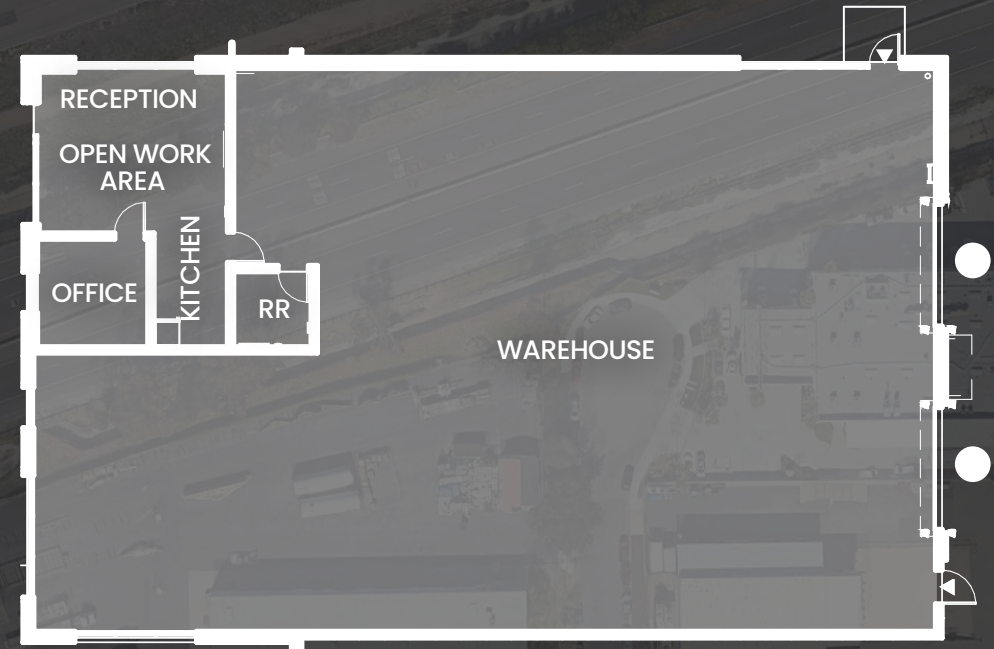


○ BUILDING A - WEST ELEVATION

PROPERTY FEATURES

535 AIRPORT RD

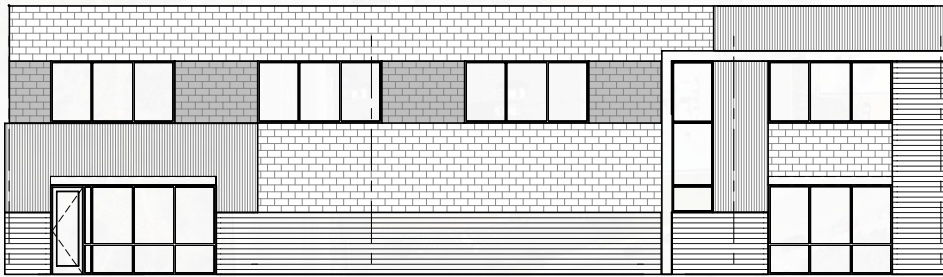
Total SF	5,100 SF
Office SF	806 SF
# of Grade Doors	2 (12'x 12')
Parking	1.37/1,000 SF
Clear Height	22'-24'
Power	800amps, 120/208v
Sprinklers	Yes
Availability	Est. April 1, 2026
Lease Rate	Contact Broker



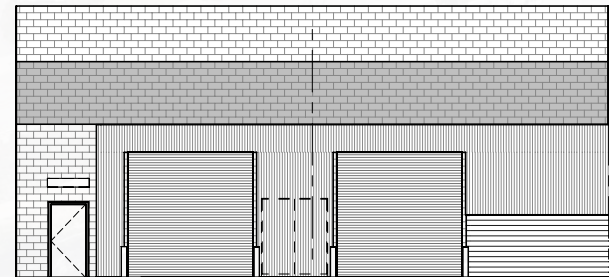
● = GRADE LEVEL DOORS

PROPERTY FEATURES

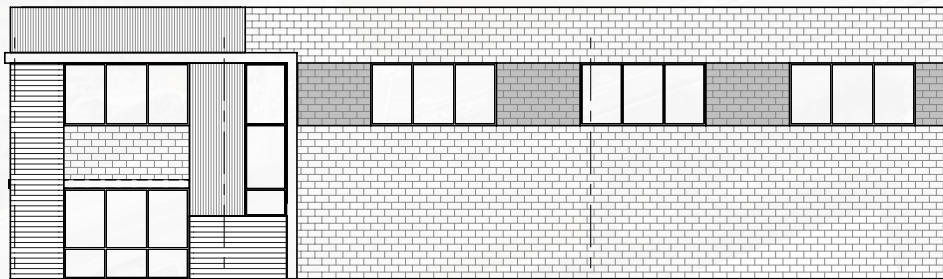
535 AIRPORT RD



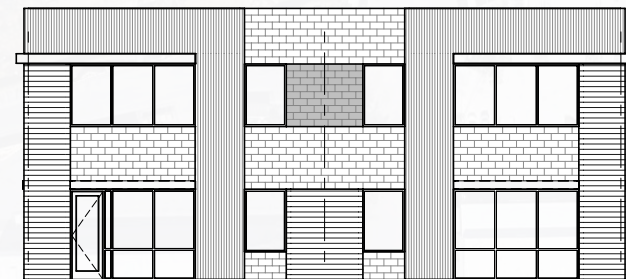
○ BUILDING B - NORTH ELEVATION



○ BUILDING B - EAST ELEVATION



○ BUILDING B - SOUTH ELEVATION

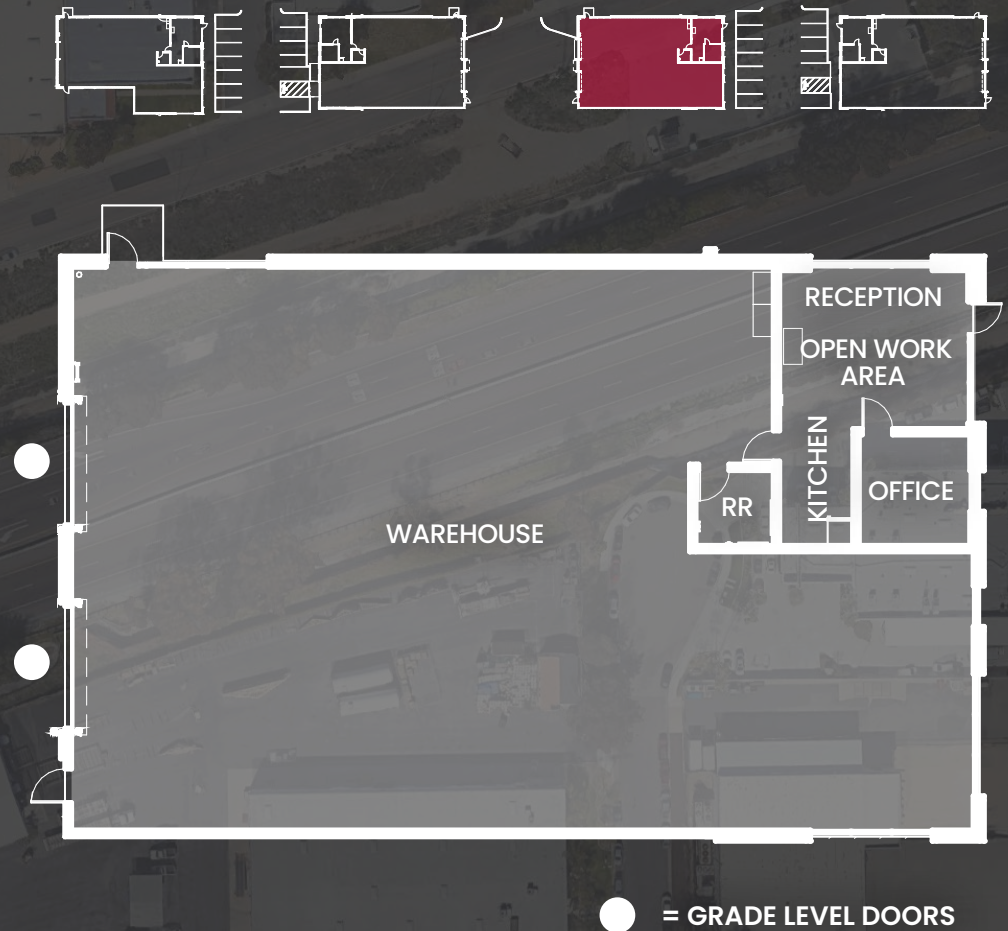


○ BUILDING B - WEST ELEVATION

PROPERTY FEATURES

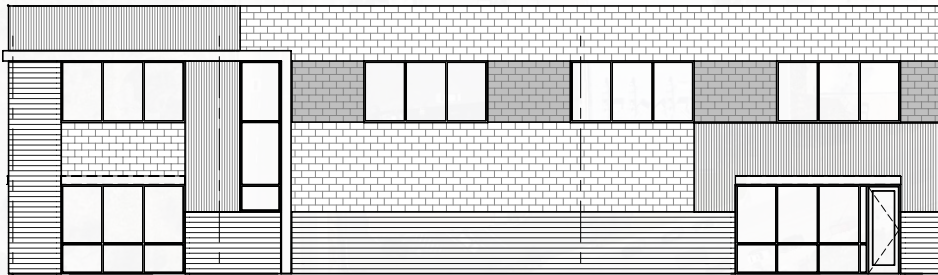
545 AIRPORT RD

Total SF	5,100 SF
Office SF	806 SF
# of Grade Doors	2 (12'x 12')
Parking	1.70/1,000 SF
Clear Height	22'-24'
Power	800amps, 120/208v
Sprinklers	Yes
Availability	Est. April 1, 2026
Lease Rate	Contact Broker

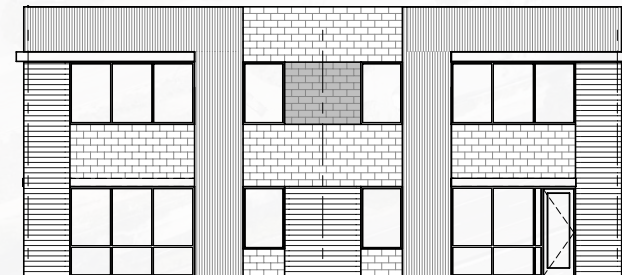


PROPERTY FEATURES

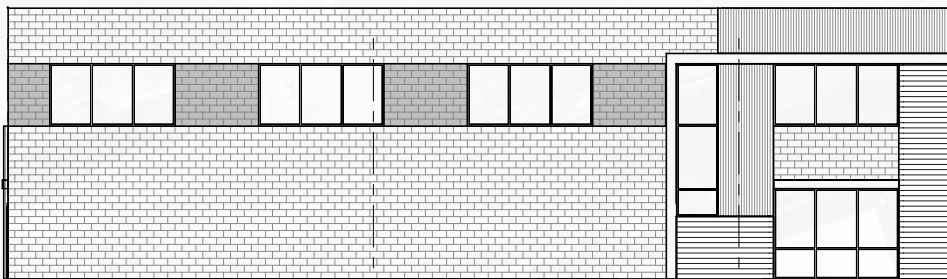
545 AIRPORT RD



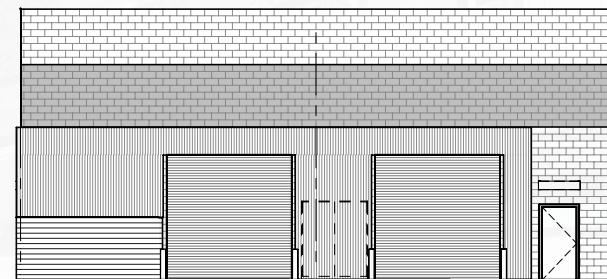
○ BUILDING C - NORTH ELEVATION



○ BUILDING C - EAST ELEVATION



○ BUILDING C - SOUTH ELEVATION

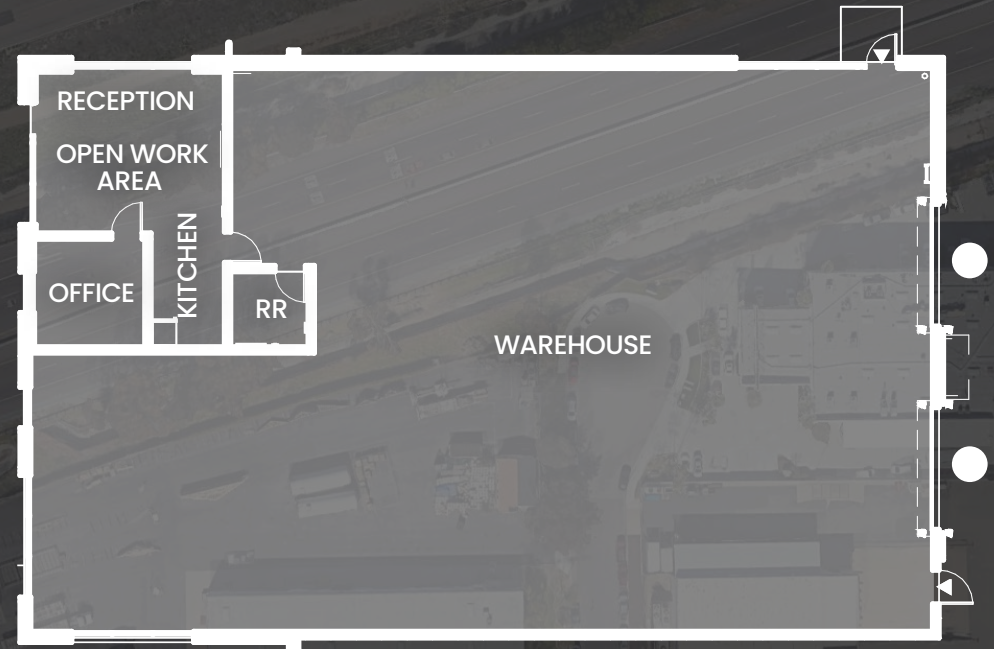


○ BUILDING C - WEST ELEVATION

PROPERTY FEATURES

555 AIRPORT RD

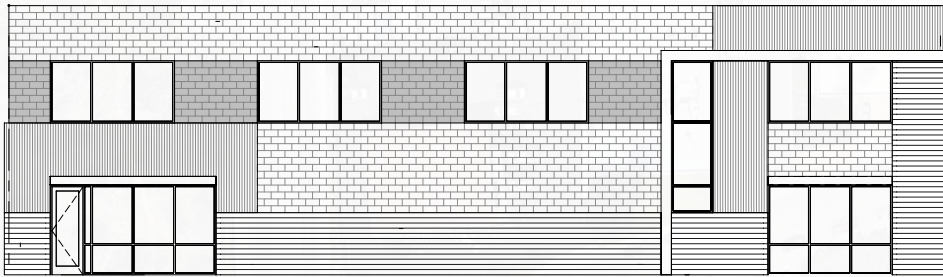
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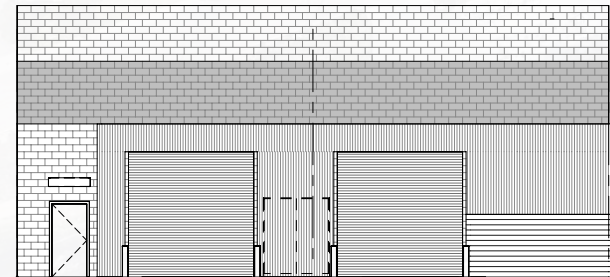
● = GRADE LEVEL DOORS

PROPERTY FEATURES

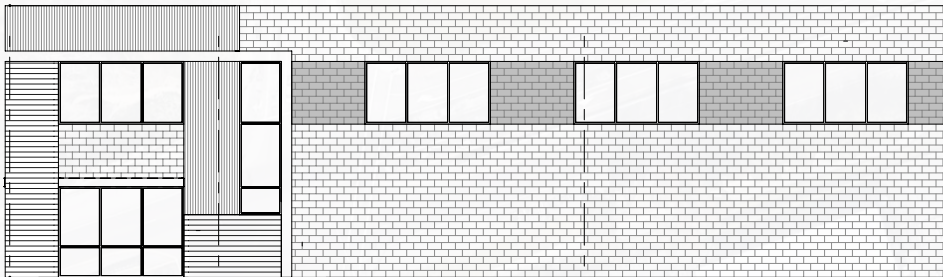
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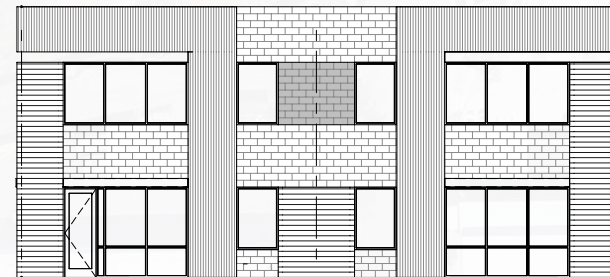
○ BUILDING D - NORTH ELEVATION



○ BUILDING D - EAST ELEVATION



○ BUILDING D - SOUTH ELEVATION



○ BUILDING D - WEST ELEVATION

NEARBY RETAIL & AMENITIES

Camp Pendleton South

LIGHTHOUSE
OYSTER BAR & GRILL

JOE'S
CRAB SHACK



Dominic's
ITALIAN GOURMET
• Pizza • Pasta • Seafood •



Oceanside
BROILER

3 Oceanside
Harbor



Oceanside
Beach

Mission Shopping Center

1



SUBWAY



Walgreens



2

**Mission Plaza
Real Shopping**



Emerald Isle
Golf Course



4



Goat Hill
Golf Course

5

Downtown Oceanside



HANDMADE SMALL BATCH
PACIFIC COAST
SPIRITS
SAN DIEGO, CALIFORNIA



EST. **CRACKHEADS** 2018



LTH
& Kitchen



525-555 AIRPORT RD
OCEANSIDE

LOCATION OVERVIEW



OCEANSIDE

Centrally located in the heart of the beautiful Southern California coastline, Oceanside, California is among the region's best places to escape the hustle and bustle of the crowded cities.

Considered the gateway city between metropolitan San Diego and Los Angeles, Oceanside's near-perfect climate invites visitors to revel and relax at the 3.5 miles of white sandy beaches Oceanside offers.

30 city parks

1,954 foot-long pier

3.5 miles of public beaches

1,000 slip public marina

MEDIAN
HOUSEHOLD
INCOME

\$93,724

POPULATION

167,266

BUSINESSES

8,012

OCEANSIDE'S LOCAL INDUSTRIES

LIFE SCIENCE
MEDTECH
PHARMA
TOURISM

ADVANCED
MANUFACTURING
MILITARY
SPORTS & ACTIVE
LIFESTYLES



525-555 AIRPORT ROAD

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