



SUBLEASE

Existing School Facility on 3.55 AC Sublease & Outdoor Storage/Yard Sublease

2585 Business Park Drive
Vista, CA 92081

FACILITY SPACE PROFILE

**3.55 AC Site with
4,600-11,700 SF Building**

Withheld

Asking Rate

6/30/2030

Lease Term Through

STORAGE/YARD SPACE PROFILE

1.2 Acres

Size

M-1, Vista

Zoning

\$0.35/NNN

Asking Rate

KEY HIGHLIGHTS

- Existing school facility (11,700 SF)
 - 9 Classrooms
 - 6 Lab areas
 - Multiple private offices
- 1.2 acres of land ideal for outdoor exercise/play area/Outdoor Storage
- Existing CUP for school use
- Willing to demise yard and building





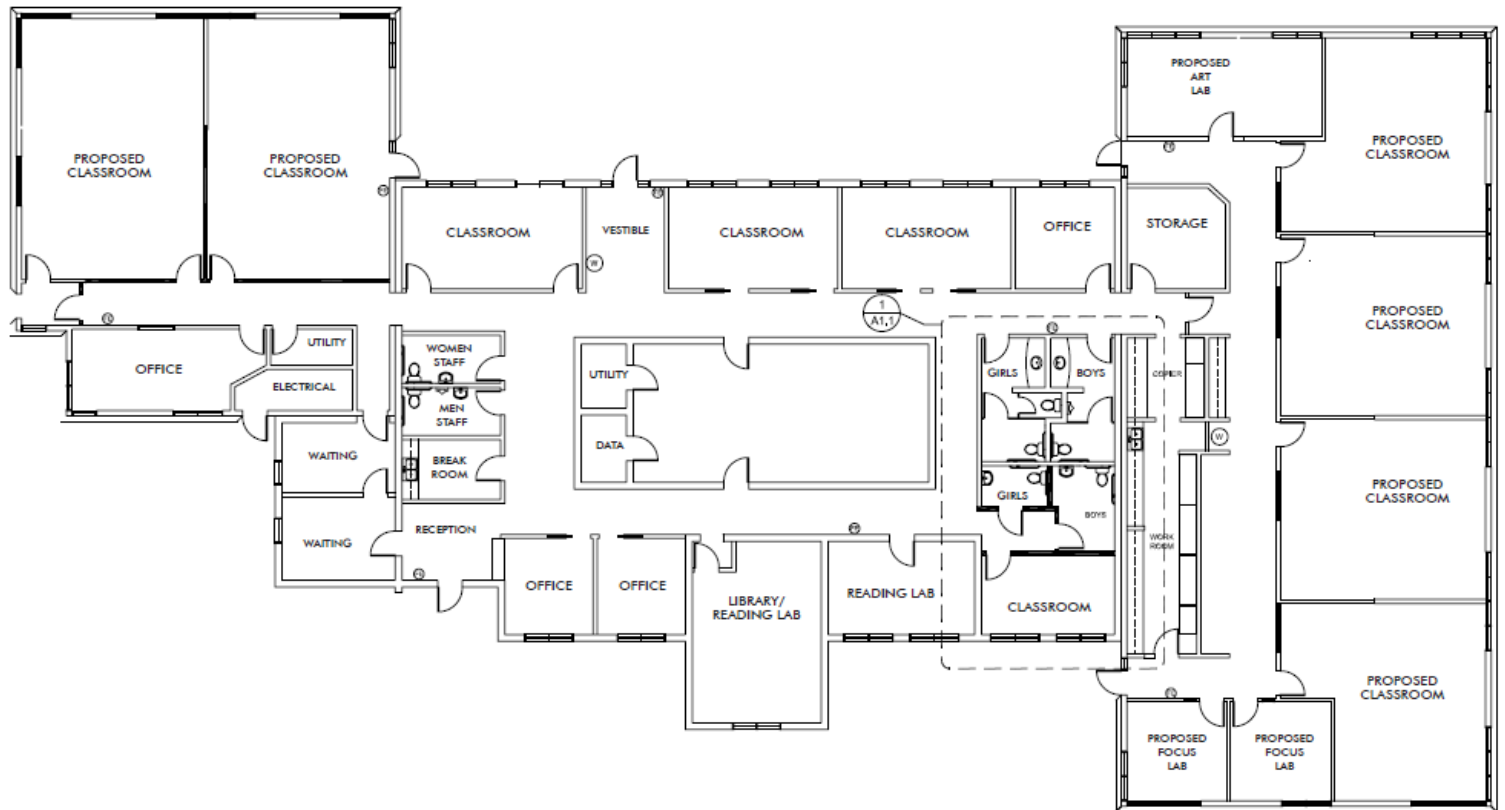
Photos



Aerial View - Outdoor Storage/Yard Sublease



Floor Plan



Shane Poppen
+1 858 354 9435
spoppen@savills.us
License #01701190

Jack Blumenfeld
+1 858 793 8604
jblumenfeld@savills.us
License #02074630

Louis Bickett
+1 858 255 9690
lbickett@savills.us
License #02197721

The information contained in this communication has been obtained from a variety of sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY OR ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE AND TO ANY SPECIFIC CONDITIONS IMPOSED BY THE PROPERTY OWNER OR LESSOR.