

# 2875 Whiptail Loop E.

Carlsbad Oaks North Business Park | Carlsbad, CA 92010

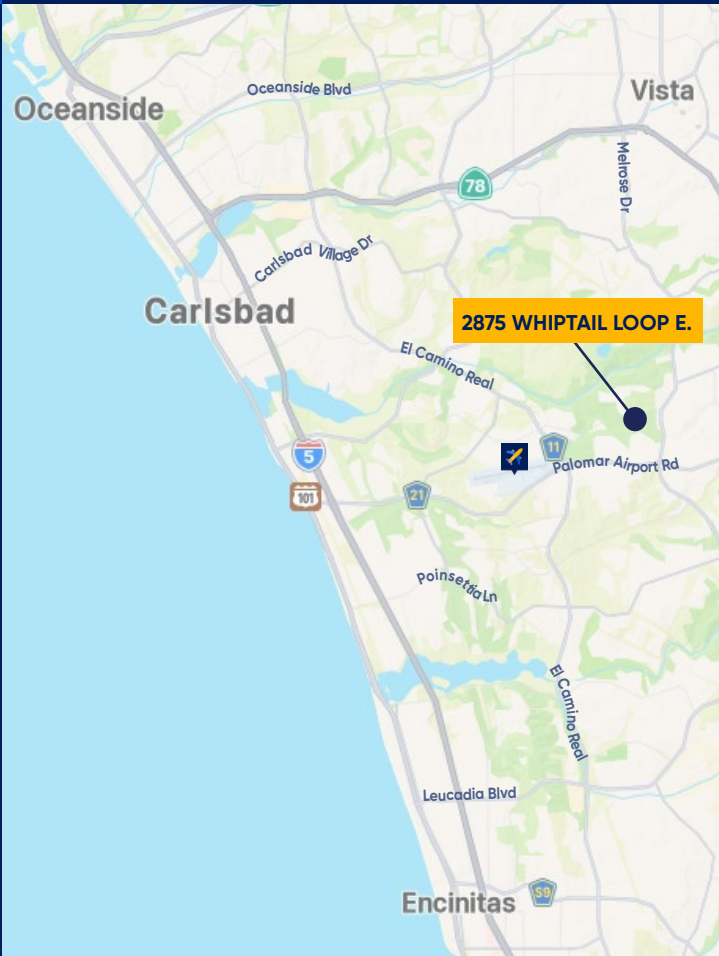


LEASE OPPORTUNITY | 70,000 - 82,895 Square Feet | Industrial Flex Facility












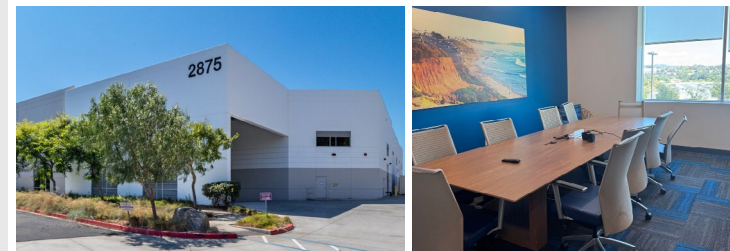
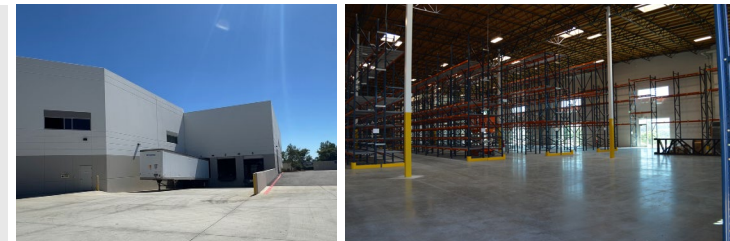
## Lease Opportunity

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### Property Overview

-  **Building Size**  
82,895 SF Total, Including Approx. 16,000 SF Office (Expandable)
-  **Building Type**  
Industrial Flex
-  **Year Built**  
2018
-  **Land Area**  
7.57 Acres
-  **Parking**  
2.41/1,000
-  **Loading**  
Dock High Doors: 6 Total (3 Covered)  
Grade Level Doors: 3 Total (12' x 14')
-  **Clear Height**  
28'
-  **Power**  
800 Amps, 277/480 Volt, 3-Phase
-  **Asking Lease Rate**  
\$1.40 / SF / Month  
\$0.35 / SF / Month OpEx



### Facility Features

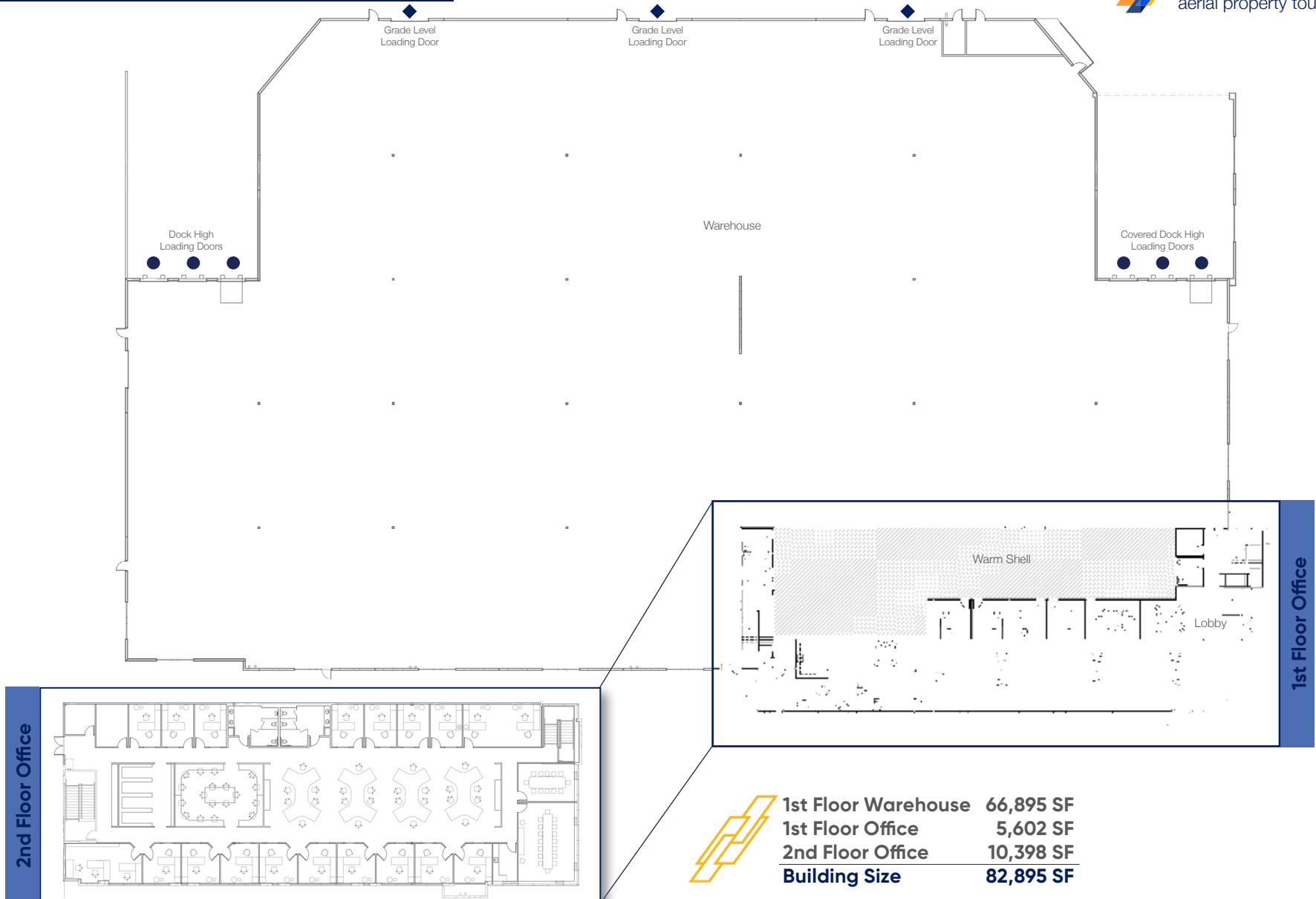
- ❖ Premier location, with elevated coastal appeal
- ❖ Ocean views
- ❖ Outdoor patios
- ❖ Ground floor: 72,497 SF | Mezzanine: 10,398 SF
- ❖ Carlsbad Oaks North is easily accessed from Interstate 5 and Highway 78.
- ❖ The 600-acre master-planned community includes existing industrial buildings between 20,000 and 200,000 square feet, as well as additional land for development.



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 [CLICK TO VIEW](#)  
aerial property tour





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