

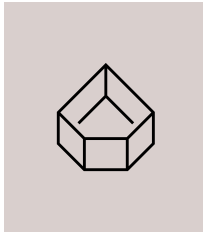
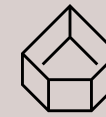


12626 + 12636 HIGH BLUFF DRIVE



12636





THE PLAN

# IT'S ABOUT FINDING OUR PLACE AHEAD OF THE CURVE.

An inspiring and creative destination for ambitious companies.



Today's most creative workspaces inspire their environment through the lens of a single, integrated, hospitality experience.

CRAFT is comprised of two, four-story office buildings totaling 124,006 square feet in the prime submarket of Del Mar Heights in San Diego County. Del Mar Heights has historically been a top-performing submarket in the San Diego region. Recent capital improvements completed by Swift, entice creative companies searching for experiential office space and allow CRAFT to

be competitive with neighboring Class A assets along the best commercial corridor in Del Mar. An established client focused experience, created by Swift, comes to life through a redesigned courtyard with collaborative outdoor meeting areas, grab-and-go food option, and a fitness area with the latest wellness equipment that will support the Southern California lifestyle of its tenants.

[www.craftsandiego.com](http://www.craftsandiego.com)



THIS IS CRAFT

Building Top Signage Available

CONCIERGE-STYLE

# AMENITIES AND RECENT RENOVATIONS

## MODERN INDOOR/OUTDOOR FITNESS CENTER

1



CRAFT's brand new indoor/outdoor, state-of-the-art fitness center includes weights, cardio equipment, lockers, showers and towel service, offered to the tenants in a modern and simple design.

## TENANT LOUNGE COMING SOON

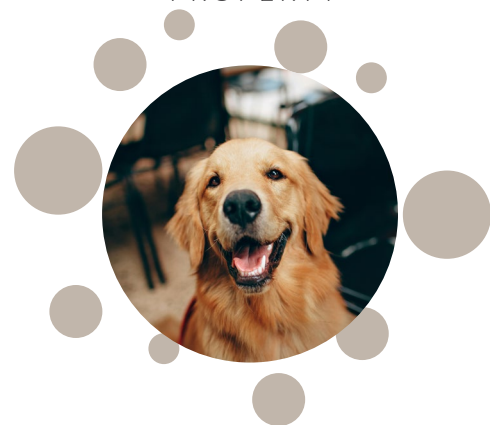
2



CRAFT is excited to announce the upcoming addition of a new tenant lounge and conferencing center. Designed with comfort and collaboration in mind. Stay tuned for more details!

## DOG-FRIENDLY PROPERTY

3



If leaving Fido at home alone is not ideal, then bring him to work. CRAFT provides a pet-friendly campus with access to dog-walking trails.

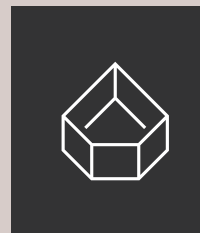
## BEAUTIFUL OUTDOOR SPACE

4



CRAFT has an abundance of outdoor amenities, including: purpose-built outdoor meeting areas, intimate and communal seating areas, ample shade, ambient water features, wi-fi and power sources throughout to keep you well connected.

ENERGY STAR Certified: CRAFT meets the high standards for efficiency and environmental performance, helping to reduce operating costs and enhance sustainability.



# AVAILABILITIES

\$5.25 + E

## 12626

Suite 220  
2,740 SF  
Available

Suite 350  
1,268 SF  
Available Nov 2026

Suite 370  
6,732 SF  
Available

## 12636

Suite 110  
1,839 SF  
Available in 30 days

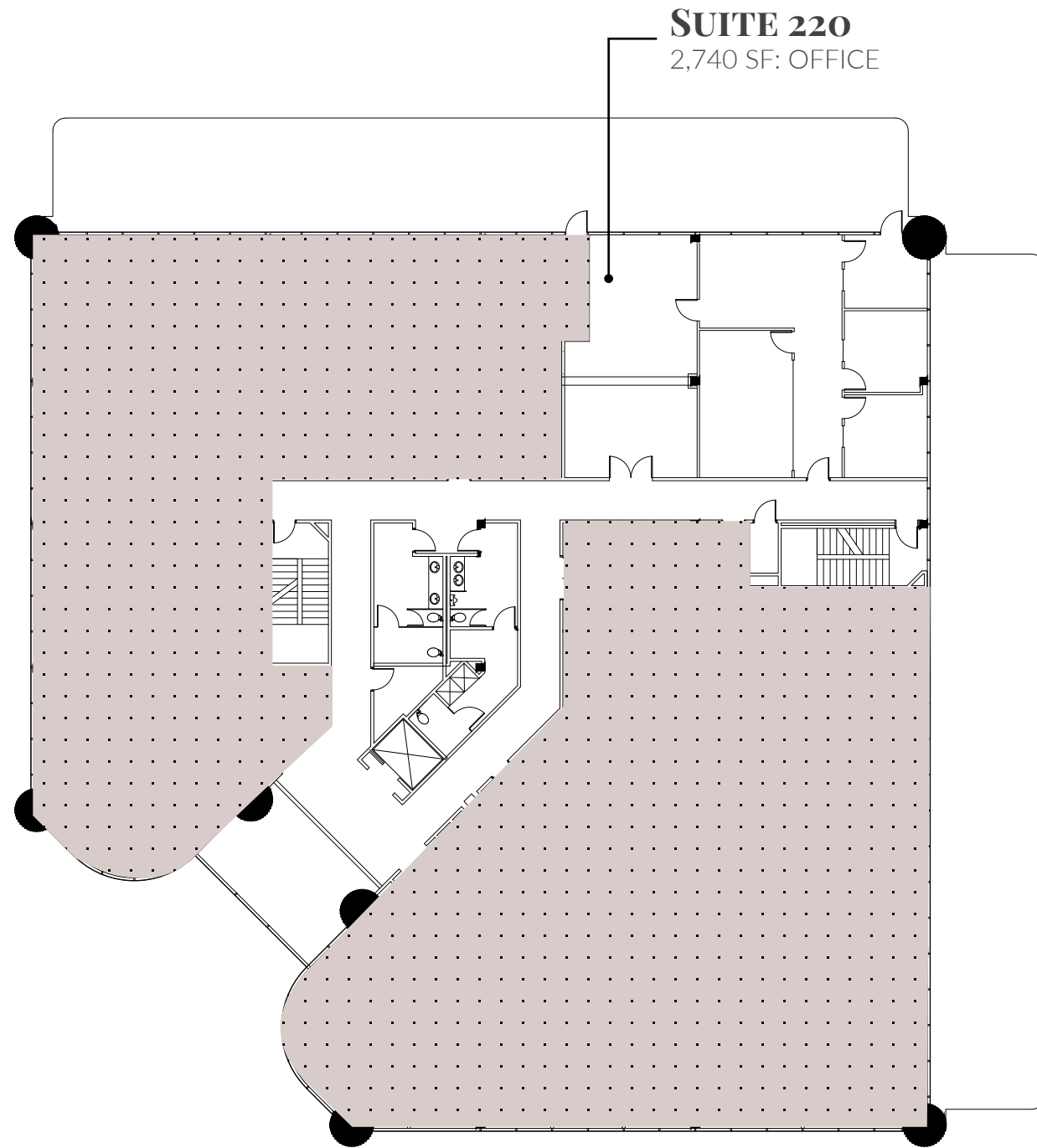
Suite 120  
3,710 SF  
Available

Suite 130  
4,165 SF  
Available Aug 2026

Suite 350  
4,508 SF  
Available

# 12626

HIGH BLUFF DR.

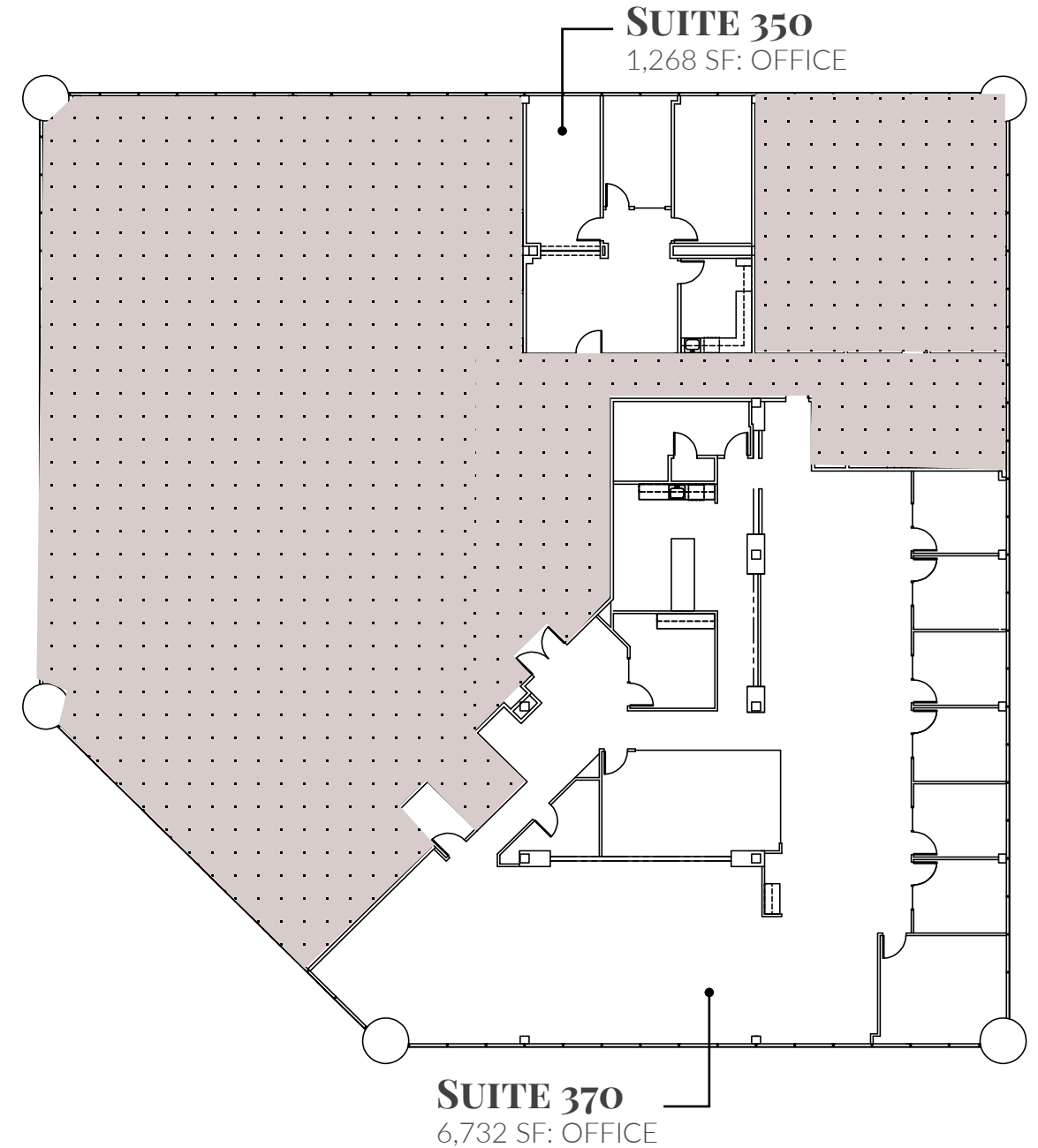


### SUITE 220:

- Available

# 12626

HIGH BLUFF DR.



### SUITE 350:

- Available Nov 2026

### SUITE 370:

Virtual Tour 

- Spec Suite with traditional office buildout and break room. Available

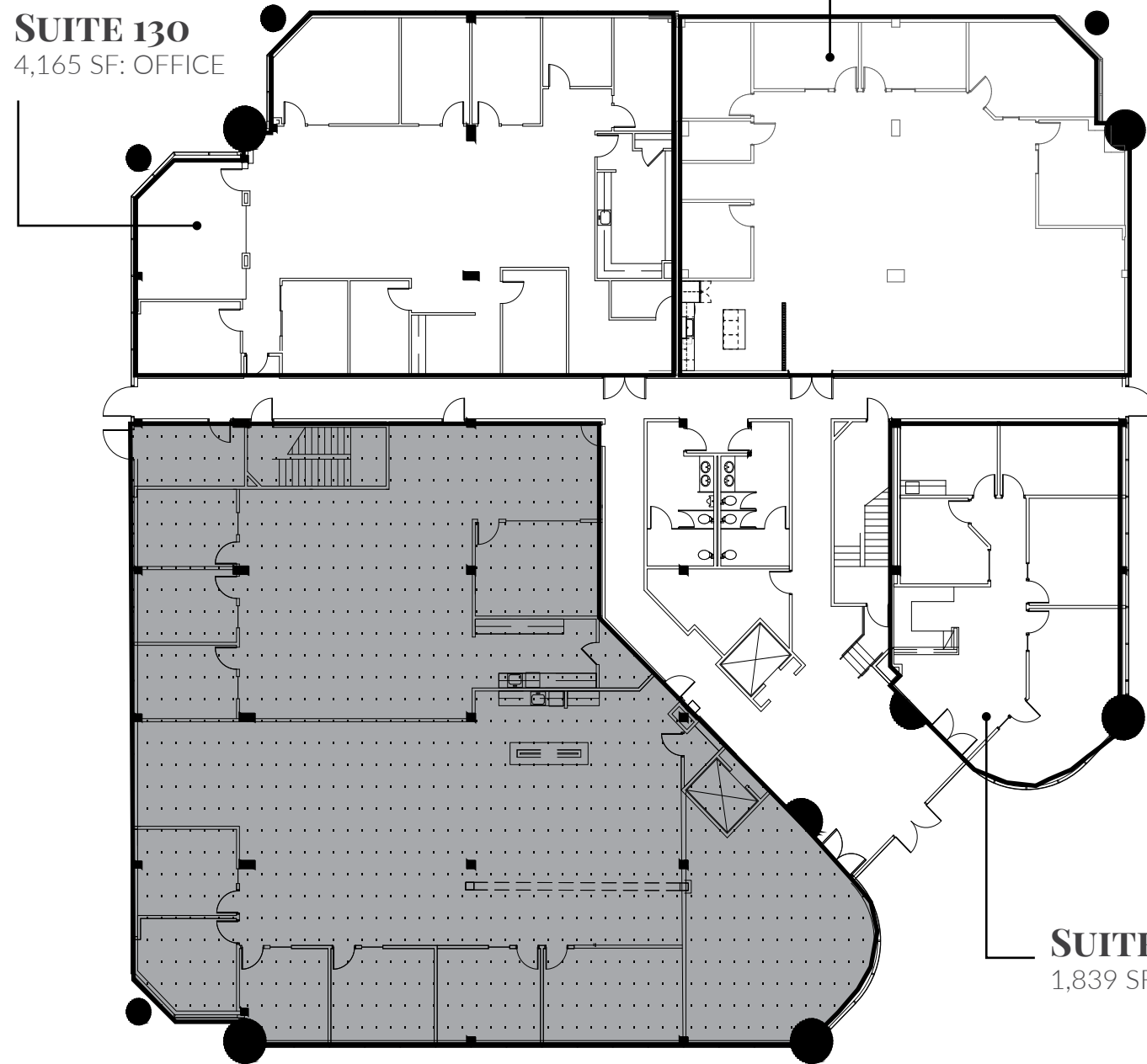


# 12636

HIGH BLUFF DR.

**SUITE 130**  
4,165 SF: OFFICE

**SUITE 120**  
3,710 SF: OFFICE



**SUITE 110**  
1,839 SF: OFFICE

**SUITE 110:**

- Available in 30 days

**SUITE 120:**

- Available

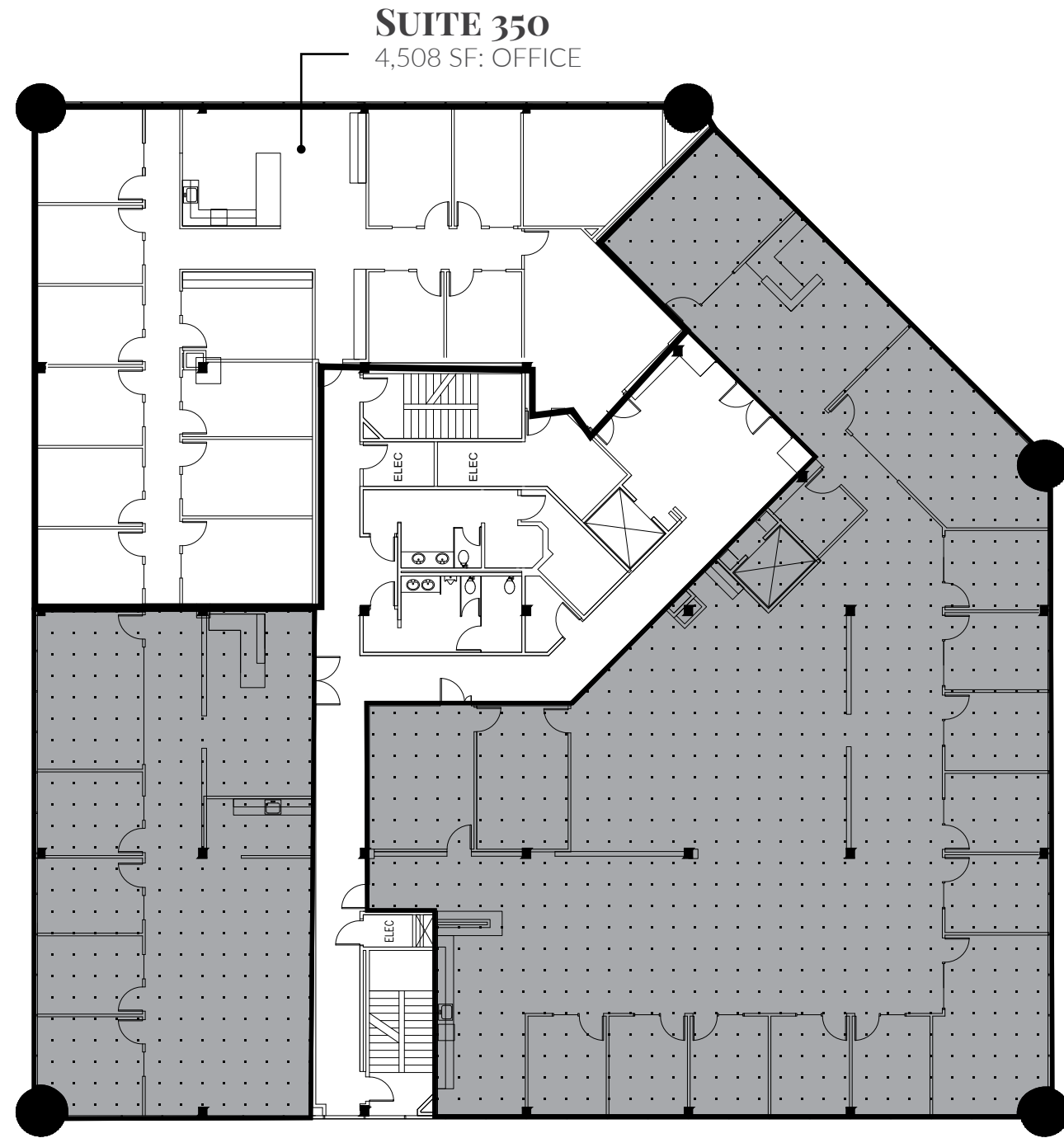
**SUITE 130:**

- Available Aug 2026



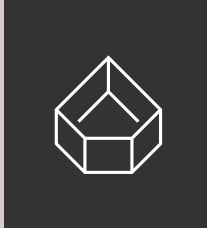
# 12636

HIGH BLUFF DR.



### SUITE 350:

- Available
- New building standard finishes/ expose ceiling





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 Information herein has been obtained  
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 required to conduct their own due diligence  
 and verification.



**NEARBY AMENITIES**

Del Mar Heights ww



**1 DEL MAR HIGHLANDS TOWN CENTER**

- Steak 48 Del Mar
- Latitude 33 Brewing
- Craft House Sky Deck
- Cinepolis Luxury Cinemas
- Sidecar Doughnuts
- Urban Plates
- Mendocino Farms
- Jimbo's...Naturally!
- Batch & Box Cookies
- Philz Coffee
- Davanti Enoteca
- Toasted Gastrobrunch
- Ralph's
- The Melt
- Cross Street Chicken
- LOLO Boutique
- El Pollo Loco
- Pokewan
- Bank of America
- Wells Fargo
- Einstein Bros. Bagels

**2 ONE PASEO**

- Shake Shack
- Nick's Del Mar
- Mizukiyama Sushi
- Harland Brewing
- The Butchery
- Blue Bottle Coffee
- Parakeet Cafe
- Sweetfin Poke
- Raised by Wolves
- Bodyrok Pilates
- CAVA

**3 CARMEL COUNTRY PLAZA**

- Achilles Coffee Roasters
- Cyclebar
- Everbowl
- Katana Sushi
- Union Bank
- SDCCU
- Oggi's Brewhouse
- Sharp Rees-Stealy Medical

**4 BEACHSIDE DEL MAR**

- Vons
- Jersey Mikes
- Starbucks
- Broken Yolk Cafe
- Pilates Republic
- Bushfire Kitchen

**5 PIAZZA CARMEL**

- Pavillions
- Gami Sushi
- Marketplace Grille
- Nico's Taco Shop
- Chipotle
- Super Dumpling
- Spices Thai Cafe
- Starbucks
- Chase
- F45 Training
- Ace Hardware
- Chase
- USPS