

North Coast Medical Plaza

6010 Hidden Valley Road, Carlsbad, CA 92011



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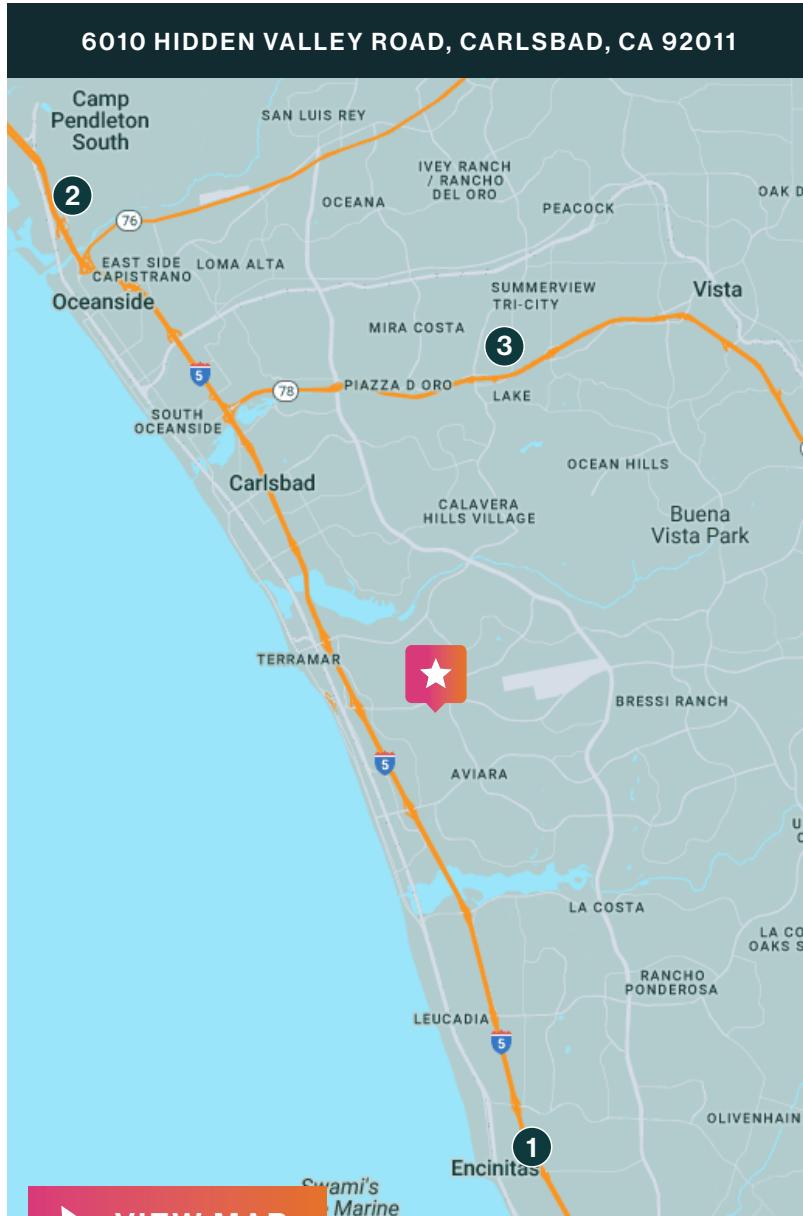
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VIEW LISTING

- Two-story, ENERGY STAR® labeled medical office building with renovated common areas
- Onsite services include advanced imaging, neurology, dermatology, and pain management specialties
- Located in affluent North County with strong household income
- Located minutes from I-5 with excellent visibility along Palomar Airport Road
- Ample surface parking walking distance to coastal dining and retail amenities
- Generous Tenant Improvement allowance and flexible terms

Modern North County medical office with premier visibility and specialty care on-site.

6010 HIDDEN VALLEY ROAD, CARLSBAD, CA 92011



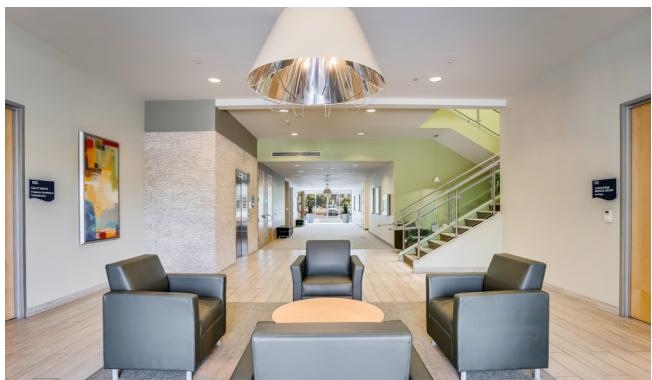
NEARBY HOSPITALS

	DISTANCE	DRIVE TIME
1. Scripps Memorial Hospital Encinitas	7.4 mi	14 min
2. Camp Pendleton Hospital	8.7 mi	13 min
3. Tri-City Medical Center	9.2 mi	17 min

POPULATION (5-MILE RADIUS)
176,672

AVERAGE HOUSEHOLD INCOME (5-MILE RADIUS)
\$182,461

PERCENT OF POPULATION INSURED (5-MILE RADIUS)
98.5%



SURROUNDING POINTS OF INTEREST

- California State University San Marcos
- McClellan-Palomar Airport
- Camp Pendleton
- Lego Land California
- La Marea Senior Living
- ProActive Physical Therapy