

GLOBAL EQUITY FINANCE BUILDING

MODERN OFFICE SUITES AVAILABLE FOR LEASE

7310 MIRAMAR RD, SAN DIEGO, CA 92126

\$1.95/SF

GROSS+E PROMO RATE FOR FIRST YEAR
NO CAM PASS THROUGHS!

*Exclusively
listed by*

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km Kidder
Mathews

Modern open-plan offices

Featuring high ceilings and exposed ducting, allowing you to create your own custom design

Impressive building design

Impressive glass-lined design

5.5/1,000 parking

Underground parking

Fully Amenitized

Coffee bar, Thai restaurant, fitness facility with showers, conference room & open-air atrium

AI security cameras equipped throughout

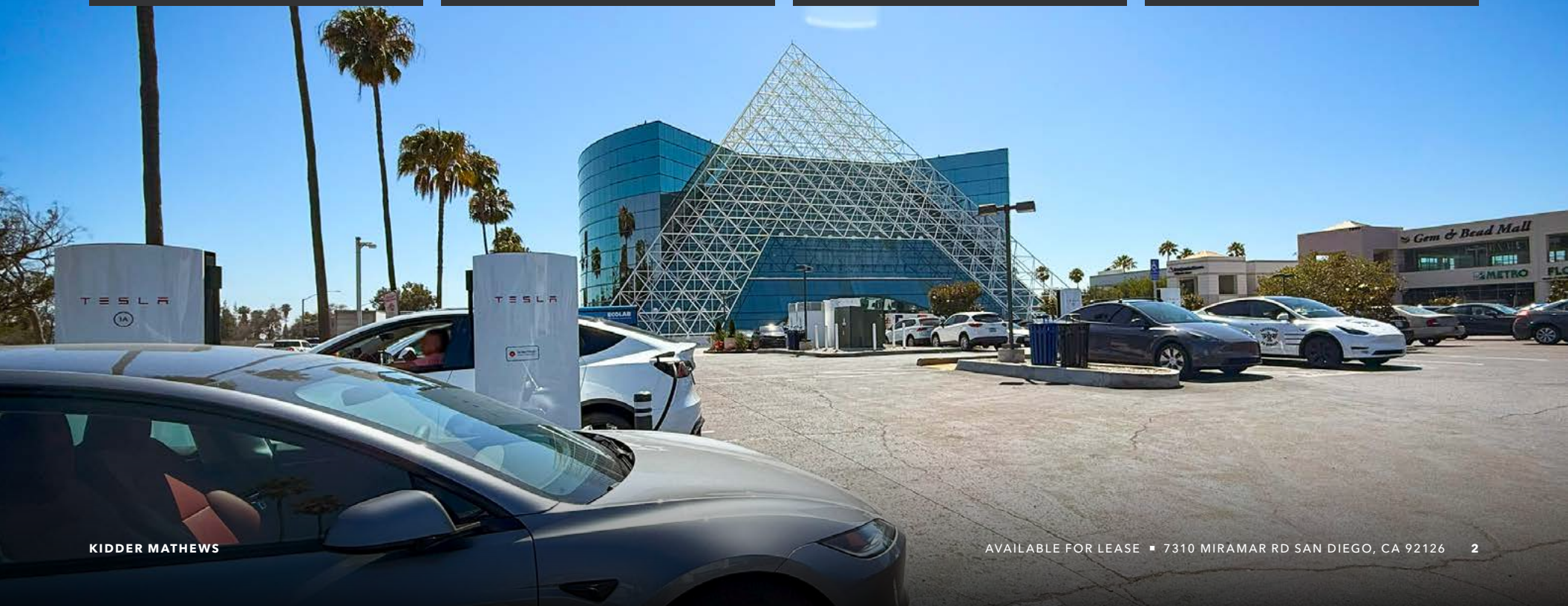
Tesla superchargers

Centrally Located

Located in the heart of San Diego

Less than 5-minute drive from UTC La Jolla

Easy access to 805 and 15 freeways



GLOBAL EQUITY FINANCE BUILDING

*Lease availabilities of office suites ranging from
±955 to ±12,684 square feet of open layout spaces*

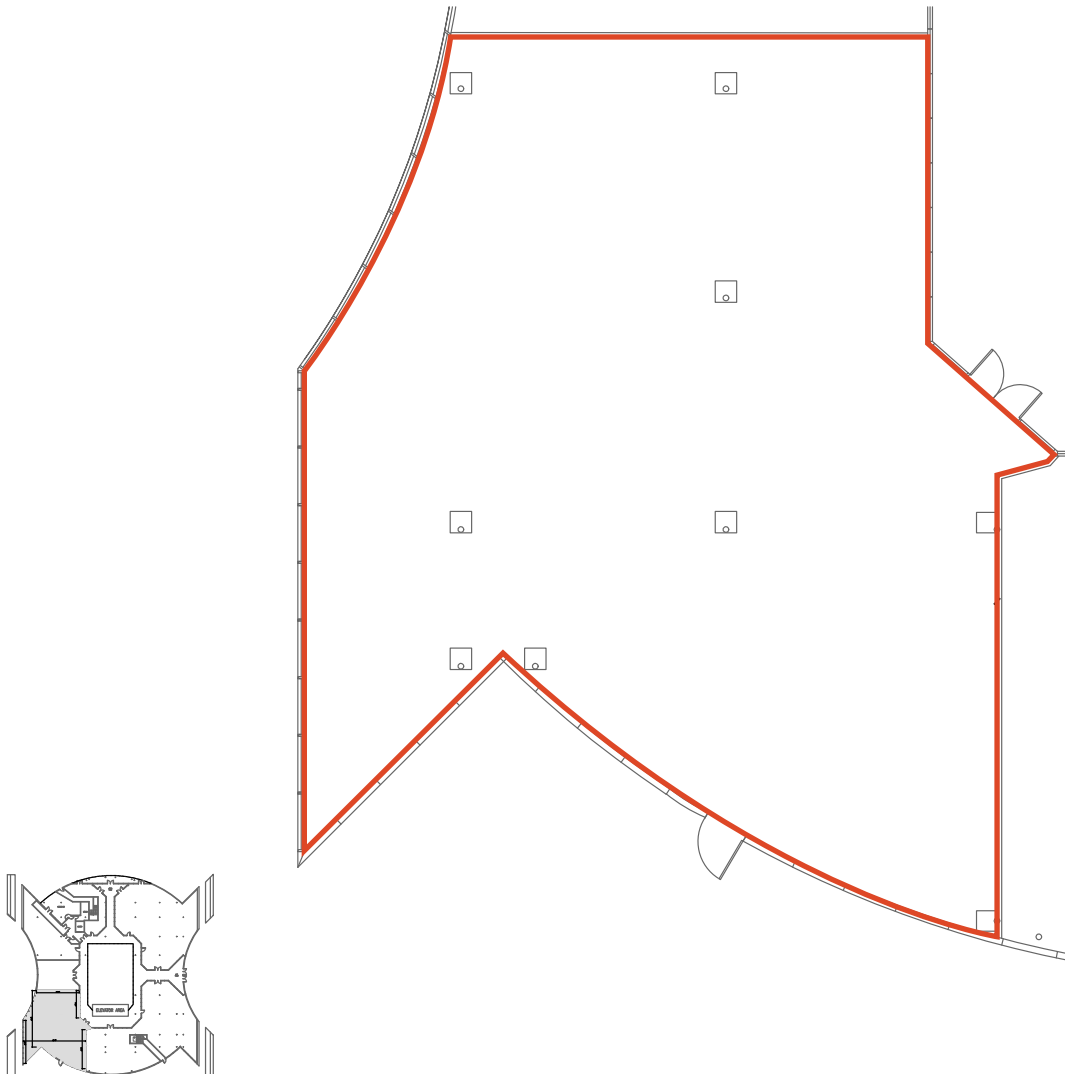
AVAILABILITY

Suite	Size (SF)	Availability	Notes
101	5,649	Now	Open layout, High Ceilings
210	12,684	Now	17 Private Offices + Large Bullpen
310	5,009	Now	Open Area, Large Glass Conference Room
320	1,924	Now	1 Private Office
330	955	Now	-
335	1,025	Now	2 Private Offices + Open Layout
345	2,106	Now	2 Private Offices + Open Layout, Kitchenette
404	4,194	Now	5 Private Offices + IT Room, Training Room, Kitchen
440	2,421	Now	1 Private Office + Cubicles in Open Layout

GLOBAL EQUITY FINANCE BUILDING



FIRST FLOOR



\$1.95

PSF/MO PROMOTIONAL LEASE RATE
(FIRST YEAR RATE INCENTIVE)

NEGOTIABLE

PSF/MO LEASE RATE

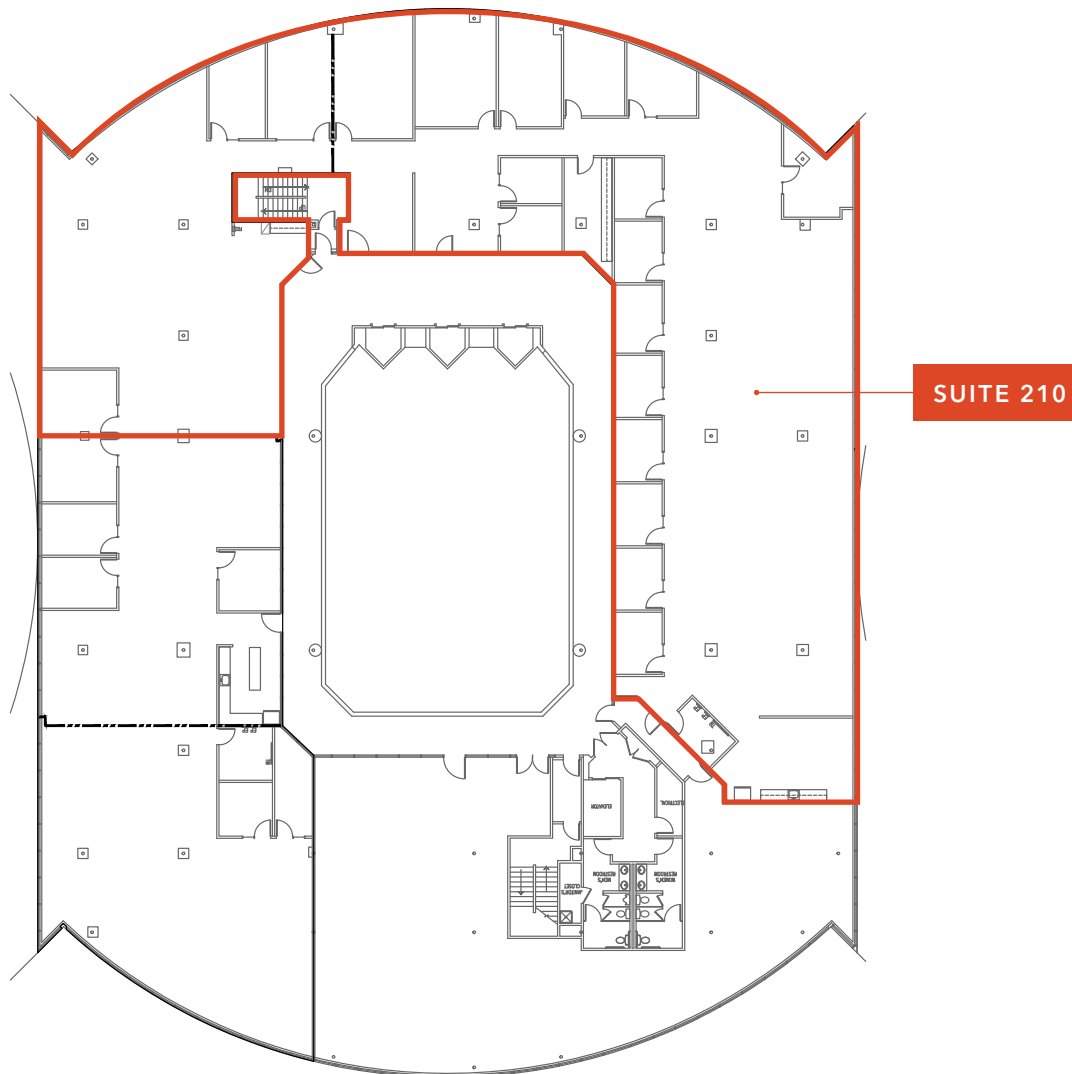
GROSS+ELEC

RENT TYPE

- Suite 101
- 5,649 SF
- Available now



SECOND FLOOR



\$1.95

PSF/MO PROMOTIONAL LEASE RATE
(FIRST YEAR RATE INCENTIVE)

NEGOTIABLE

PSF/MO LEASE RATE

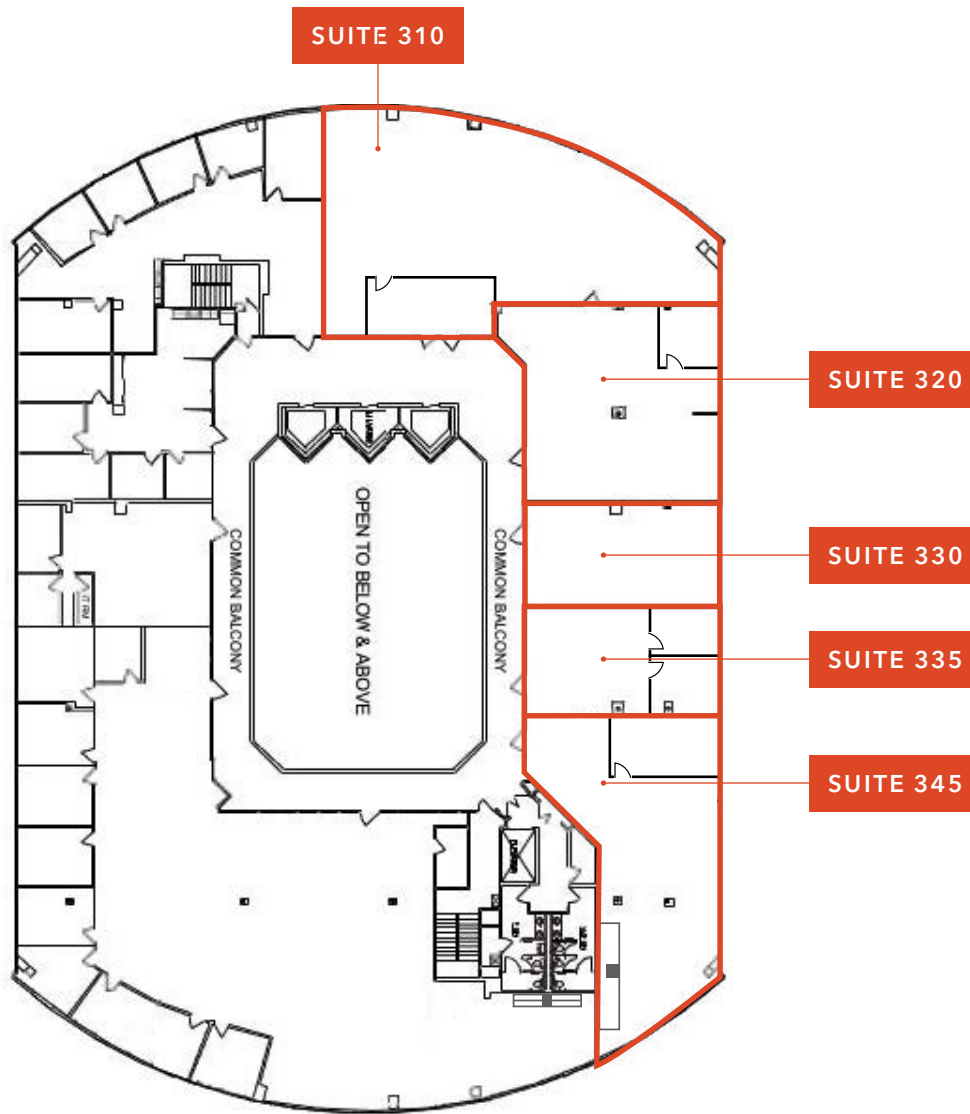
GROSS+ELEC

RENT TYPE

- Suite 210
- 12,684 SF
- Available now



THIRD FLOOR



\$1.95

PSF/MO PROMOTIONAL LEASE RATE
(FIRST YEAR RATE INCENTIVE)

NEGOTIABLE

PSF/MO LEASE RATE

GROSS+ELEC

RENT TYPE

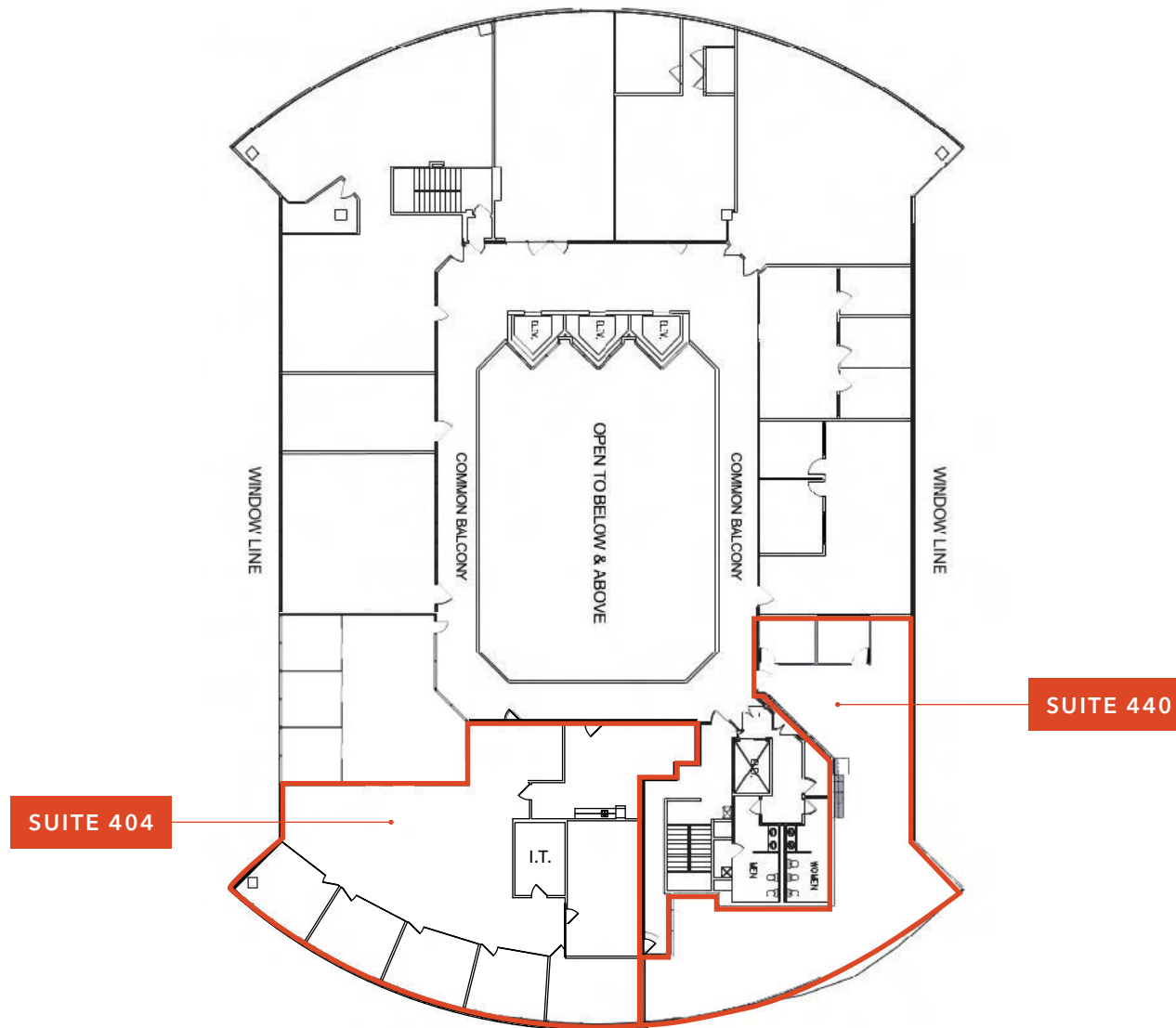
ALL SUITES

AVAILABLE NOW

- Suite 310: 5,009 SF
- Suite 320: 1,924 SF
- Suite 330: 955 SF
- Suite 335: 1,025 SF
- Suite 345: 2,106 SF

*Contiguous to 11,019 SF

FOURTH FLOOR



\$1.95

PSF/MO PROMOTIONAL LEASE RATE
(FIRST YEAR RATE INCENTIVE)

NEGOTIABLE

PSF/MO LEASE RATE

GROSS+ELEC

RENT TYPE

- Suite 404: 4,194 SF
- Suite 440: 2,421 SF
- Available now



GLOBAL EQUITY FINANCE BUILDING



GLOBAL EQUITY FINANCE BUILDING

6 MIN

2.7 MILES | 805 FREEWAY OR I-15

25 MIN

17.6 MILES | SAN DIEGO AIRPORT

40 MIN

28.4 MILES | OCEANSIDE

40 MIN

28.8 MILES | US/MEXICO BORDER

Pacific Ocean



7310 Miramar Rd, San Diego

Owned by



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**Kidder
Mathews**