

**555**

# WEST BEECH



## LEASING PROMOTION!

- » YEAR 1: \$2.25 FSG
- » YEAR 2: \$2.50 FSG
- » YEAR 3: \$2.75 FSG

**Office Suites For Lease**

**DMJ**  
PARTNERS

Owned & Managed by  
MC Strauss Company





Common Area Atrium  
with Outdoor Seating



Renovated Elevator  
Lobby & Hallways



Walking distance to numerous  
restaurants & retail



Parking Ratio: 1/1000  
\$200/space per month - unreserved



Near Public Transportation



Excellent Freeway Access to  
Interstate 5 & Highway 163





The San Diego Bay

Waterfront Park

Pacific Highway

Kettner Blvd.

India Street

Cedar Street

Columbia Street

West Beech Street

West Ash Street

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BORN AND RAISED

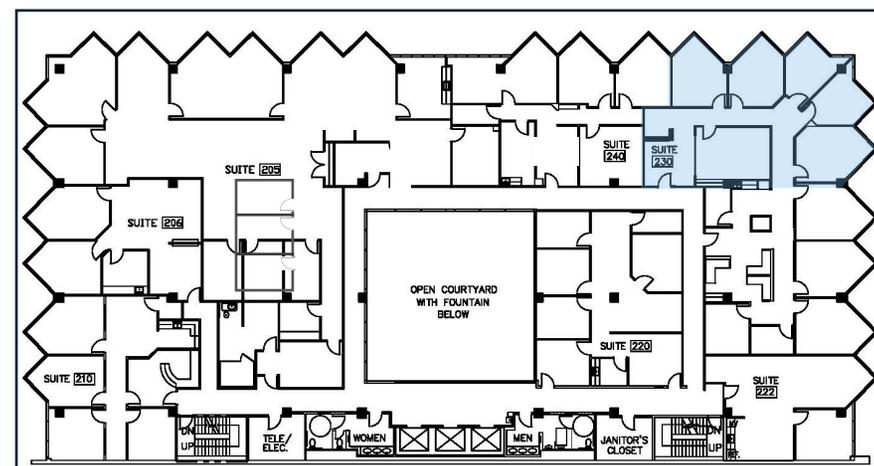
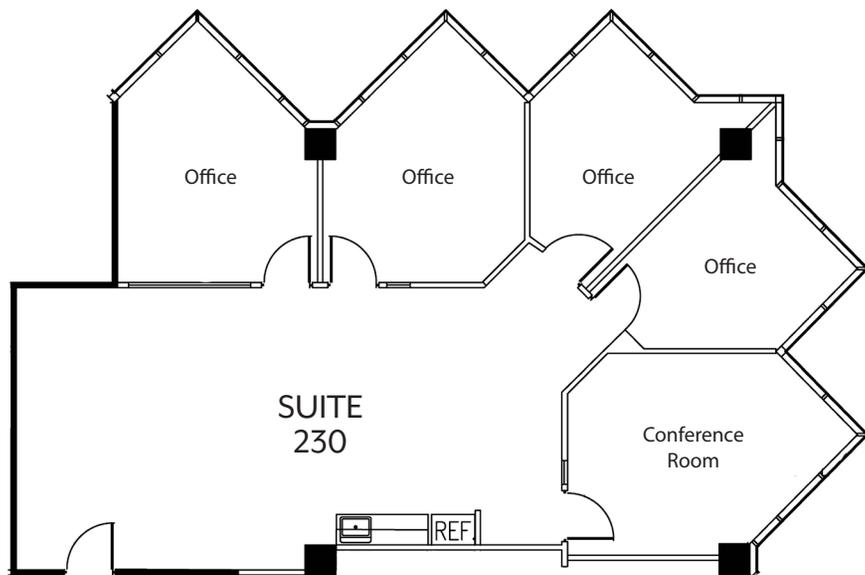


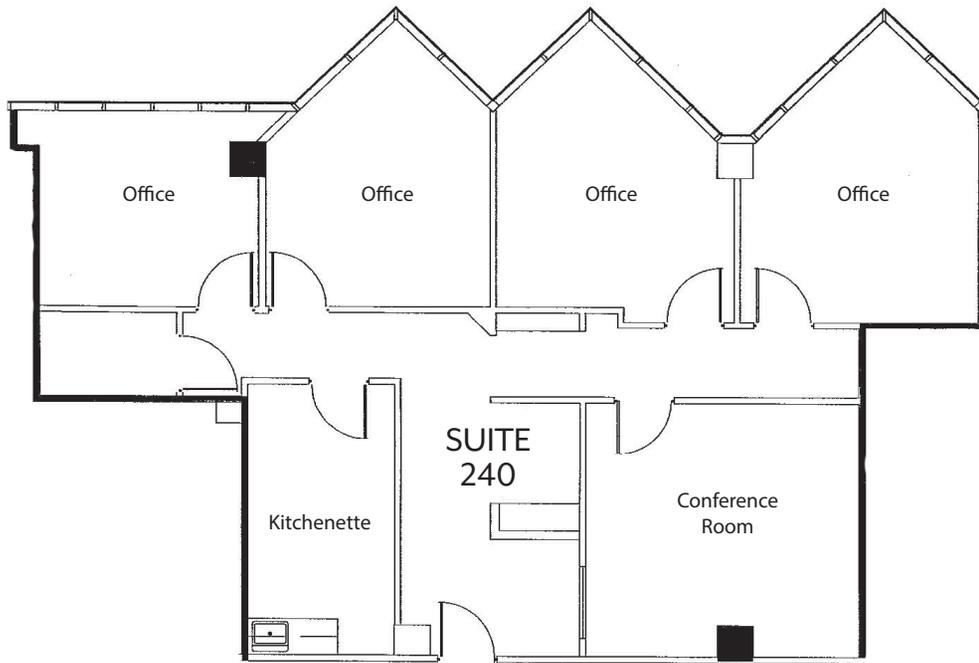
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**SUITE 230**

- Lease Rate: \$2.25 Full Service Gross
- Size: ± 2,041
- Reception
- 4 Private Offices
- Break Room
- Conference Room
- Available Now
- Can be combined with suite 240 for 3,821 SF



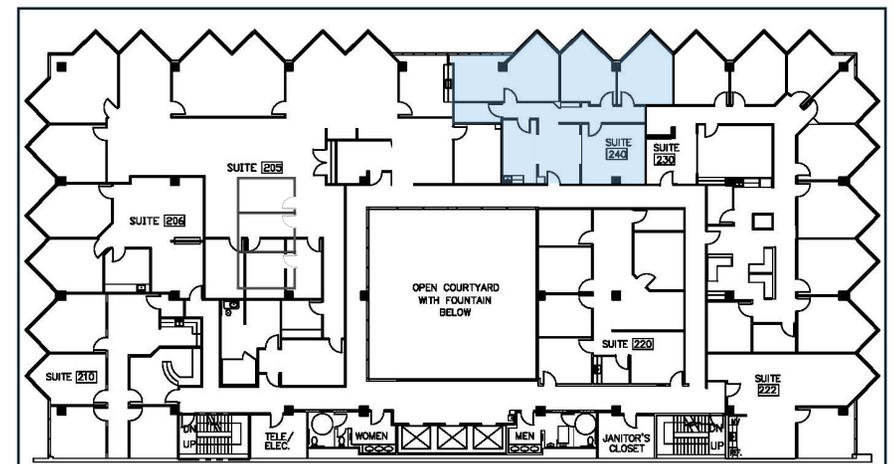


### SUITE 240

- Lease Rate: \$2.25 Full Service Gross
- Size: ± 1,780 RSF
- Reception
- 4 Private Window Lined Offices
- Kitchenette with Sink
- Interior Conference Room
- IT/Storage Room
- Available Now
- Can be combined with suite 230 for 3,821 SF

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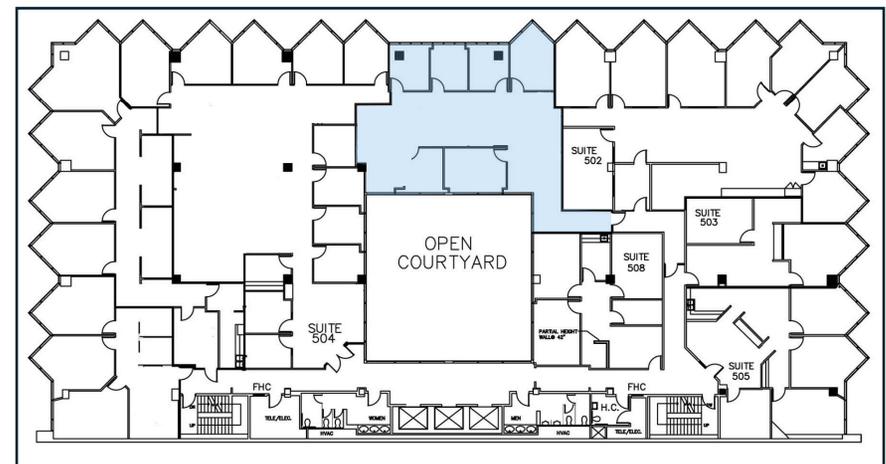
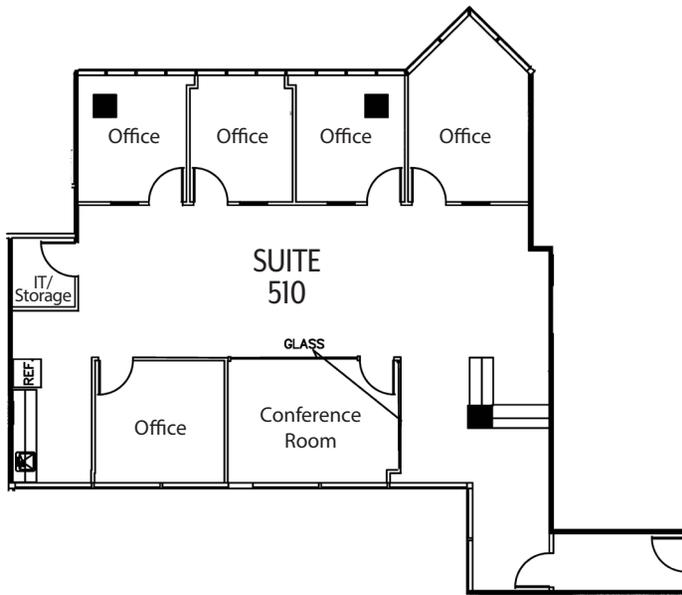


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- » YEAR 3: \$2.75 FSG

**SUITE 510**

- Lease Rate: \$2.25 Full Service Gross
- Size: ±2,146 RSF
- Five Private Offices
- Conference Room
- IT/Storage Room
- Reception Area
- Kitchen with Sink
- Available Now



# 555

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## For More Information

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