



Jones Lang LaSalle Brokerage, Inc. Real Estate License #01856260

16399 W BERNARDO DRIVE
SAN DIEGO, CA 92127



RANCHO VISTA

CORPORATE CENTER

ROBUST POWER
498,651 RSF CLASS A OFFICE AND R&D SPACE
AVAILABLE FOR SUBLEASE

CAMPUS AMENITIES

16399 W Bernardo Dr. is the largest plug-and-play sublease opportunity in San Diego County with excellent access to the I-15 freeway and best-in submarket amenities, this is a one-of-one opportunity.



2.5 / 1,000 parking ratio



Full-service cafeteria



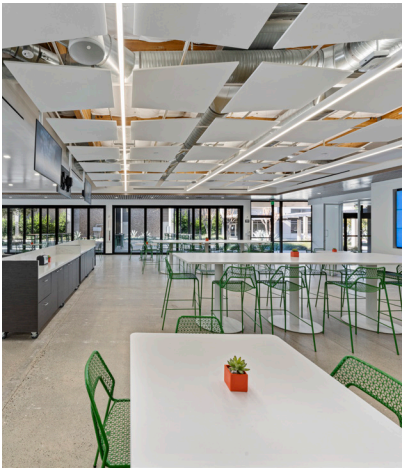
High-image fitness center with showers and lockers



beach volleyball & basketball courts



Numerous outdoor seating areas



16399 WEST BERNARDO DRIVE

BUILDING 65
154,123 RSF

480V/277V, 6000A (LC-9)

16399 WEST BERNARDO DRIVE

BUILDING 61B
74,586 RSF

B61B SUPPLIED FROM B65

16399 WEST BERNARDO DRIVE

BUILDING 61A
128,936 RSF

480V/277V, 7500A (LC-4)

16399 WEST BERNARDO DRIVE

BUILDING 61
141,006 RSF

480V/277V, 4000A (LC-1)

498,651

Total square feet

CLASS A

campus

4

buildings

17,500 AMPS

@480v/277v plus several hundred amps of 15Kv feeds

*All measurements are approximate

BUILDING 61

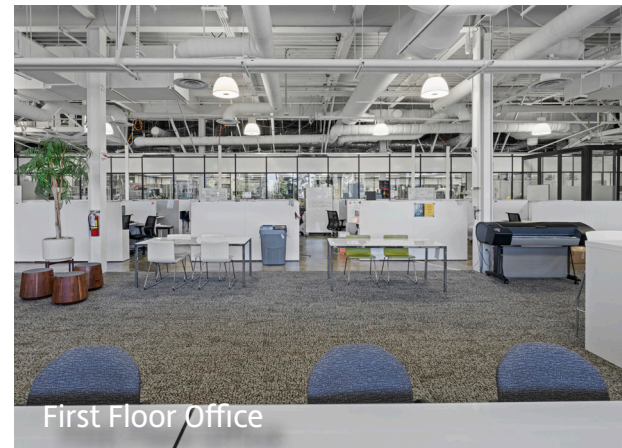
141,006 SF



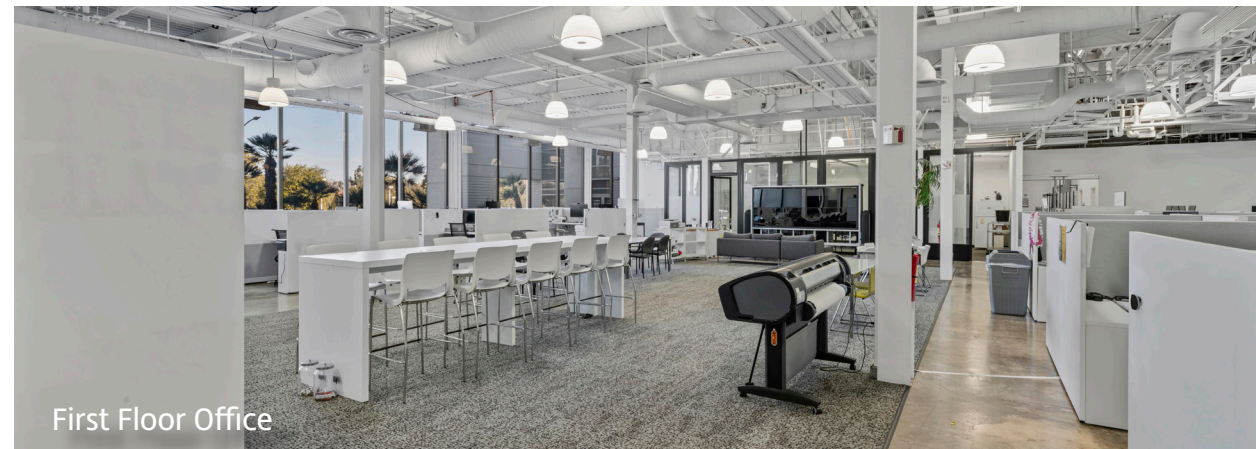
Second Floor Office



Second Floor Lab



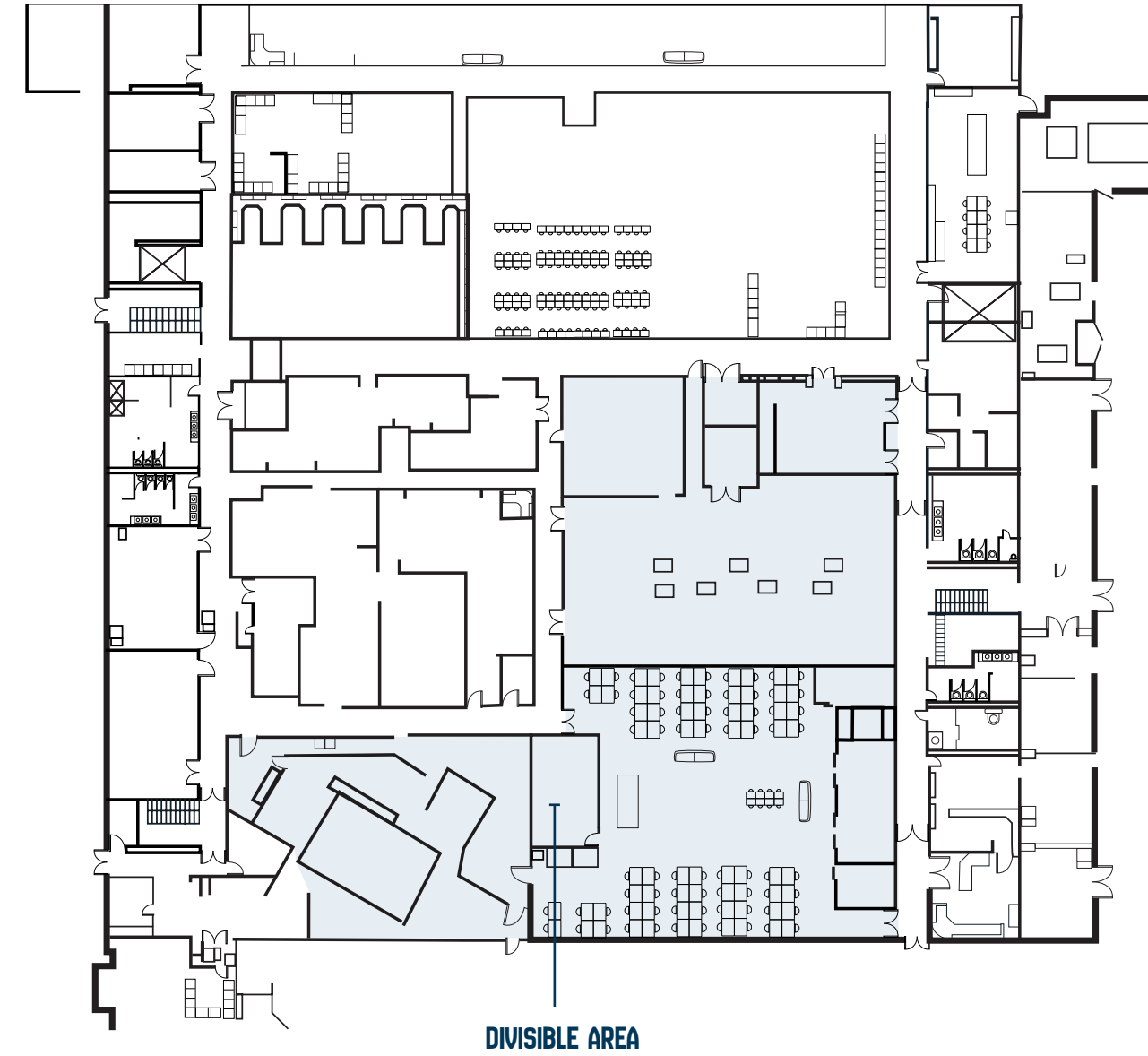
First Floor Office



First Floor Office



First Floor Flex Lab



BUILDING 61

73,268 SF

FLOOR 1

DIVISIBLE TO 22,049 SF

58 cubicles

4 conference rooms

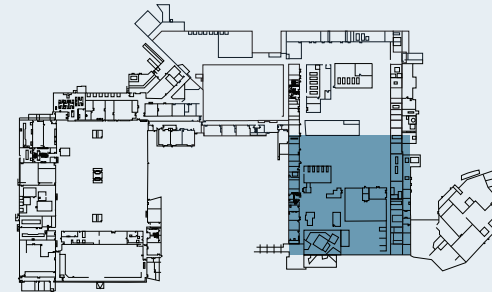
Open office area

Open flex/lab area

Clean room

Showroom

Shaded portion is seprate divisible area





BUILDING 61

67,738 SF FLOOR 2

490 cubicles

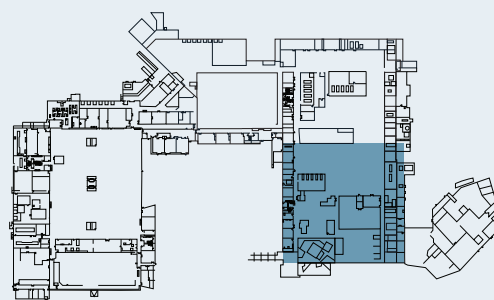
4 large lab rooms

4 lab support rooms

5 large conference rooms

14 focus rooms

1 break/lounge



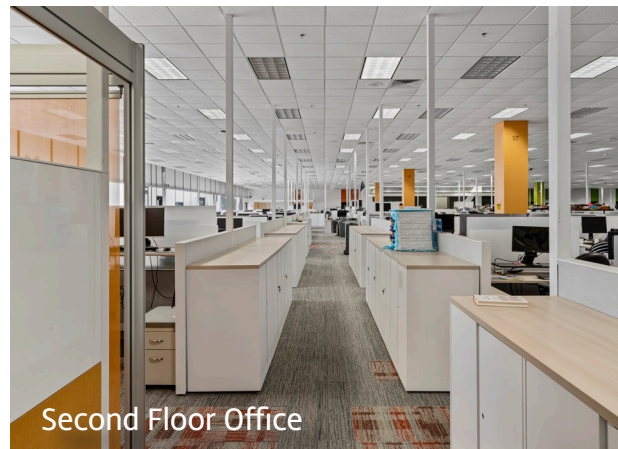
BUILDING 61A
128,936 SF



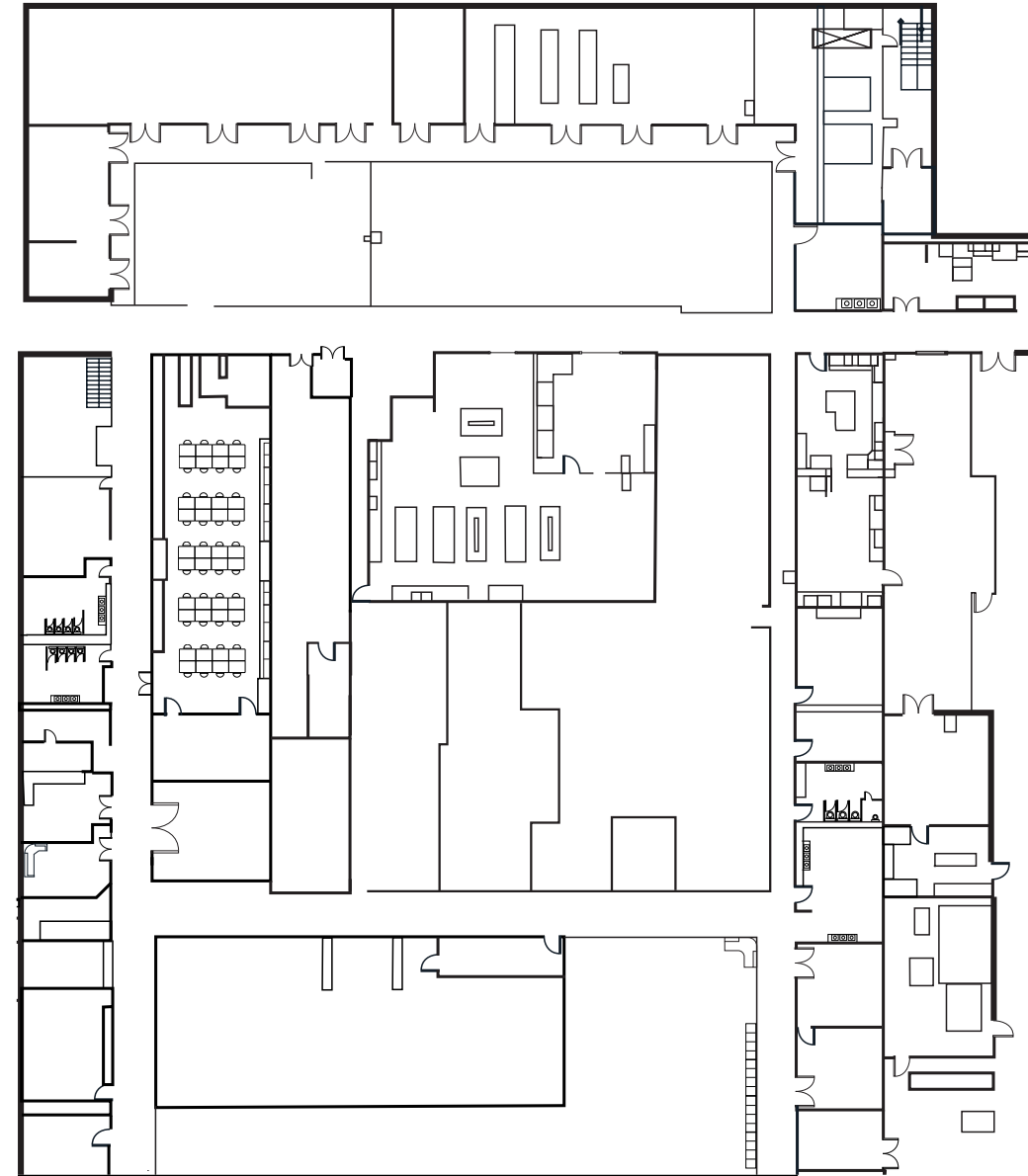
First Floor Lab



Second Floor Office



Second Floor Office

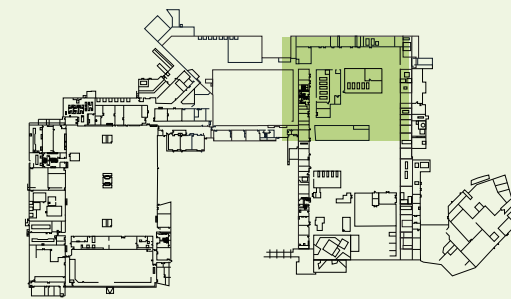


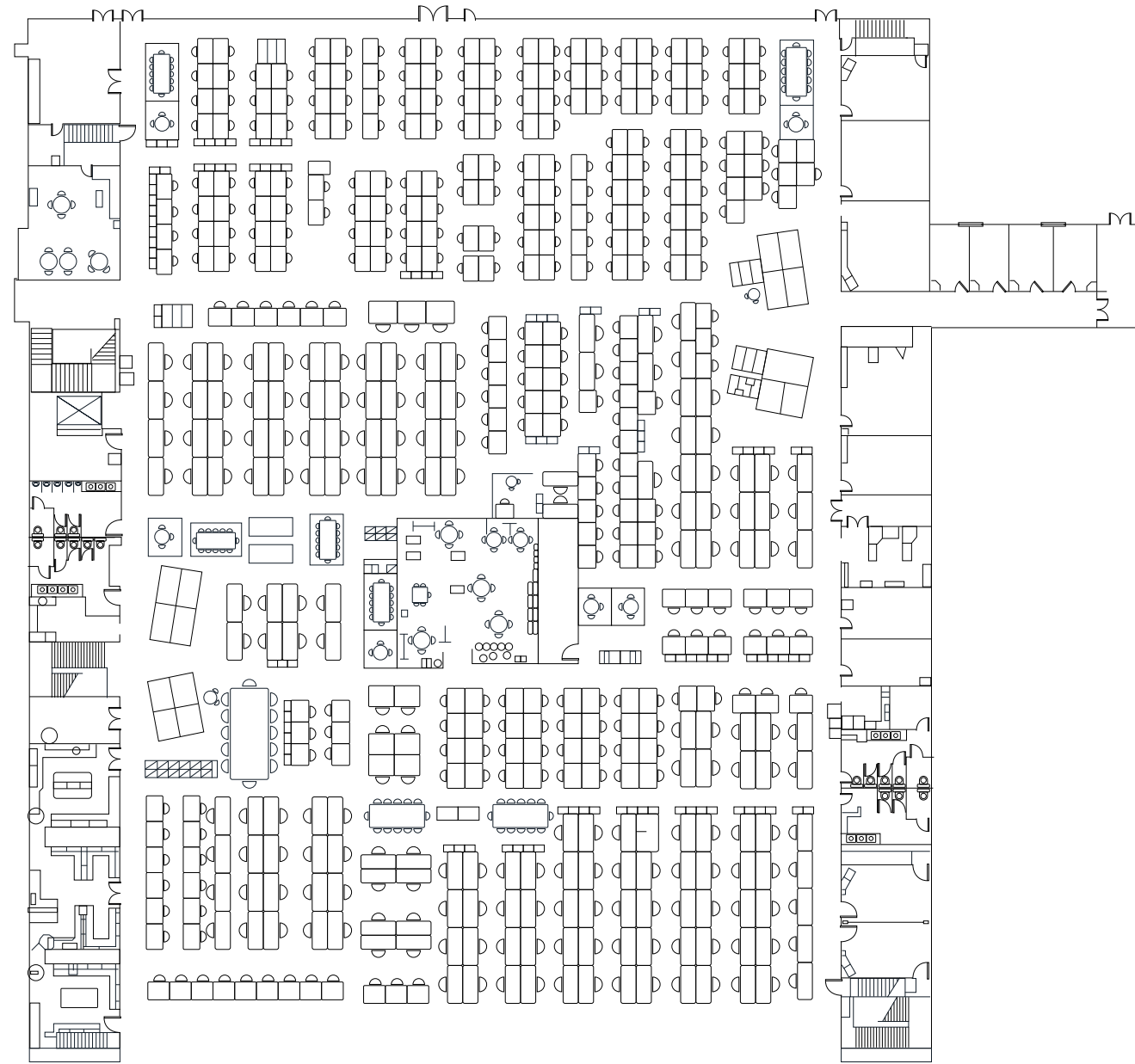
BUILDING 61A
66,035 SF
FLOOR 1

Open flex/lab area

9 lab rooms

1 conference room





BUILDING 61A

62,901 SF FLOOR 2

488 cubicles

5 large lab rooms

2 lab support rooms

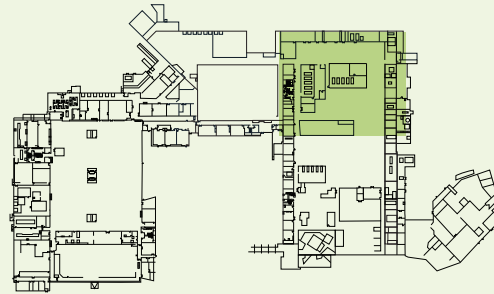
6 conference rooms

4 huddle rooms

1 central lounge area

1 break area

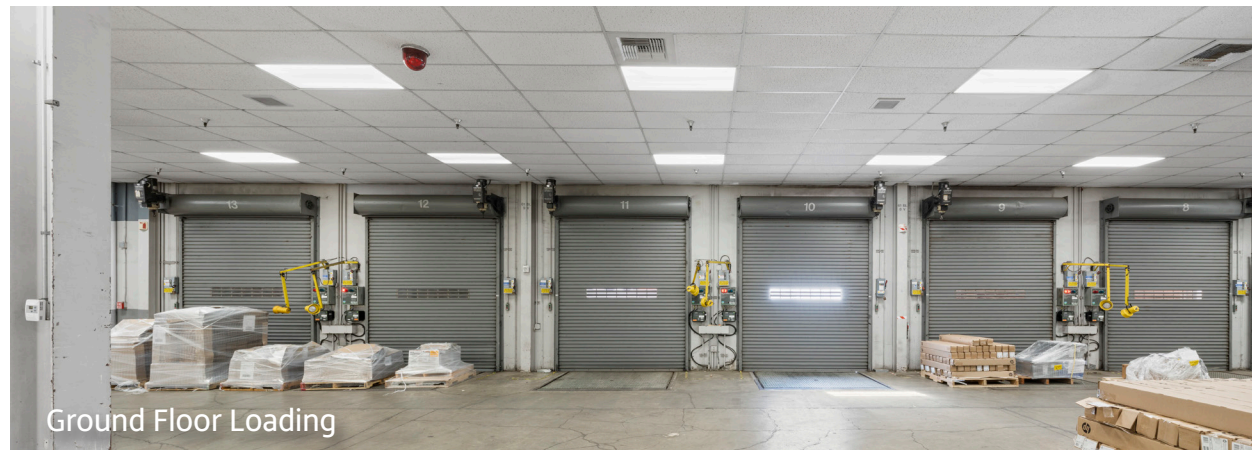
15 focus rooms



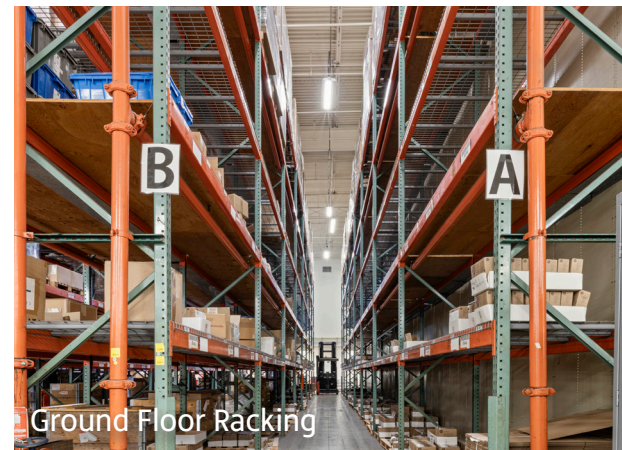
BUILDING 61B
74,586 SF



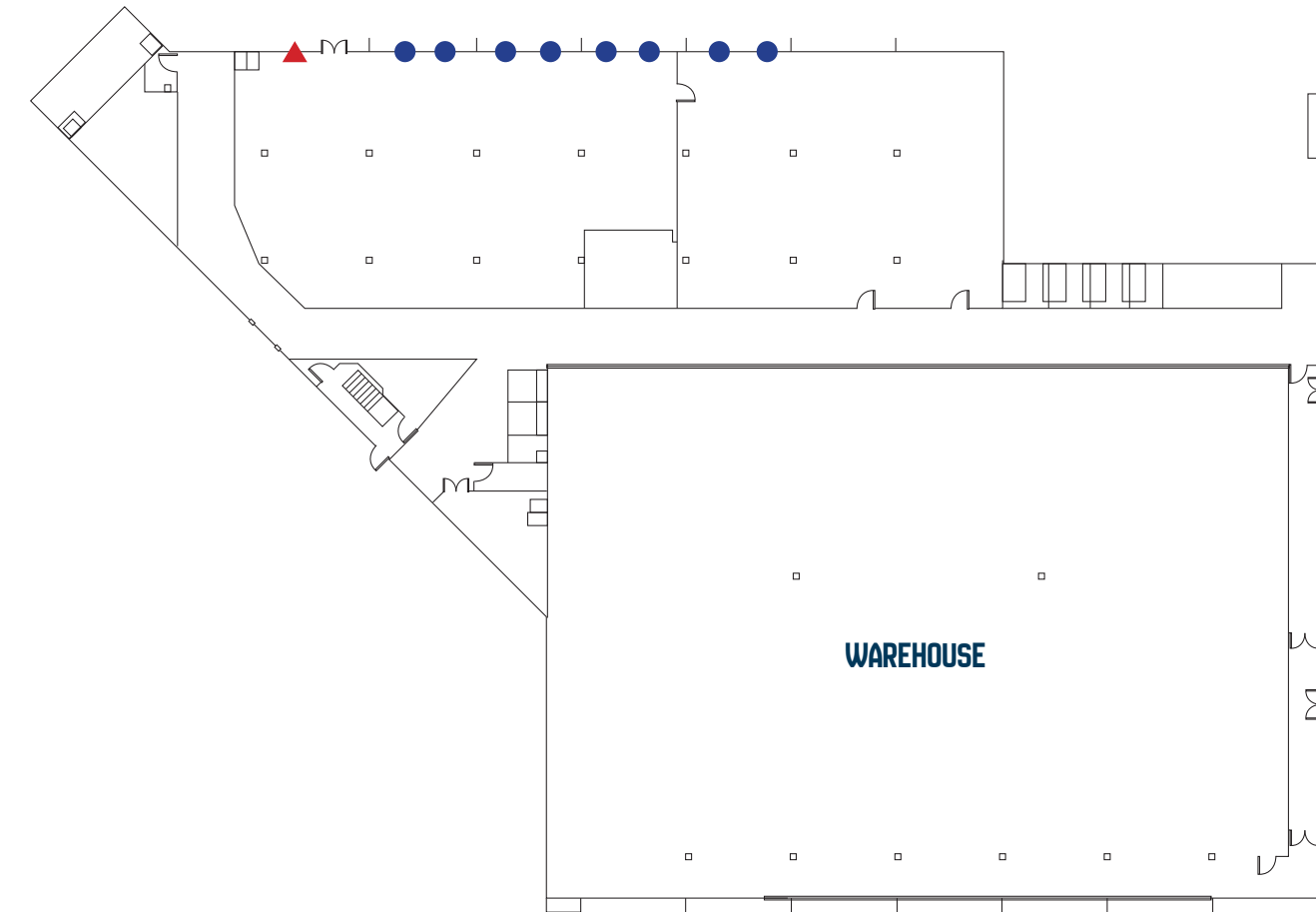
Second Floor Office



Ground Floor Loading



Ground Floor Racking



- DOCK DOORS
- ▲ GRADE LEVEL DOORS

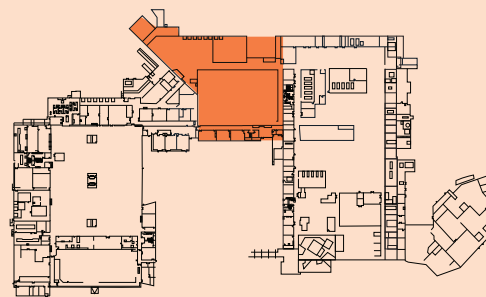
BUILDING 61B
47,013 SF
FLOOR 1

Shipping and receiving area

Warehouse area with racking

8 dock level doors

1 grade level door

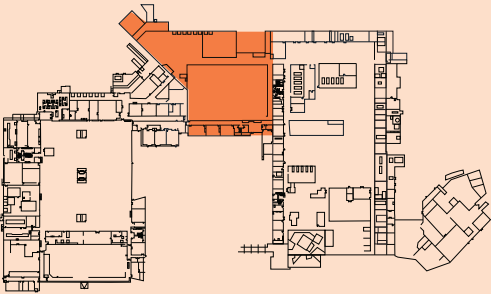
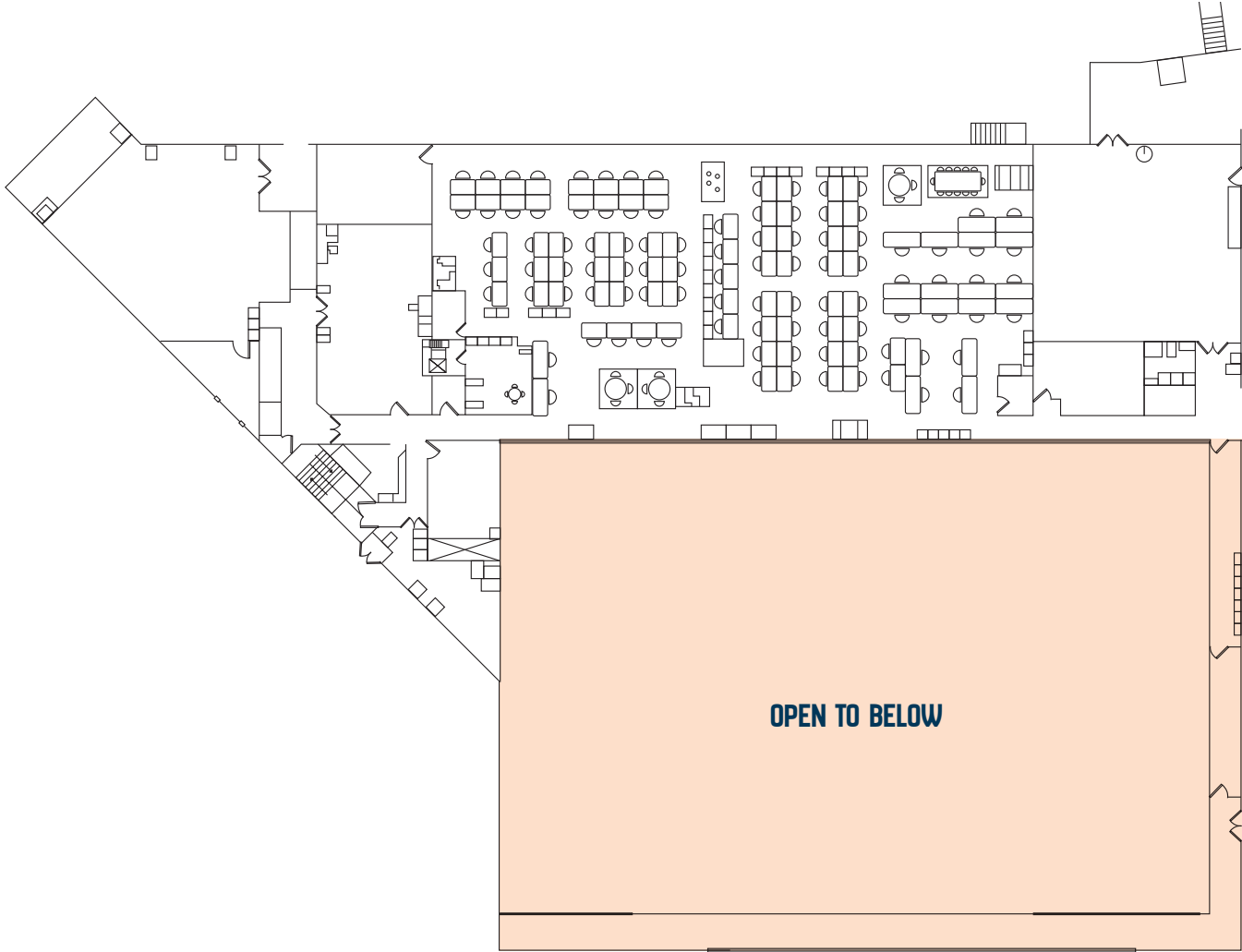


FLOOR 2

BUILDING 61B

27,573 SF

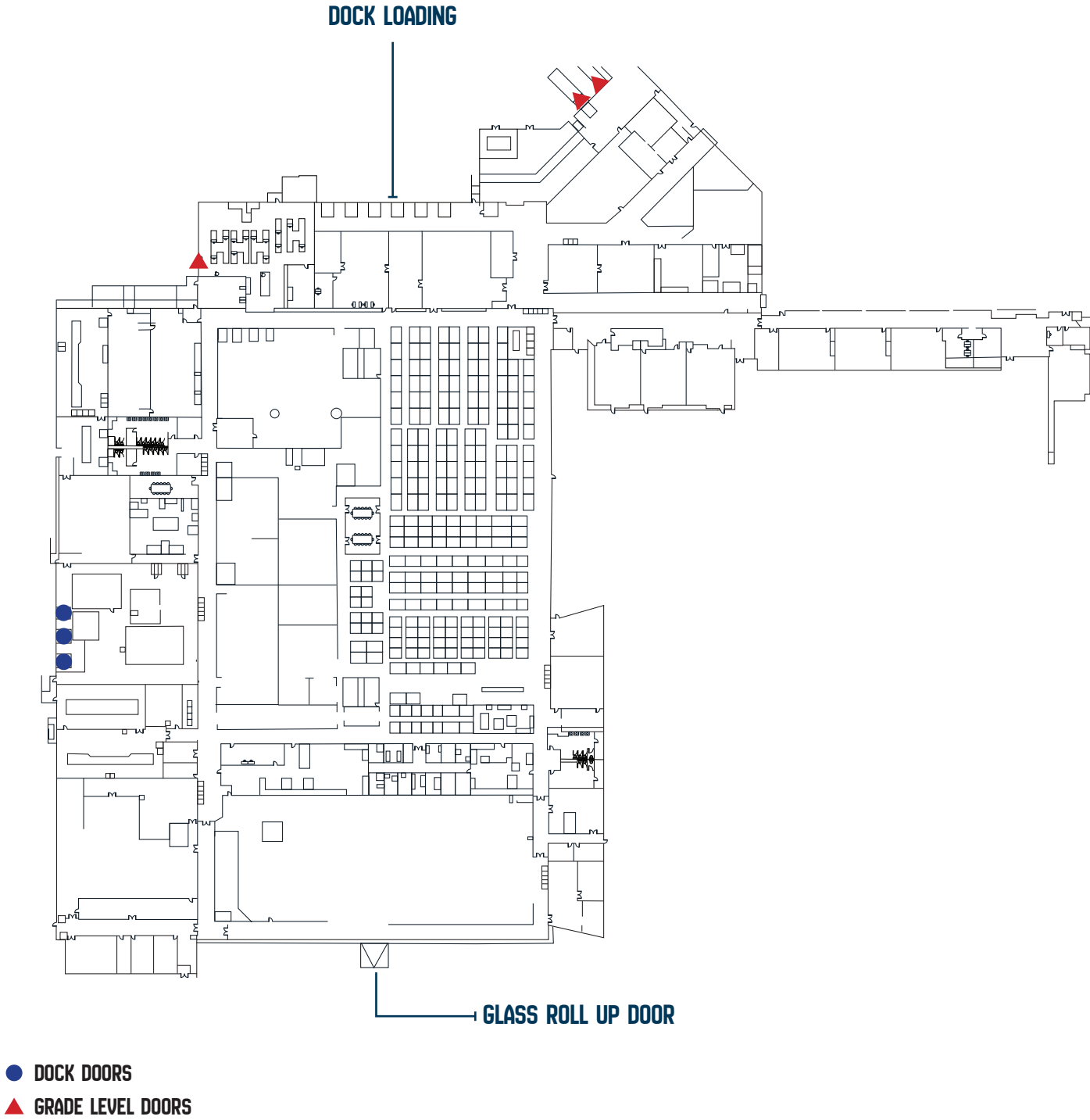
- 100 cubicles
- 4 large lab rooms
- 1 lab support room
- 2 large conference rooms
- 5 huddle rooms



FLOOR 1

BUILDING 65

154,123 SF

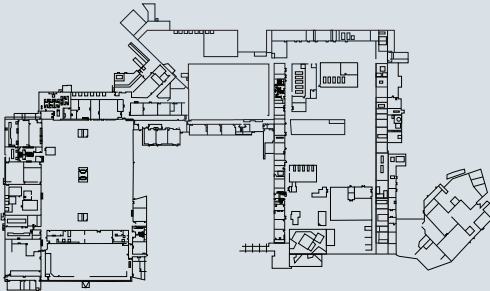


BUILDING 65

154,123 SF

FLOOR 1

- 256 cubicles
- 8 focus rooms
- 9 conference rooms
- Open office and flex/lab area
- 1 glass rollup door
- 15 lab rooms
- 15 Dock / 3 Grade Doors
- Fitness center



AREA AMENITIES



Restaurants

1. AVANT Restaurant
2. Veranda Restaurant
3. Stir Fresh Mongolian Grill
4. Cotija's Taco Shop
5. Kangnam Korean BBQ
6. Pha Ca Dao & Grill
7. Golden Spoon
8. Carvers Steaks & Chops
9. The Kebab Shop
10. Casa Lahori
11. Burma Place
12. IHOP
13. Rubio's Coastal Grill
14. Chicken Charlie's Table
15. RB Sushi
16. Hoorah Breakfast Cafe & Bar
17. Flippin' Pizza
18. Hakumaru

Coffee

1. Elmisa Cafe
2. New York Bagels & Cafe
3. Starbucks
4. D's Coffee
5. Compa Coffee Roasters

Hotels

1. Courtyard San Diego Rancho Bernardo
2. Hilton Garden Inn
3. Rancho Bernardo Inn
4. Sonesta ES Suites San Diego
5. Sonesta ES Suites Carmel Mountain



RANCHO VISTA

CORPORATE CENTER

LOCATION AND DRIVE TIMES

SURROUNDING SUBMARKETS

IMMEDIATE
access to
I-15
freeway

CLOSE PROXIMITY
to
SR-56
freeway

ACCESS
to
I-5
freeway

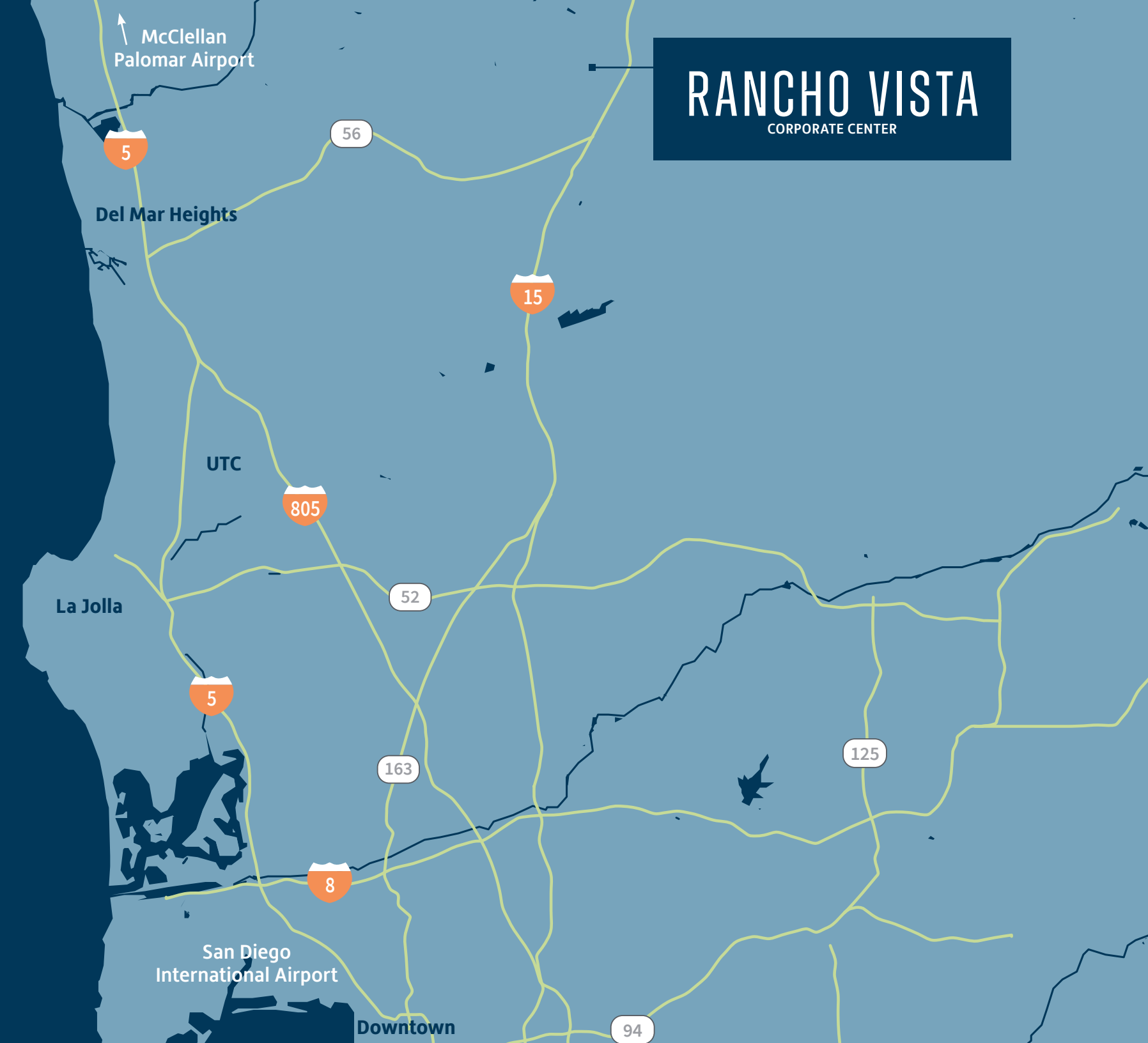
DOWNTOWN
access
30
minutes

UTC
access
24
minutes

AIRPORTS

MCCLELLAN-PALOMAR AIRPORT
access
35
minutes

SD INTERNATIONAL AIRPORT
access
40
minutes



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