

# 747 N TWIN OAKS VALLEY ROAD

SAN MARCOS  
CA, 92069



FOR LEASE 2,052 SF

FOR MORE INFORMATION, PLEASE CONTACT:

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# PROPERTY HIGHLIGHTS

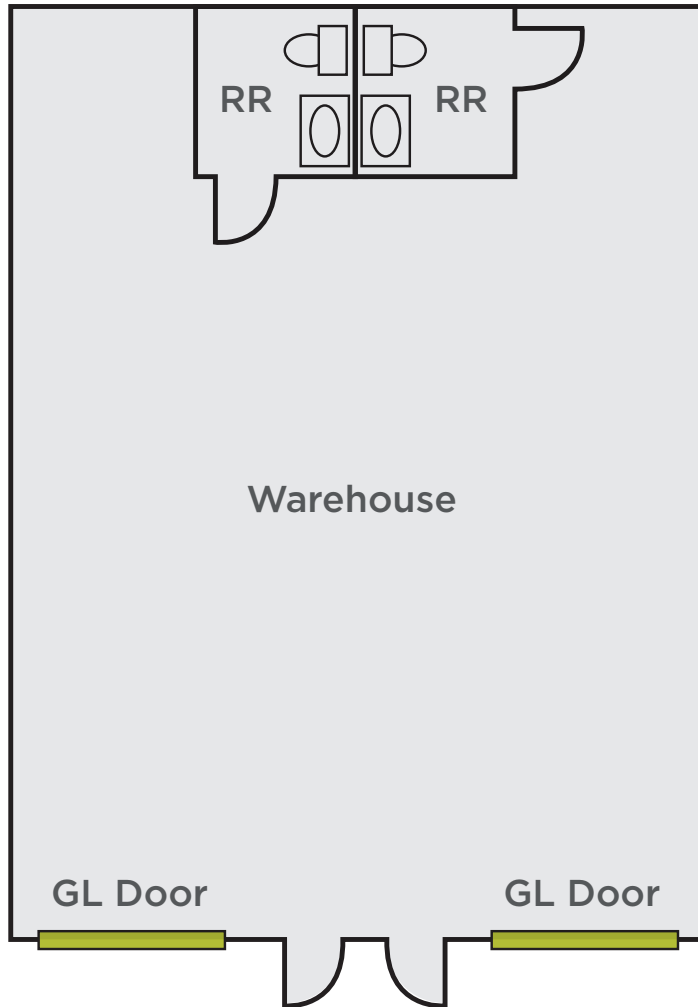
- Excellent visibility and access to North Twin Oaks Valley Road
  - Great freeway access to Highway 78
- Accommodates most light industrial and commercial uses
  - Close proximity to shops and dining
- Skylights
  - Grade Level Loading



# SITE PLAN



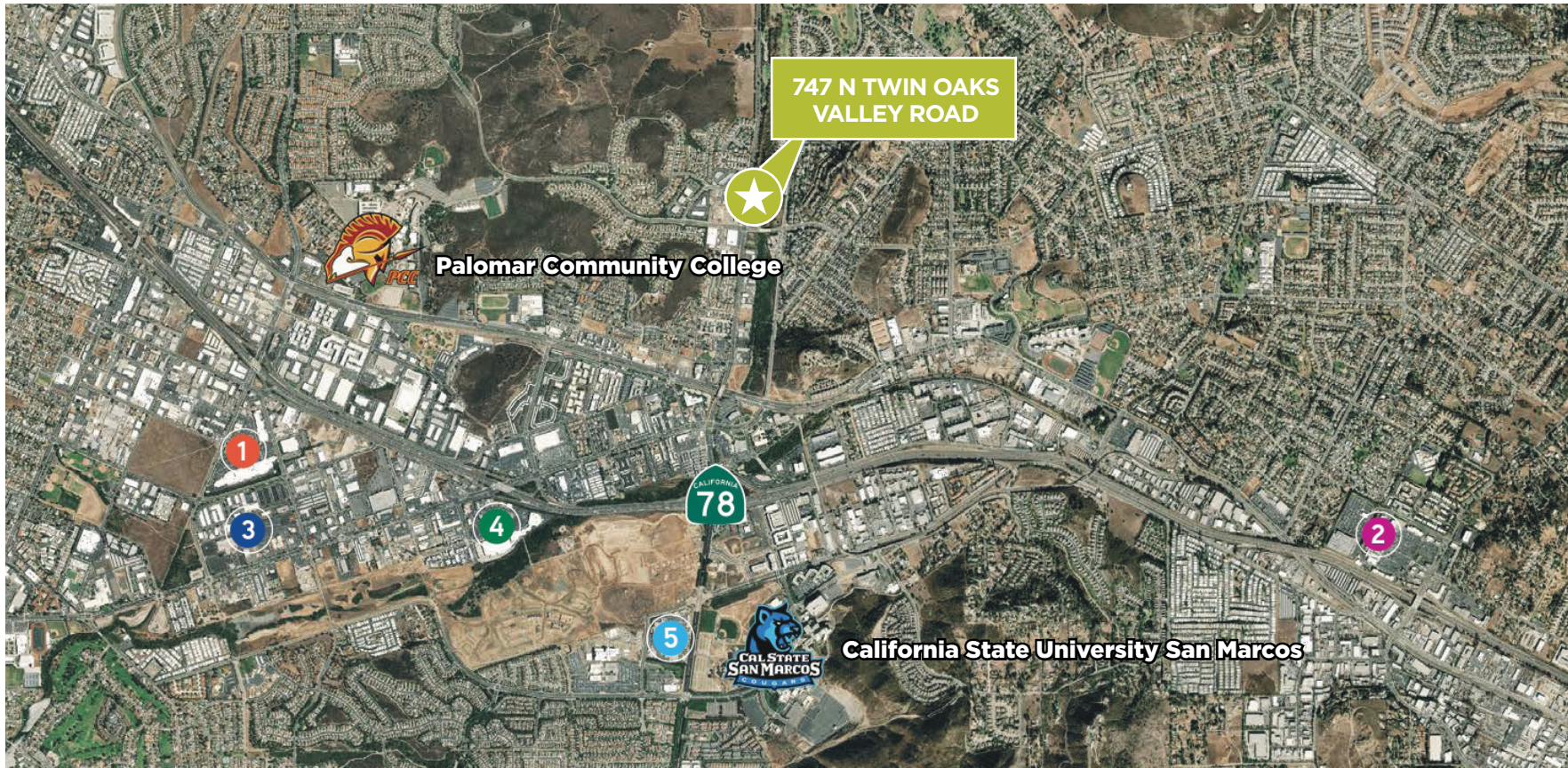
# FLOOR PLAN



## SUITES 8 & 9

- Lease Rate:  
- **\$1.50 SF + \$0.13 CAM (Est.)**
- 2,052 SF
- Available Now
- 2 Restrooms
- 2 Grade Level Roll-Up Doors
- Drive around access

# AMENITIES MAP



## 1-Grand Plaza

Marshalls  
 Five Guys  
 Sprouts Farmers Market  
 Mission Federal Credit Union  
 Bed Bath & Beyond  
 Nekter Juice Bar  
 L&L Hawaiian Barbeque  
 Curry & More

## 2-Nordahl Marketplace

Costco  
 Walmart  
 Kohl's  
 Pan Asia Buffet  
 Hooters  
 Sushiya  
 Starbucks  
 Felix's BBQ with Soul

## 3-Restaurant Row

IHOP  
 Katsu Sushi  
 Landon's East Meets West  
 Sublime Ale House  
 Old California Mining Co.  
 The 55 Yard Line  
 Cocina Del Charro  
 Old California Coffee

## 4-Creekside Marketplace

Best Buy  
 Crunch Fitness  
 WinCo Foods  
 Hobby Lobby  
 Panera Bread  
 Shell  
 In-N-Out Burger  
 The Habit

## 5-Campus Marketplace

Ralphs  
 CVS  
 Starbucks  
 It's Tabu Sushi  
 The UPS Store Orangetheory  
 Fitness  
 Mr. Taco  
 Epic Wings



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