

# THE NEUROLOGY CENTER

CARLSBAD MEDICAL PLAZA

## NORTH COAST MEDICAL PLAZA

6010 HIDDEN VALLEY ROAD, CARLSBAD CALIFORNIA

AVAILABLE FOR LEASE

BUILDING ~ 50,000 SF ~ EXISTING MEDICAL BUILDING

STRATEGIC



**North County's Most Affluent Demographics**  
\$98,614 Avg Household Income in a 5-Mile Radius

ACCESSIBLE



**1 Mile from Interstate 5**  
202,572 Households Within 20-Minute Drive

VISIBLE



**363 Feet Linear Frontage on Palomar Airport Road**  
43,492 Cars per Day

**CBRE**

[WWW.NORTHCOASTMEDICALPLAZA.COM](http://WWW.NORTHCOASTMEDICALPLAZA.COM)

LARS EISENHAUER

Lic. 01372911

+1 760 438 8534

[lars.eisenhauer@cbre.com](mailto:lars.eisenhauer@cbre.com)

DAN HENRY

Lic. 02035998

+1 760 438 8569

[dan.henry@cbre.com](mailto:dan.henry@cbre.com)



# PROJECT FEATURES



Medical Suites available from 3,372 SF



Newly renovated common areas



5:1,000 ample parking and great visibility



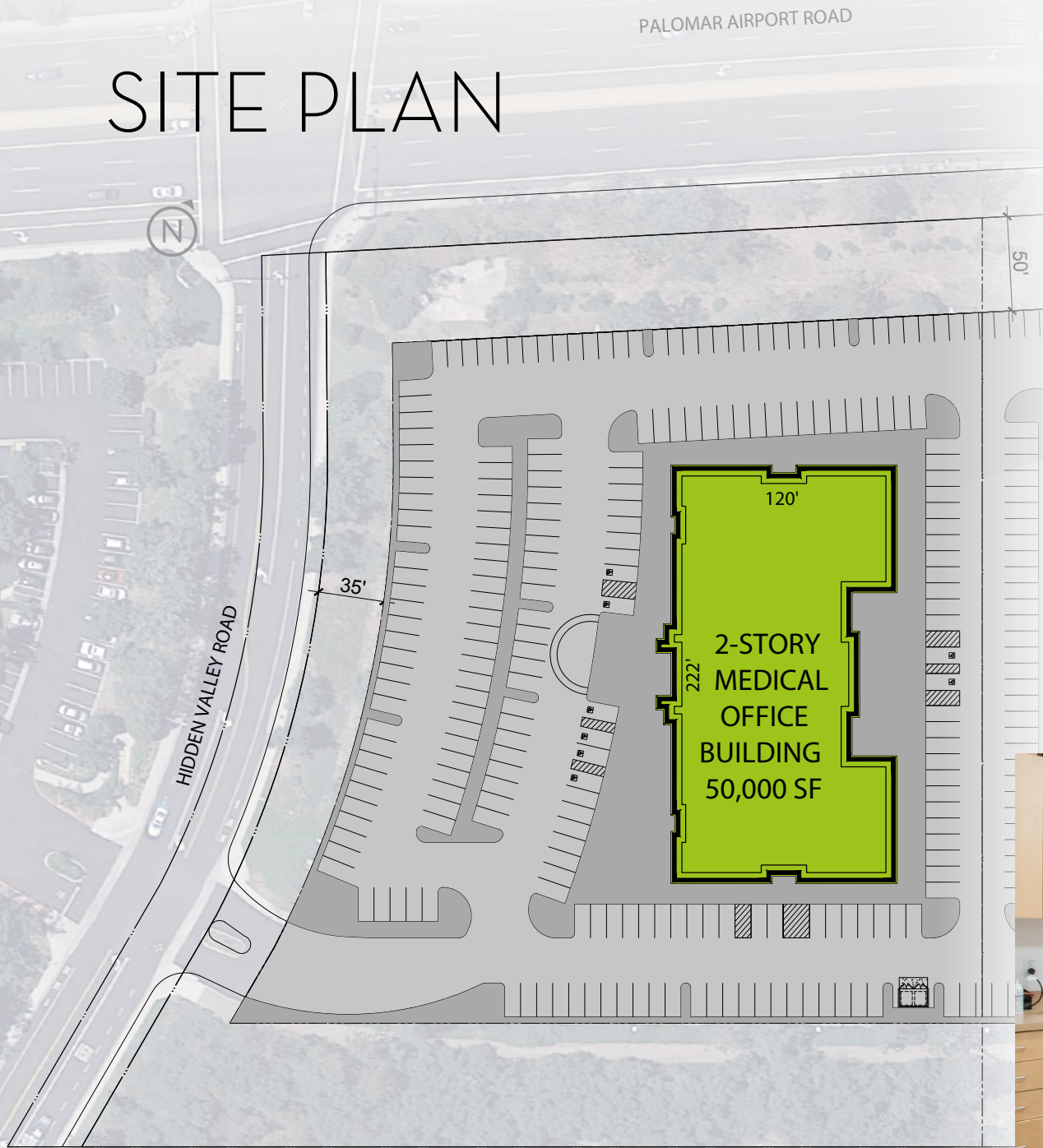
Close to Scripps Encinitas and Tri-City Medical Center



Minutes to I-5



# SITE PLAN

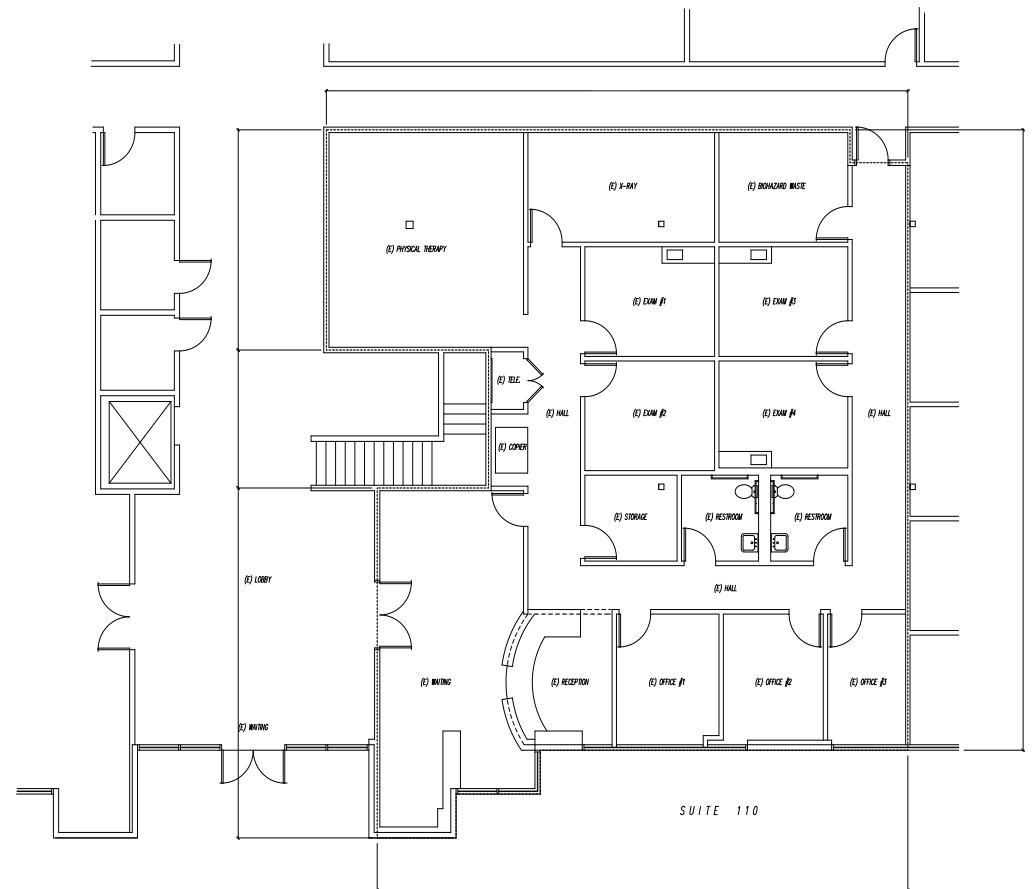


# AVAILABLE SPACES

6010 HIDDEN VALLEY ROAD  
IMMEDIATE AVAILABILITY

## PHASE 1-6010 HIDDEN VALLEY ROAD

Suite	RSF	Available	Lease Rate
110	3,372	Now	Negotiable



SUITE 110



# AREA AMENITIES

## BANKS

1. Comerica Bank
2. Bank of America
3. First National Trust Services

## HOTELS

4. Grand Pacific Palisades
5. Motel 6 Carlsbad East
6. Carlsbad by the Sea Resort

## RETAIL

7. Costco
8. Carlsbad Premium Outlets

## RESTAURANTS

9. Karl Strauss Brewery
10. Tip Top Meats
11. Carl's Jr.
12. Taco Bell
13. Islands
14. TGI Friday's
15. Carlsbad Premium Outlets Restaurants
16. Corner Bakery
17. King's Fish House
18. BJ's Restaurant and Brewhouse
19. PF Chang's



NORTH COAST  
MEDICAL PLAZA

WWW.NORTHCOASTMEDICALPLAZA.COM



LARS EISENHAUER

Lic. 01372911

+1 760 438 8534

[lars.eisenhauer@cbre.com](mailto:lars.eisenhauer@cbre.com)

DAN HENRY

Lic. 02035998

+1 760 438 8569

[dan.henry@cbre.com](mailto:dan.henry@cbre.com)

# NORTH COAST

MEDICAL PLAZA

# CBRE

CBRE, Inc.  
Broker Lic. #00409987

© 2024 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. CBRE, Inc. makes no guarantee, representation or warranty and accepts no responsibility or liability as to the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such marks does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

