

# Ocean View Corporate Center

1440 Innovative Dr., Suite B-300  
San Diego, CA 92154

Available: ± 24,408 SF













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For Sublease

# Property Highlights

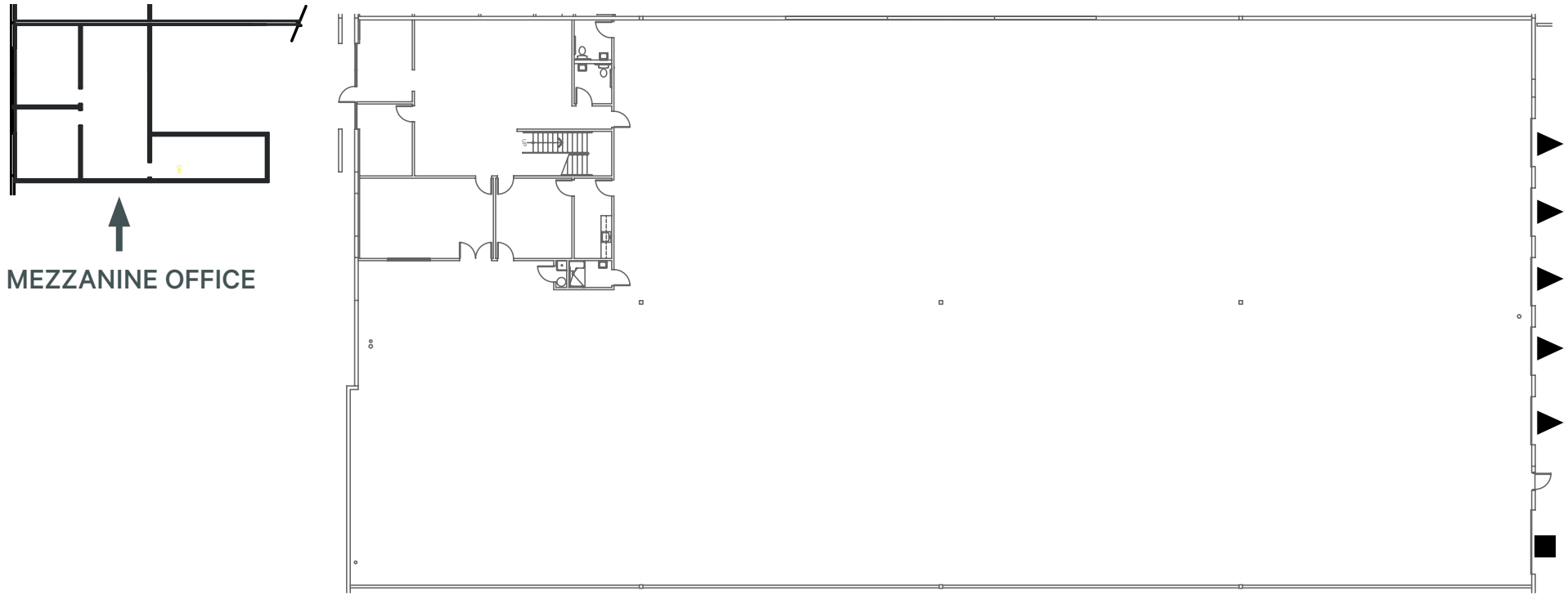
## Suite B-300

- + Total Size: ± 24,408 SF
- + Office Area: ± 3,130 SF (Includes ± 948 SF 2nd Floor Office)
- + Modern Office Improvements with New Finishes
- + Controlled Access
- + Reception
- + Two (2) Private Offices
- + Conference Room
- + Break Room
- + Open Office Work Area
- + Two (2) Restrooms
- + Clear Height: ± 24' – 26'
- + Five (5) Docks, One (1) Ramp (12' x 14')
- + Edge of Dock Levelers
- + ESFR Sprinklers
- + LED Warehouse Lighting
- + Column Spacing: ± 55' x 52'
- + Painted Warehouse Walls
- + Lease Rate: Contact Broker
- + NNN: ± \$0.25/SF
- + Term Through August 31, 2028
- + Contact Broker to Arrange Tour



# Floor Plan

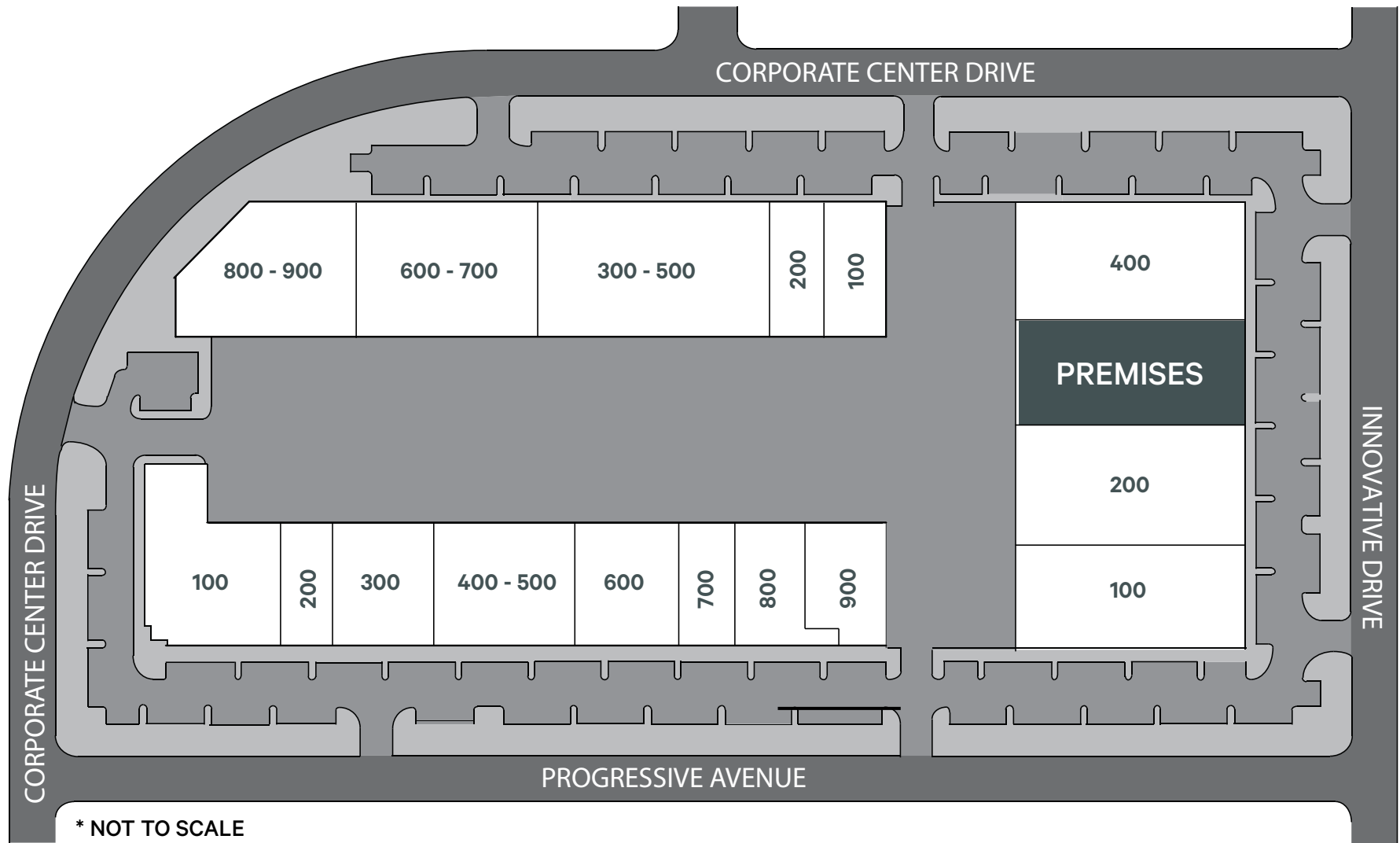
Suite B-300



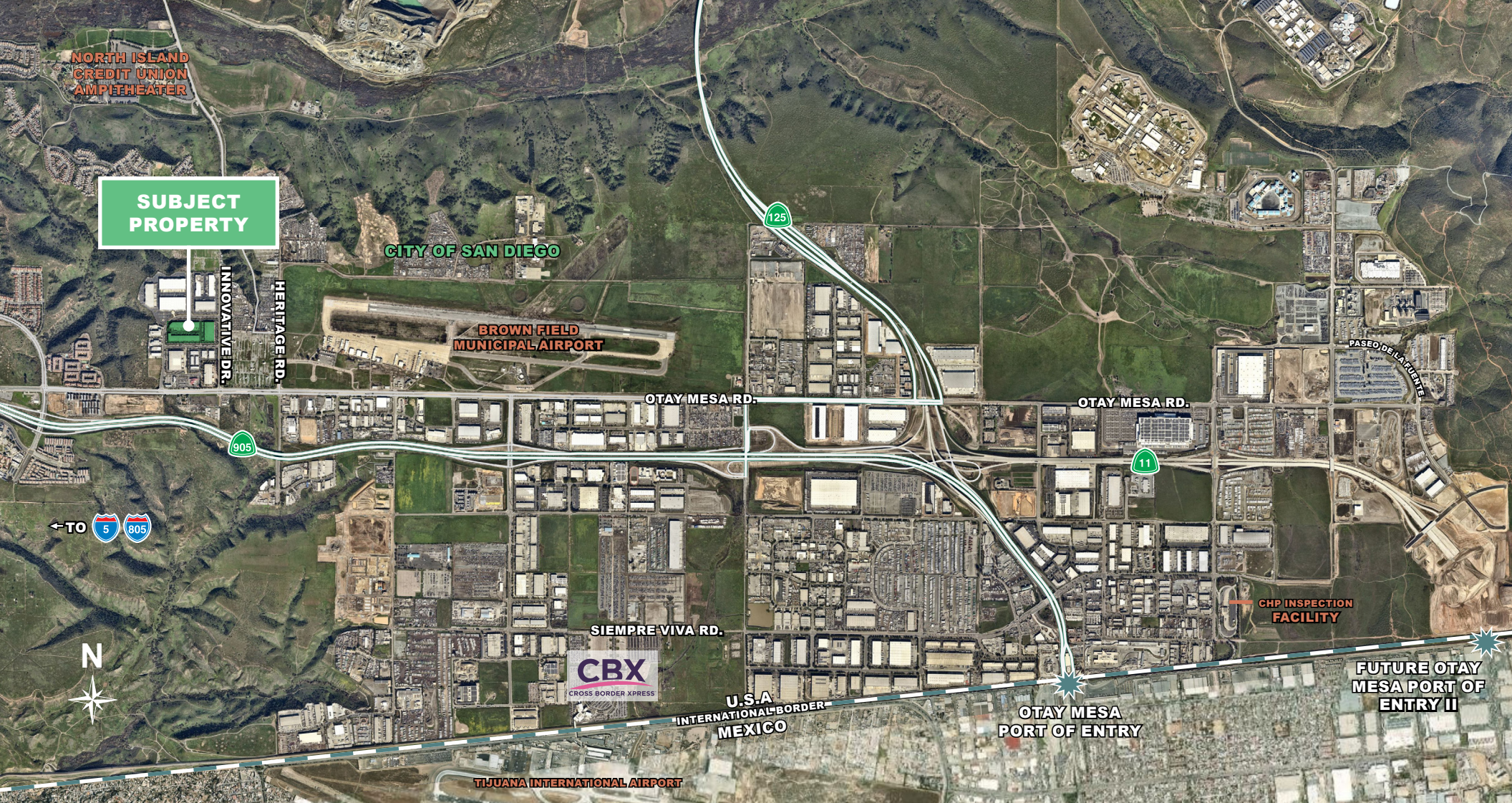
\* NOT TO SCALE

▲ DOCK ■ GRADE

# Site Plan







## Contact Us

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