

6231-6241 YARROW DR

Carlsbad, CA 92011

FOR LEASE: 5,956 SF INDUSTRIAL SUITE





BROKER CONTACTS

Isaac Little

ilittle@lee-associates.com

760.929.7862

CalBRE #01702879

Marko Dragovic

mdragovic@lee-associates.com

760.929.7839

CalBRE #01773106

Olivia Baffert

obaffert@lee-associates.com

760.488.1376

CalBRE #02211874

project highlights

Warehousing & Manufacturing Functionality

- Oversized grade level doors
- 277/480 Volt Power
- Excellent truck access and circulation
- 18' minimum Clear Height



Quality Construction & Image

- Located within Palomar Airport Business Park
- Ample Parking
- 100% ground floor square footage
- Drive around Access

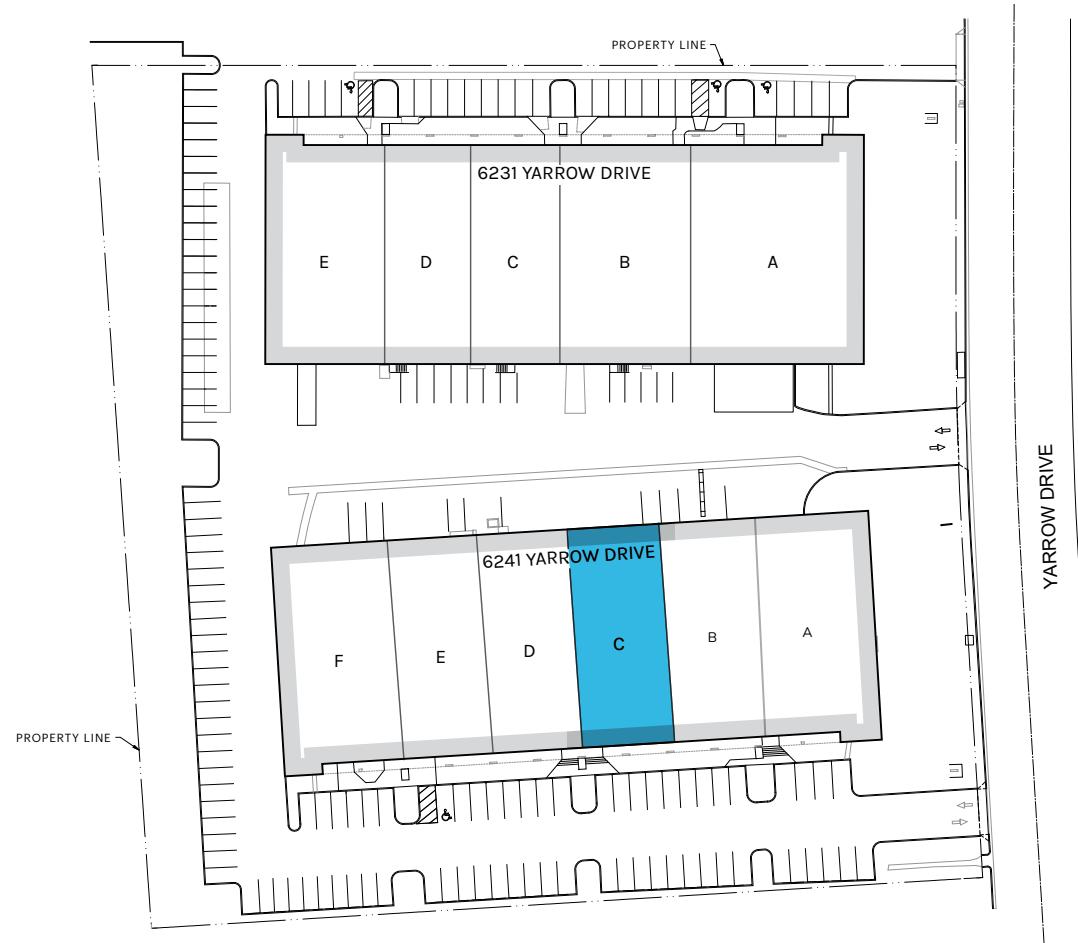


Rare Industrial Location

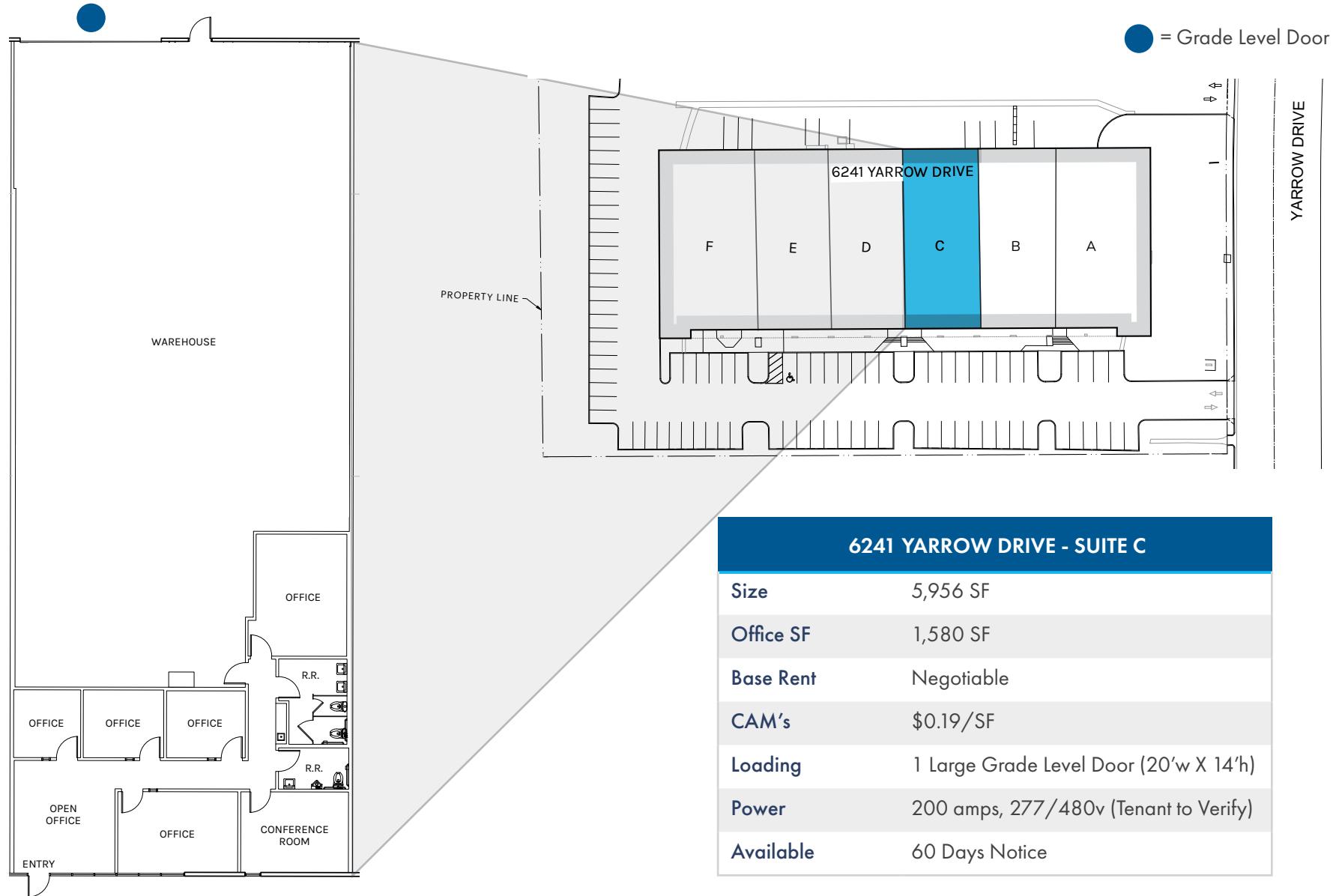
- Superior location with quick access to Hwy-78, I-5 & I-15
- 1 Block from major throughfare, Palomar Airport
- Close to restaurants and retail amenities

availability overview

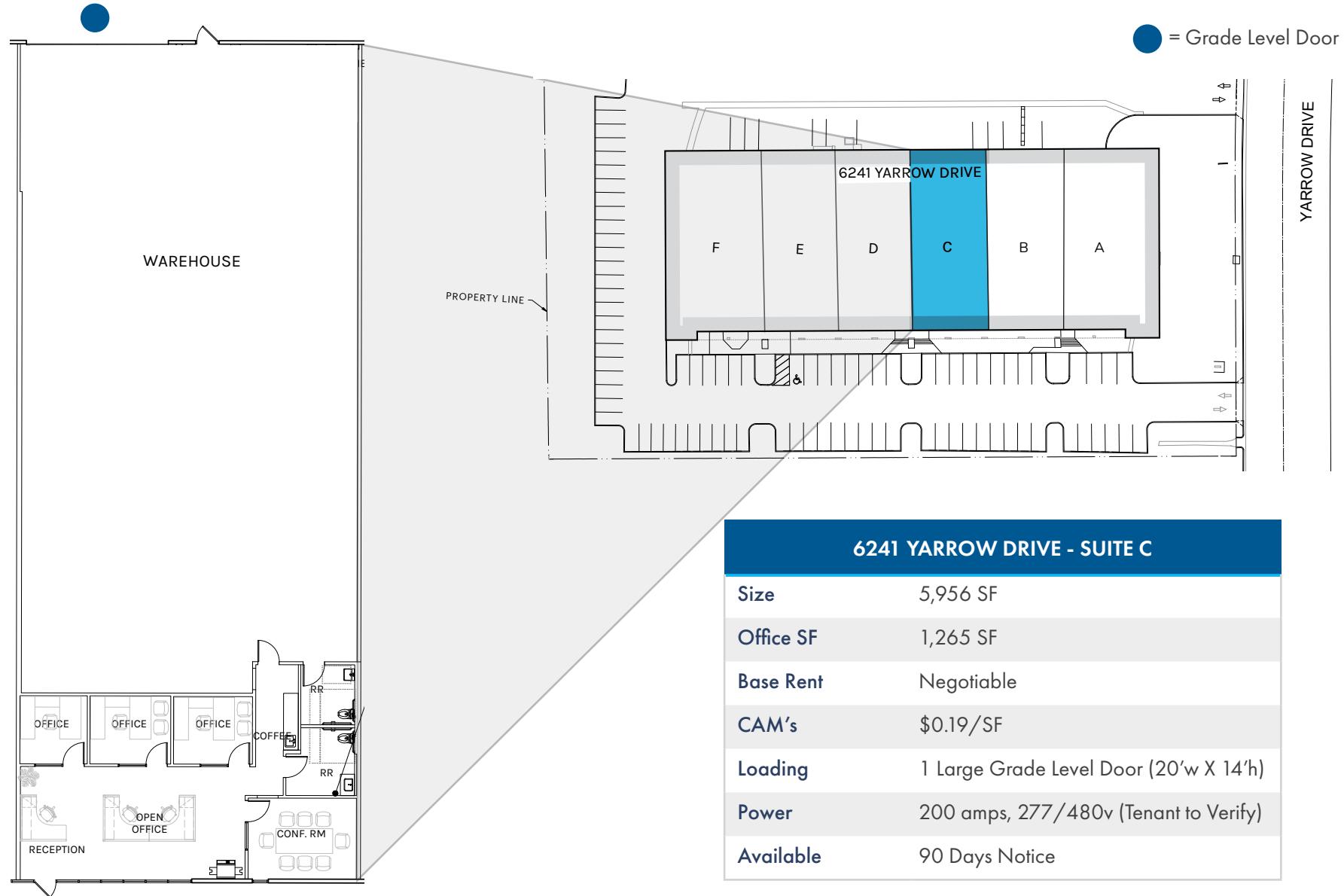
Address	Suite	Size	Office	Loading	Availability	Base Rent	CAM
6241 Yarrow Drive	C	5,956 SF	1,580 SF	1 Grade Level	60 - 90 Days Notice	Negotiable	\$0.19/SF



existing floor plan



conceptual floor plan



property photos



aerial map



location map



6231 - 6241 Yarrow Dr

Carlsbad, CA 92011

Isaac Little
ilittle@lee-associates.com
760.929.7862
CalDRE #01702879

Marko Dragovic
mdragovic@lee-associates.com
760.929.7839
CalDRE #01773106

Olivia Baffert
obaffert@lee-associates.com
760.448.1376
CalDRE # 02211874

