

# 8888 MIRAMAR RD

San Diego, CA 92126



**SPIRE**

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FOR LEASE

## PROPERTY HIGHLIGHTS



Limited opportunity for a location with frontage on Miramar Rd



Centrally located



Corner Property on a busy signalized intersection (Camino Ruiz and Miramar Rd)



Nearby Freeways: I-805, I-15, I-163



- Suite 2:  $\pm$  550 SF Ground Floor Office + 7,000 SF Lot
- Suite 4:  $\pm$  2,800 SF 2nd Floor Office
- Combination of both suites

Availability



CC-5-5

Zoning



Contact Broker For More information

Rent





# AVAILABILITY

## 8888 Miramar Rd Suite 2

± 550 SF Office Suite + ±7,000 SF Parking lot

### AVAILABLE FOR LEASE

PLEASE DO NOT DISTURB THE TENANT

- Suite Layout: Mostly open plan with 1 private office
- Parking Lot: Adjacent to the suite. Lot is paved and can be fenced.
- Miramar Frontage. Building signage and suite available
- Ideal for auto sale business

PLEASE CONTACT BROKER FOR MORE INFORMATION.



Exterior – Parking Lot and Office Suite Entrance



Exterior – Different angle of parking lot and suite entrance



Exterior – A wider perspective of the parking area.



# AVAILABILITY

**8888 Miramar Rd Suite 4**

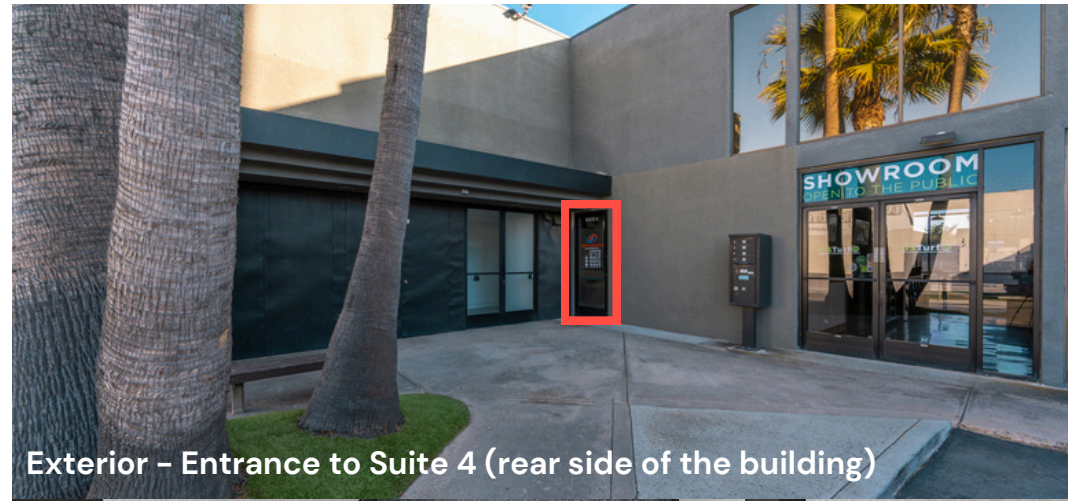
**± 2,816 SF 2nd Floor Retail/Office Suite**

## AVAILABLE FOR LEASE

PLEASE DO NOT DISTURB THE TENANT

- Suite Layout: Stair accessed mostly open plan with a few private rooms, private restroom.
- Building Signage available on visible Miramar Rd
- Ideal for general office/retail tenants that would like retail exposure off Miramar Rd.

PLEASE CONTACT BROKER FOR MORE INFORMATION.



Exterior – Entrance to Suite 4 (rear side of the building)



Exterior – Broader view



Exterior – Miramar Rd frontage

# AVAILABILITY

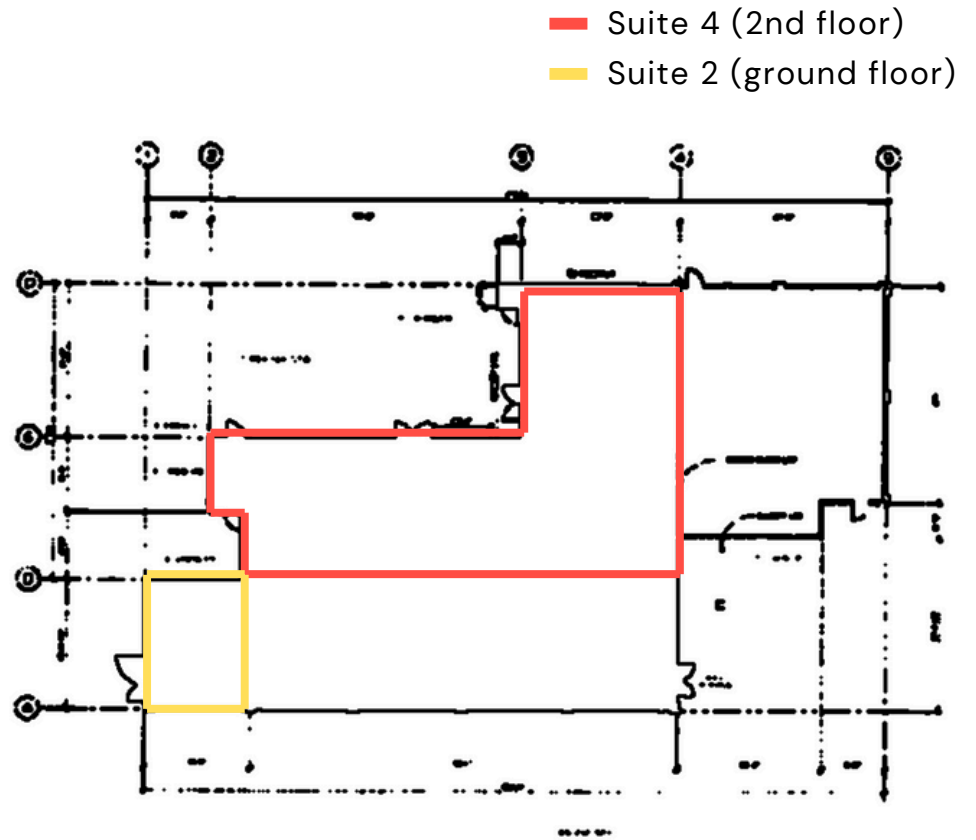
## 8888 Miramar Rd Suite 2 and 4

### Combination of both suites

### AVAILABLE FOR LEASE

PLEASE DO NOT DISTURB THE TENANT

- Building Signage available on visible Miramar Rd
- Rare designated parking lot fronting Miramar Rd
- Ideal for contractors requiring office space plus fleet storage, equipment rental, auto sales business, etc.

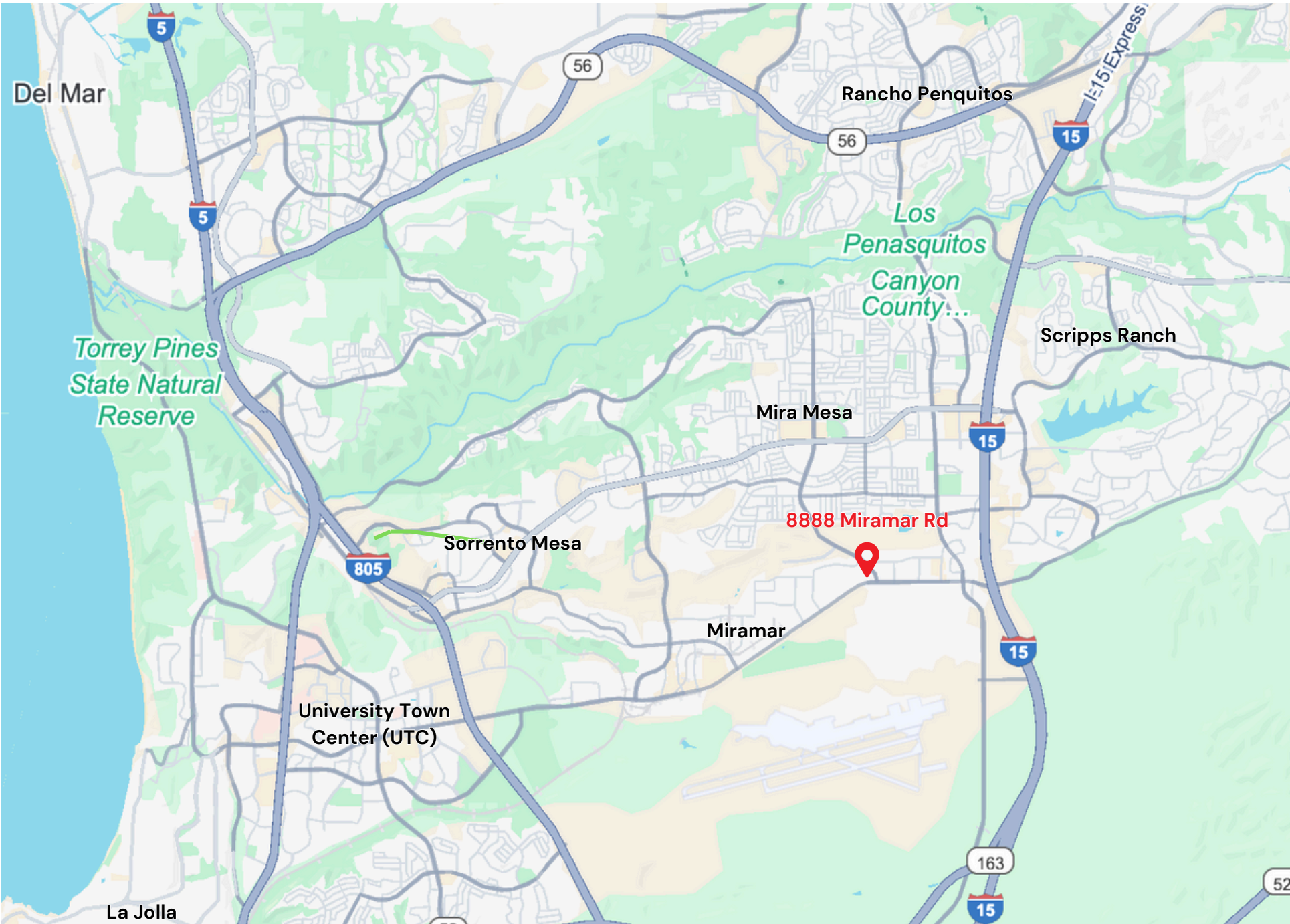


\*for reference purposes only

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# MAP OVERVIEW





**8888 MIRAMAR RD, SAN DIEGO, CA 92126**



## CONTACT INFORMATION

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