

FOR LEASE

4128 AVENIDA DE LA PLATA

*14,145 square foot freestanding
building (divisible) available for lease*

OCEANSIDE, CA 90256



KIDDER.COM

EXCLUSIVELY LEASED BY





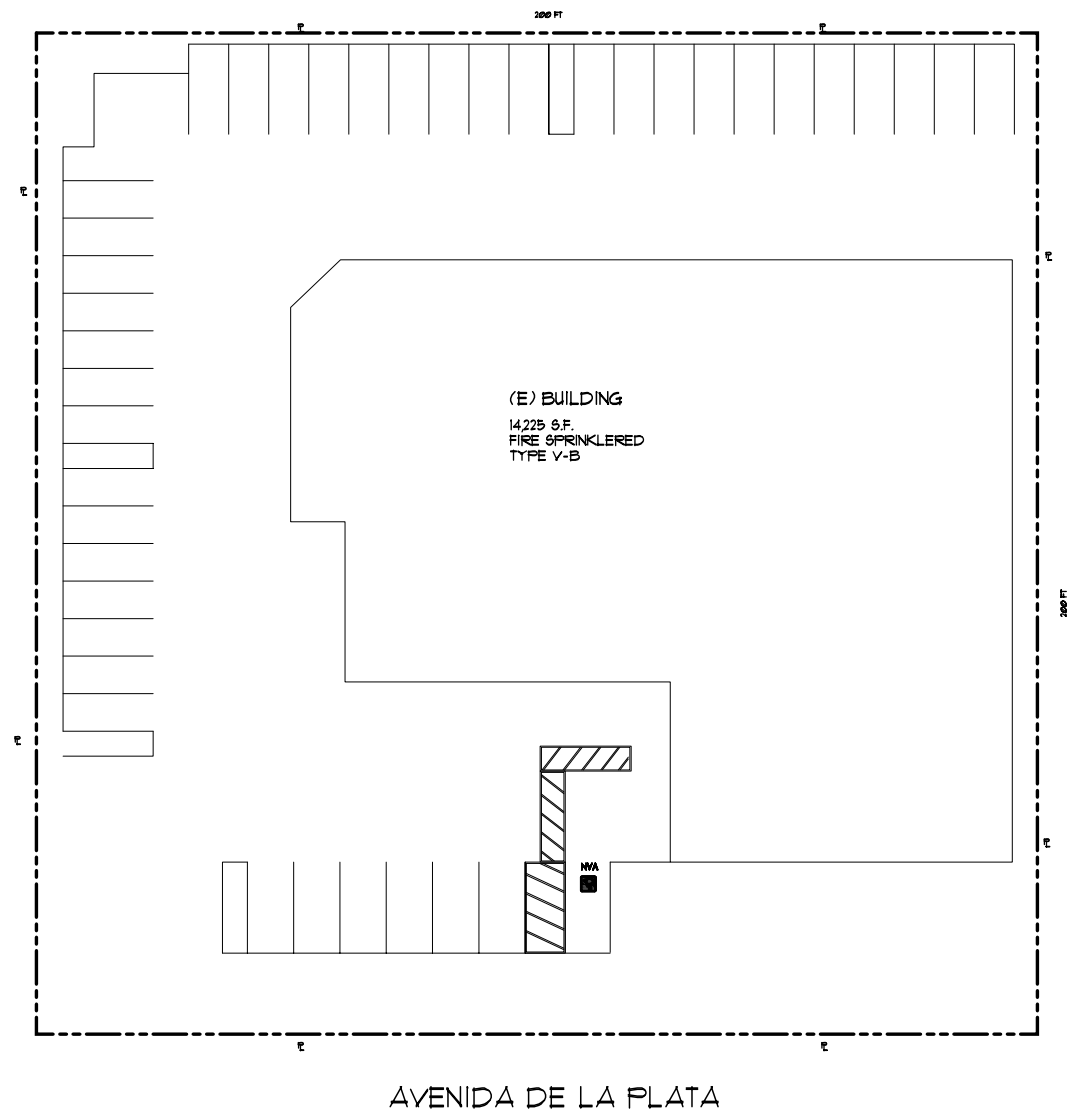
Property Overview

ADDRESS	4128 Avenida De La Plata Oceanside, CA 90256
BUILDING SIZE	14,145 SF
LOT SIZE	39,204 SF
YEAR BUILT	1987
CURRENT OFFICE	40% + 20% lab
CLEAR HEIGHT	16' to 18'
POWER	1,000 amps 120/208V
DOORS	Five 12x14 roll-up doors
PARKING	40 spaces – 2.82/1,000 SF
SECURITY	Fenced yard
DIVISIBLE	8,214 SF or 5,931 SF
LEASE RATE	\$1.10/SF/NNN (Full Building Rate)

14,145
BUILDING SIZE (SF)

\$1.10/SF/NNN
LEASE RATE (ESTIMATE SF/NNN \$0.30)

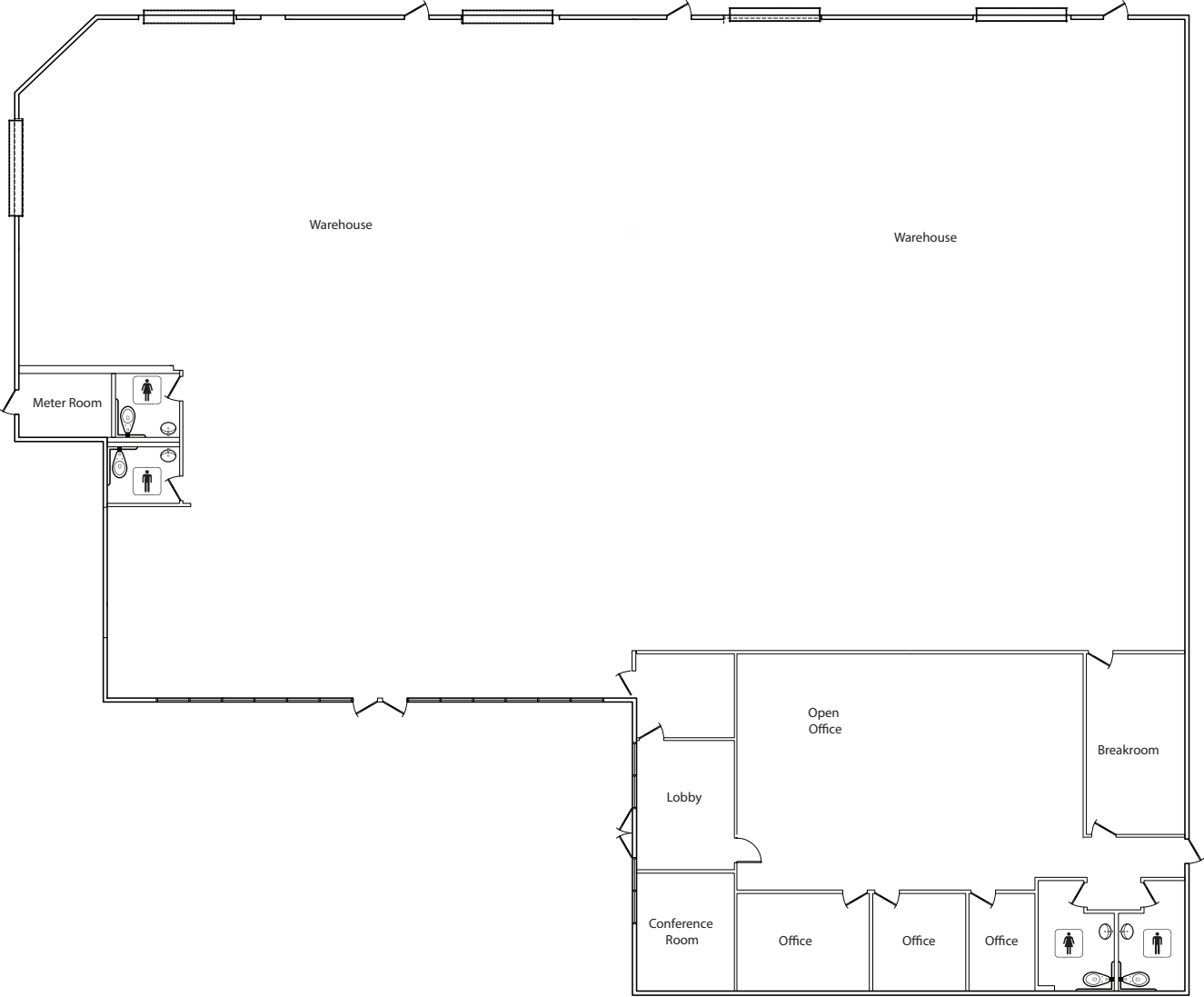
SITE PLAN



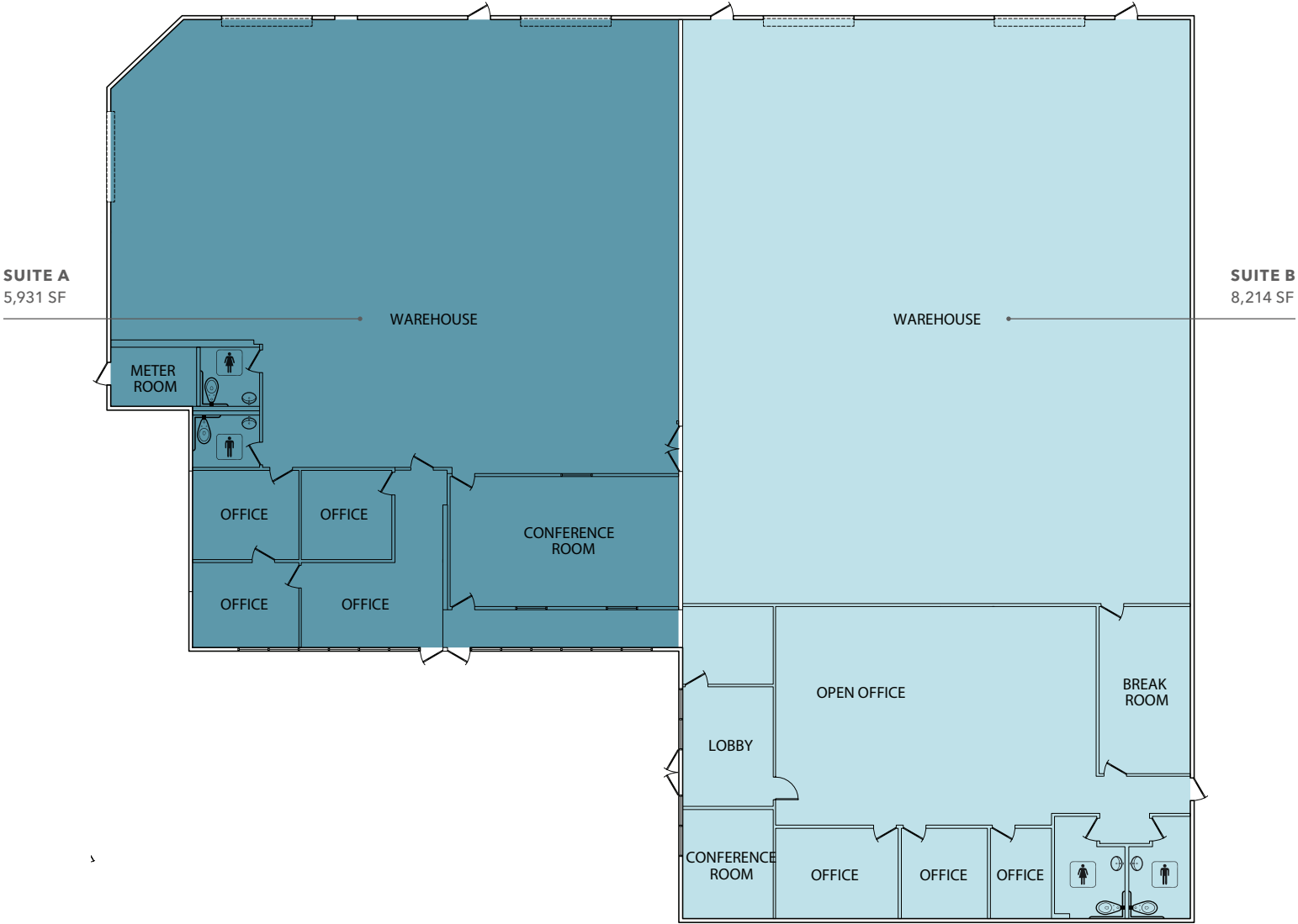
CURRENT FLOOR PLAN



SPEC FLOOR PLAN - FULL BUILDING



SPEC FLOOR PLAN - HALF BUILDING



CORPORATE NEIGHBORS



4128 AVENIDA DE LA PLATA



AVAILABLE FOR LEASE

KIDDER MATHEWS



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