

# FOR LEASE

## Encinitas Office Condo

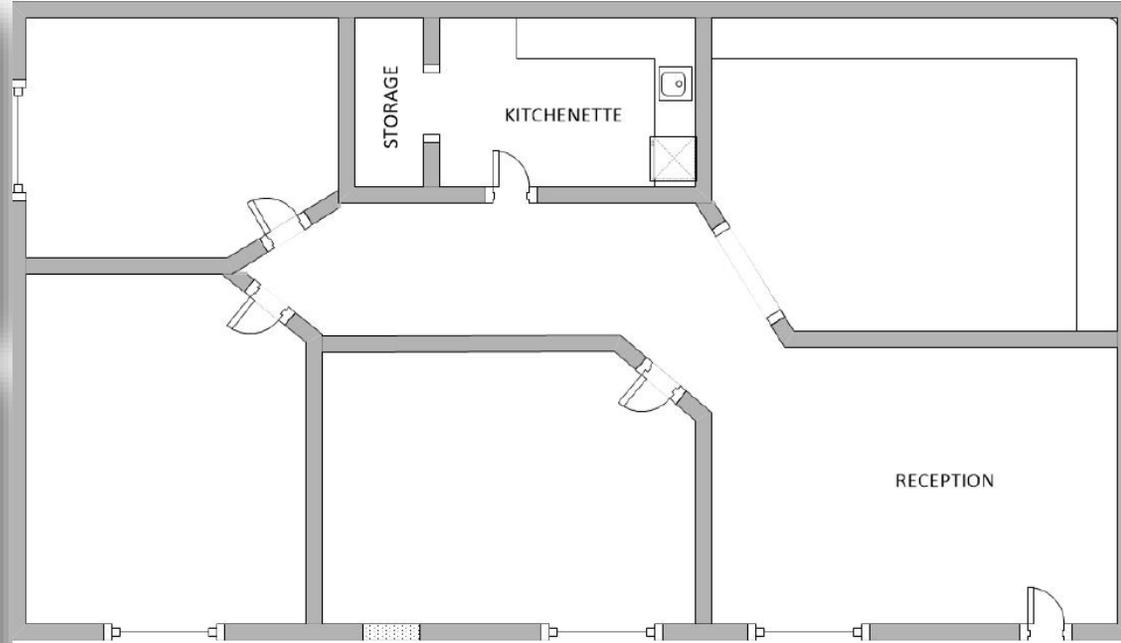
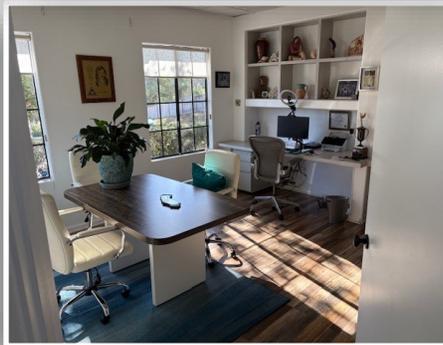


4403 Manchester Ave, Suite 102, Encinitas, CA 92024

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# Property Features



- 4403 Manchester Avenue, Suite 102, Encinitas, CA 92024
- Highly sought after ground floor end unit Condo with plenty of natural light
- +/- 960 SF Office Suite with Reception, 3 Private Offices, Billing/Data Room or Private Office, Kitchenette, and Storage Closet
- Plenty of on-site parking and can be leased furnished or unfurnished
- High quality upgrades through out with built-in book shelves, custom cabinets, and wired for DSL
- Ideal for Professional Office with easy freeway access to Highway 5
- **Asking \$3,500 per month** (unfurnished) plus separately metered electrical
- Available with thirty (30) day notice

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**Encinitas** is a beach city in the North County area of San Diego County, California. Located within Southern California, it is approximately 25 miles (40 km) north of San Diego and about 95 miles (153 km) south of Los Angeles. Encinitas can be divided into five areas, Old Encinitas, New Encinitas, Olivenhain, Leucadian and Cardiff-by-the-Sea.



1 Mile...6,706  
3 Mile...62,312  
5 Mile...128,240



1 Mile...\$167,358  
3 Mile...\$174,035  
5 Mile...172,842



Manchester Ave...7,516  
Encinitas Blvd...19,934  
El Camino Real...33,660



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