

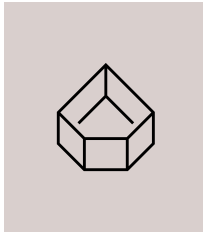
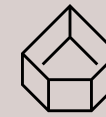


12626 + 12636 HIGH BLUFF DRIVE



12636





THE PLAN

IT'S ABOUT FINDING OUR PLACE AHEAD OF THE CURVE.

An inspiring and creative destination for ambitious companies.



Today's most creative workspaces inspire their environment through the lens of a single, integrated, hospitality experience.

CRAFT is comprised of two, four-story office buildings totaling 124,006 square feet in the prime submarket of Del Mar Heights in San Diego County. Del Mar Heights has historically been a top-performing submarket in the San Diego region. Recent capital improvements completed by Swift, entice creative companies searching for experiential office space and allow CRAFT to

be competitive with neighboring Class A assets along the best commercial corridor in Del Mar. An established client focused experience, created by Swift, comes to life through a redesigned courtyard with collaborative outdoor meeting areas, grab-and-go food option, and a fitness area with the latest wellness equipment that will support the Southern California lifestyle of its tenants.

www.craftsandiego.com



THIS IS CRAFT

Building Top Signage Available

CONCIERGE-STYLE

AMENITIES AND RECENT RENOVATIONS

MODERN INDOOR/OUTDOOR FITNESS CENTER



1

CRAFT's brand new indoor/outdoor, state-of-the-art fitness center includes weights, cardio equipment, lockers, showers and towel service, offered to the tenants in a modern and simple design.

TENANT LOUNGE COMING SOON



2

CRAFT is excited to announce the upcoming addition of a new tenant lounge and conferencing center. Designed with comfort and collaboration in mind. Stay tuned for more details!

DOG-FRIENDLY PROPERTY



3

If leaving Fido at home alone is not ideal, then bring him to work. CRAFT provides a pet-friendly campus with access to dog-walking trails.

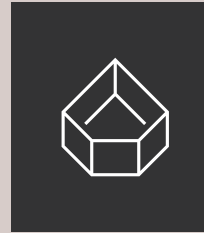
BEAUTIFUL OUTDOOR SPACE



4

CRAFT has an abundance of outdoor amenities, including: purpose-built outdoor meeting areas, intimate and communal seating areas, ample shade, ambient water features, wi-fi and power sources throughout to keep you well connected.

ENERGY STAR Certified: CRAFT meets the high standards for efficiency and environmental performance, helping to reduce operating costs and enhance sustainability.



AVAILABILITIES

\$5.25 + E

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Suite 220
2,740 SF
Available

Suite 350
1,268 SF
Available Nov 2026

Suite 370
6,732 SF
Available

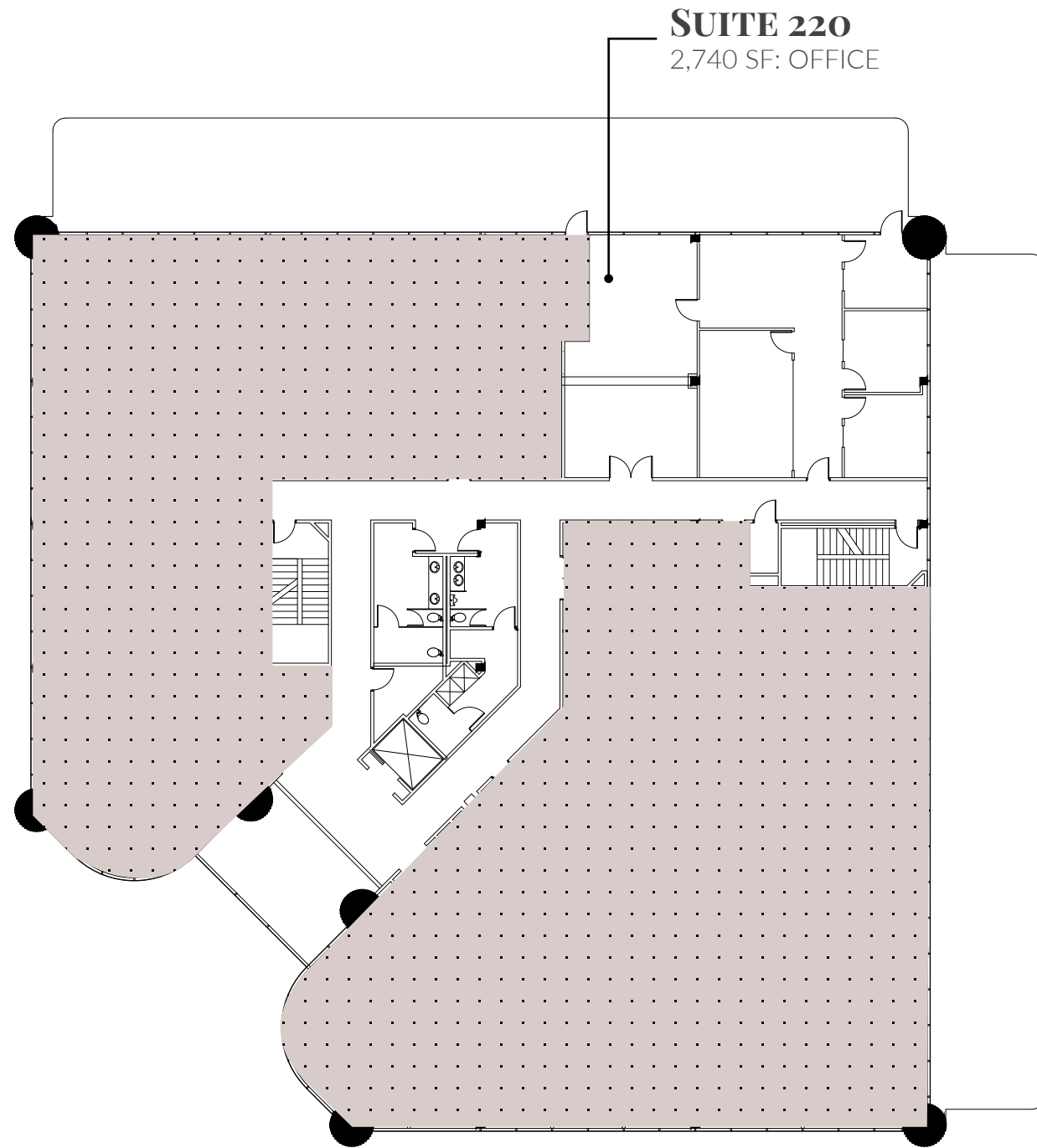
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Suite 120
3,710 SF
Available

Suite 350
4,508 SF
Available

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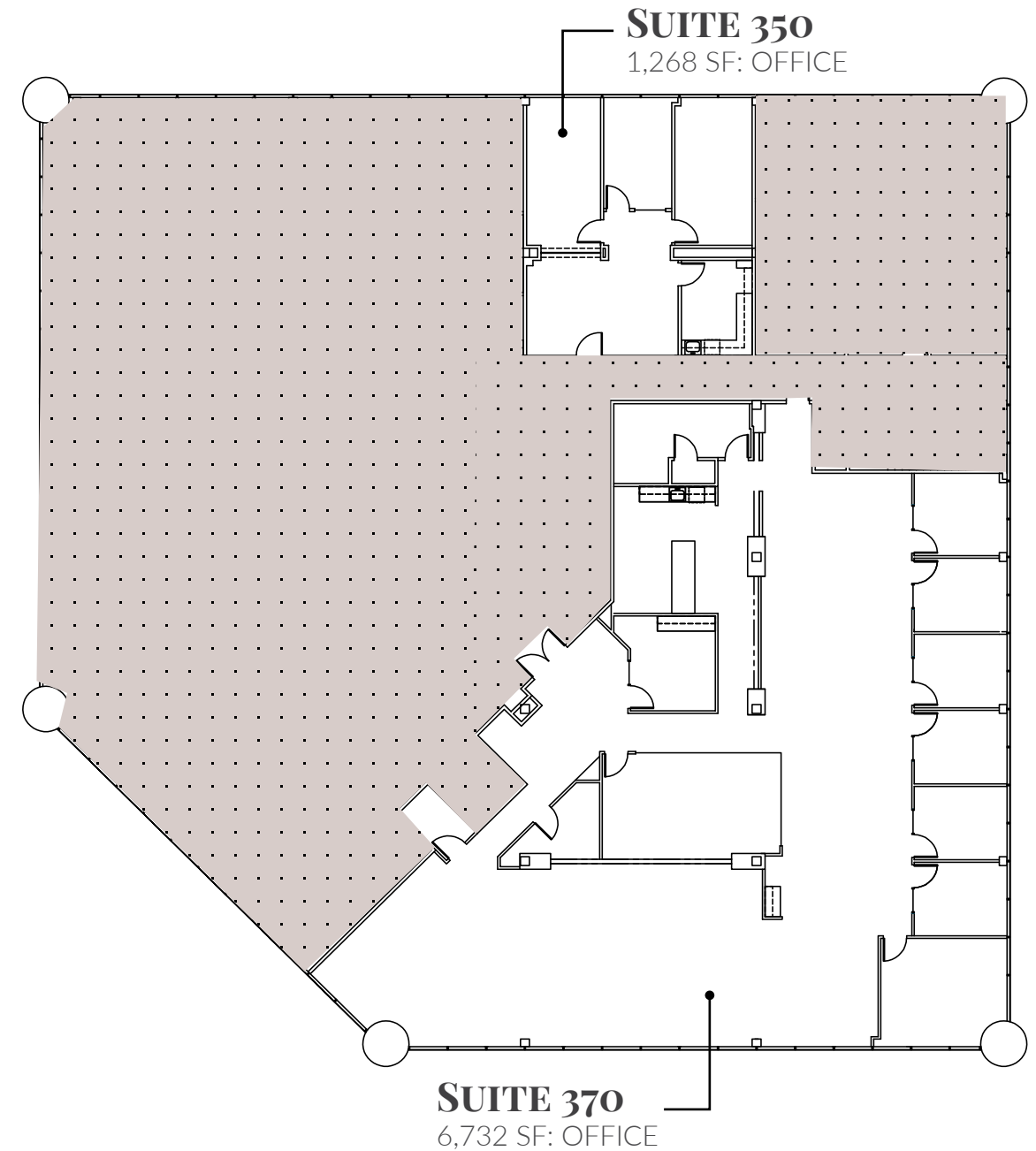


SUITE 220:

- Available

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HIGH BLUFF DR.



SUITE 350:

- Available Nov 2026

SUITE 370:

Virtual Tour 

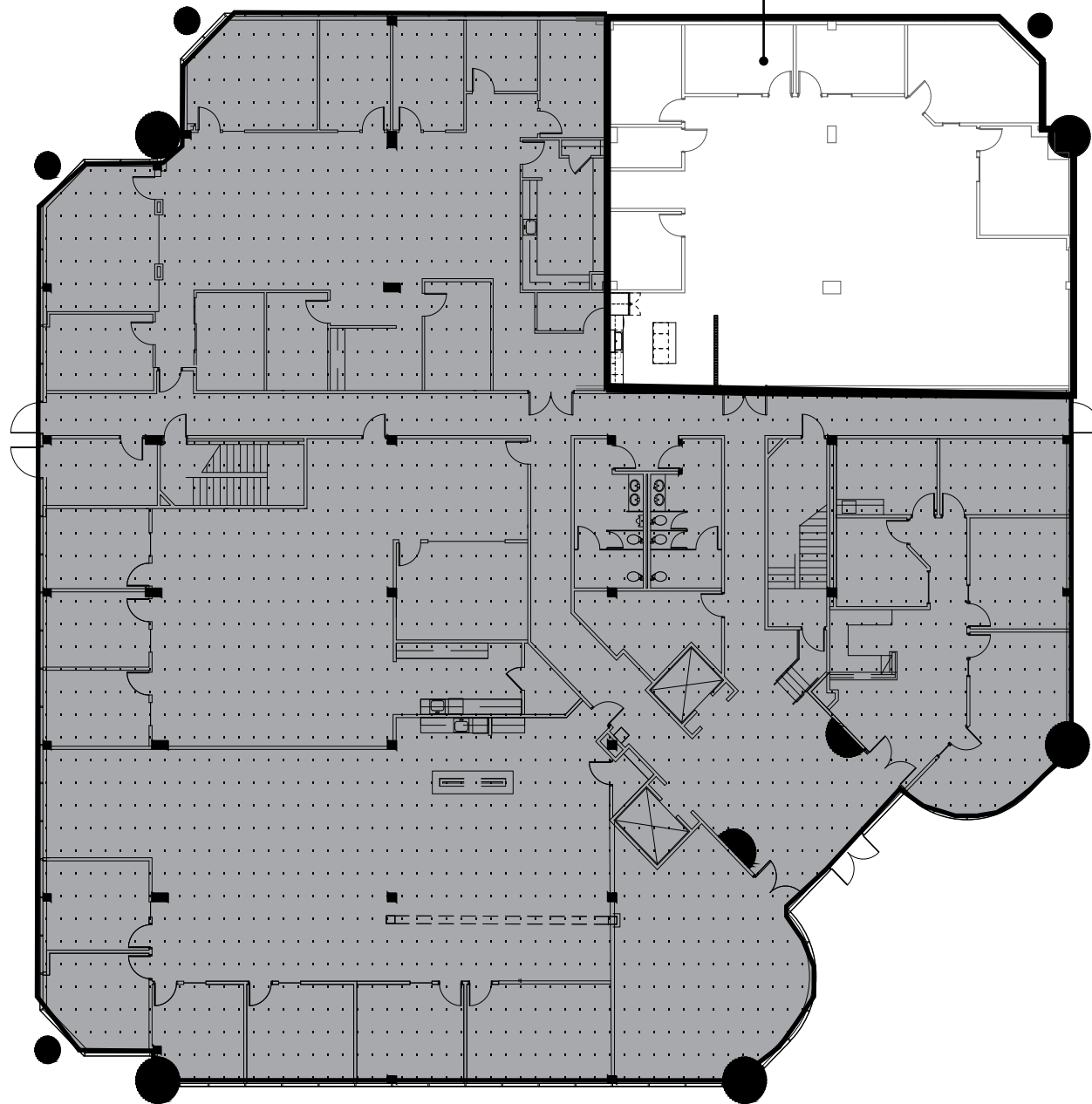
- Spec Suite with traditional office buildout and break room. Available



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SUITE 120
3,710 SF: OFFICE

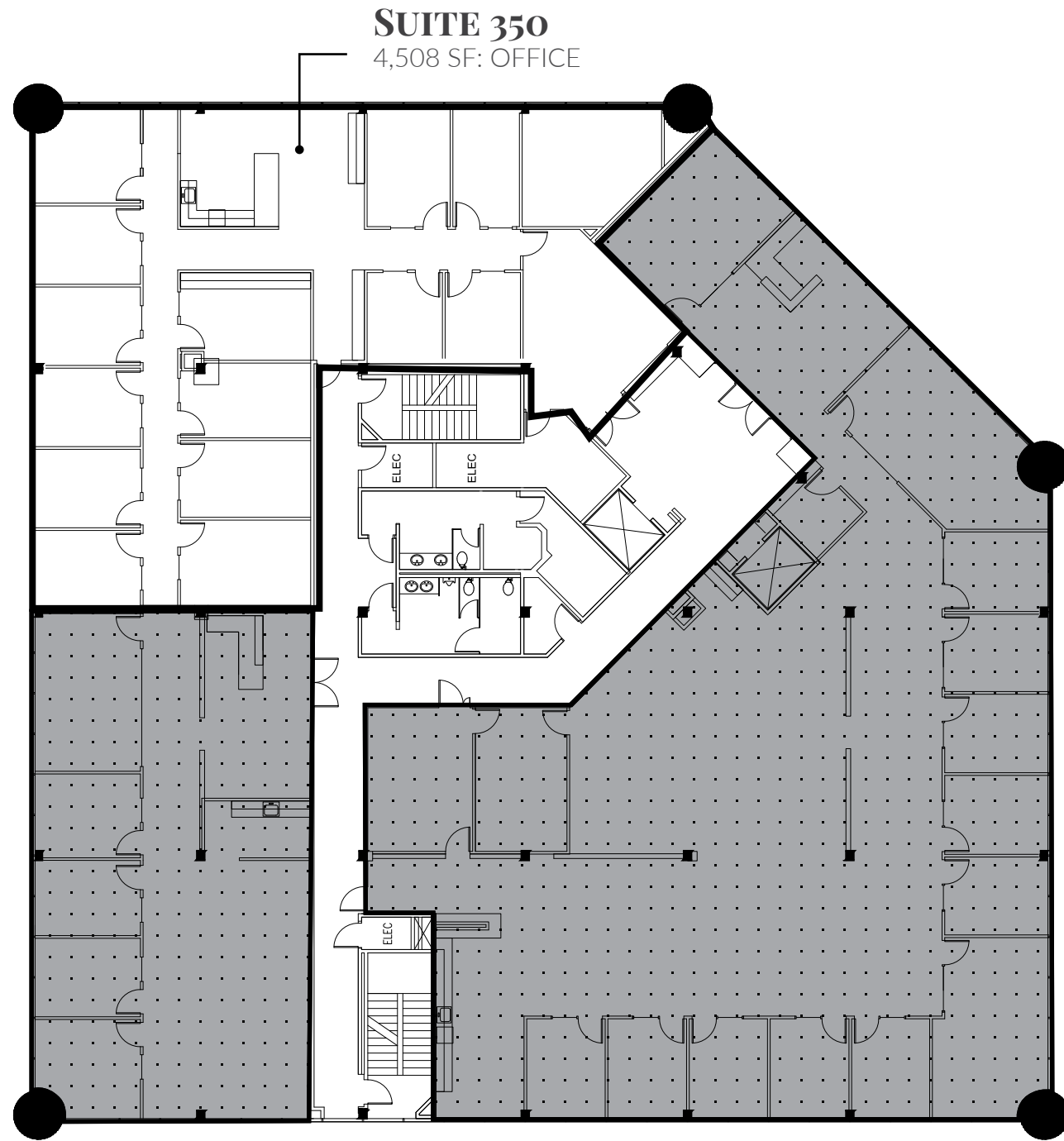


SUITE 120:

- Available

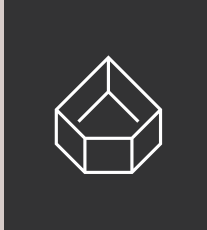
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SUITE 350:

- Available
- New building standard finishes/ expose ceiling





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 required to conduct their own due diligence
 and verification.



NEARBY AMENITIES

Del Mar Heights ww



1 DEL MAR HIGHLANDS TOWN CENTER

- Steak 48 Del Mar
- Latitude 33 Brewing
- Craft House Sky Deck
- Cinepolis Luxury Cinemas
- Sidecar Doughnuts
- Urban Plates
- Mendocino Farms
- Jimbo's...Naturally!
- Batch & Box Cookies
- Philz Coffee
- Davanti Enoteca
- Toasted Gastrobrunch
- Ralph's
- The Melt
- Cross Street Chicken
- LOLO Boutique
- El Pollo Loco
- Pokewan
- Bank of America
- Wells Fargo
- Einstein Bros. Bagels

2 ONE PASEO

- Shake Shack
- Nick's Del Mar
- Mizukiyama Sushi
- Harland Brewing
- The Butchery
- Blue Bottle Coffee
- Parakeet Cafe
- Sweetfin Poke
- Raised by Wolves
- Bodyrok Pilates
- CAVA

3 CARMEL COUNTRY PLAZA

- Achilles Coffee Roasters
- Cyclebar
- Everbowl
- Katana Sushi
- Union Bank
- SDCCU
- Oggi's Brewhouse
- Sharp Rees-Stealy Medical

4 BEACHSIDE DEL MAR

- Vons
- Jersey Mikes
- Starbucks
- Broken Yolk Cafe
- Pilates Republic
- Bushfire Kitchen

5 PIAZZA CARMEL

- Pavillions
- Gami Sushi
- Marketplace Grille
- Nico's Taco Shop
- Chipotle
- Super Dumpling
- Spices Thai Cafe
- Starbucks
- Chase
- F45 Training
- Ace Hardware
- Chase
- USPS