



## **256,639 SF MULTI-TENANT INDUSTRIAL CAMPUS WITHIN ESCONDIDO**

Origin is conveniently located along Interstate 15 and Highway 78. The project is made up of 13 buildings, consisting of 256,639 SF. This campus-like setting provides an ideal environment for a tenant looking to be surrounded by innovative companies looking to cultivate ideas.

# PROJECT HIGHLIGHTS



13 Building Premier Business park



Wineridge Business Park location



Responsive, proactive Institutional ownership



Recent capital renovations



Onsite Property Management



Modern coastal inspired drought tolerant landscaping



Superior identity for tenants



New exterior paint



Excellent curb appeal and image



2.5/1,000 parking



Move-In ready suites

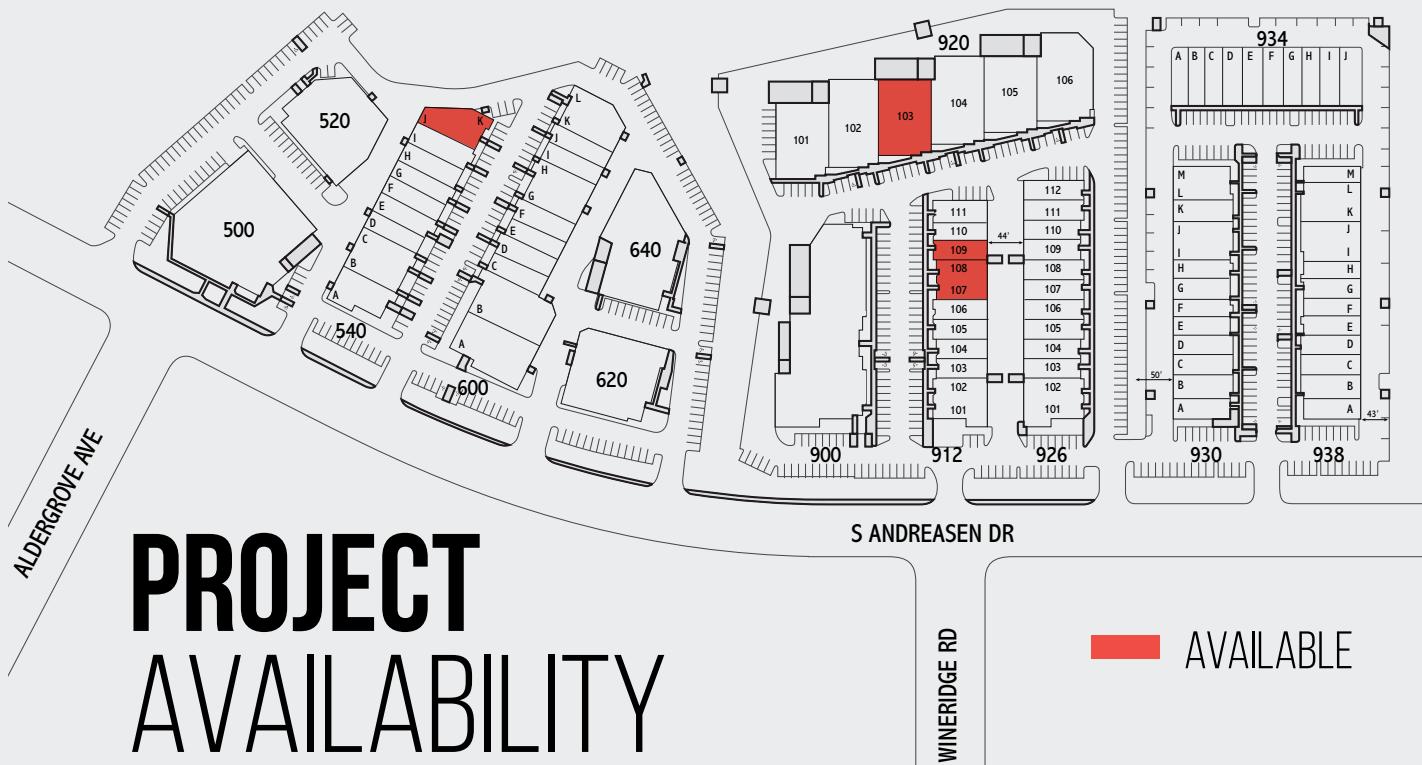


Tenant suite signage

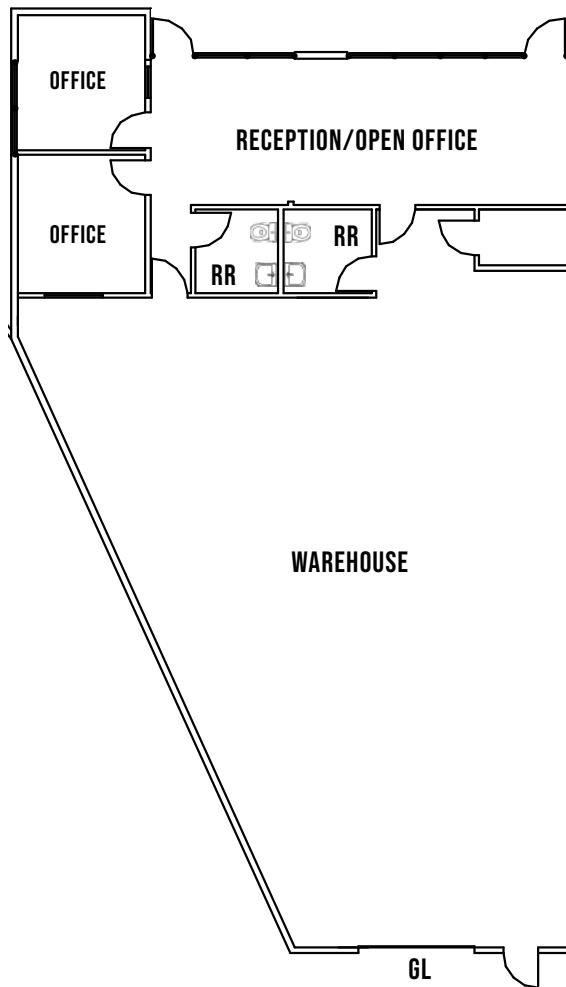
# PROJECT PHOTOS



< NORTH



Address	Suite	SF	RENT	Availability
540 S. Andreasen Drive	J/K	±3,275 SF	Contact Broker	2/1/2026
912 S. Andreasen Drive	107-108	±3,049 SF	Contact Broker	30 Days
912 S. Andreasen Drive	109	±1,585 SF	Contact Broker	30 Days
920 S. Andreasen Drive	103	±5,952 SF	Contact Broker	30 Days



GL = Grade Level Loading

**540-J/K | 3,275 SF**

Available 2/1/2023

**540 S. ANDREASEN DRIVE**  
Suite J/K

