

VERA CRUZ OFFICE PARK

334 VIA VERA CRUZ, SAN MARCOS, CA 92078



FOR LEASE

PROJECT AMENITIES:

- \$1.45/SF + Utilities (Includes Janitorial)
- Elevator served
- Operable windows
- Monument signage available
- Second floor balconies
- Adjacent to San Marcos restaurant row, which features quality restaurants, Edwards 18 Cinema, retail amenities and more
- New freeway access at Las Posas & Via Vera Cruz



Cassidy
Turley BRE
Commercial

1000 Aviara Parkway, Suite 100, Carlsbad, CA 92011
T 760.431.4200 F 760.454.3869
www.brecommercial.com

For more information contact:

MARK AVILLA 760.431.4223 mavilla@breb.com CA License 01104562	MATTY SUNDBERG 760.431.4232 msundberg@breb.com CA License 01257446	BOB COWAN 760.431.3836 bcowan@breb.com CA Lic. 01838109
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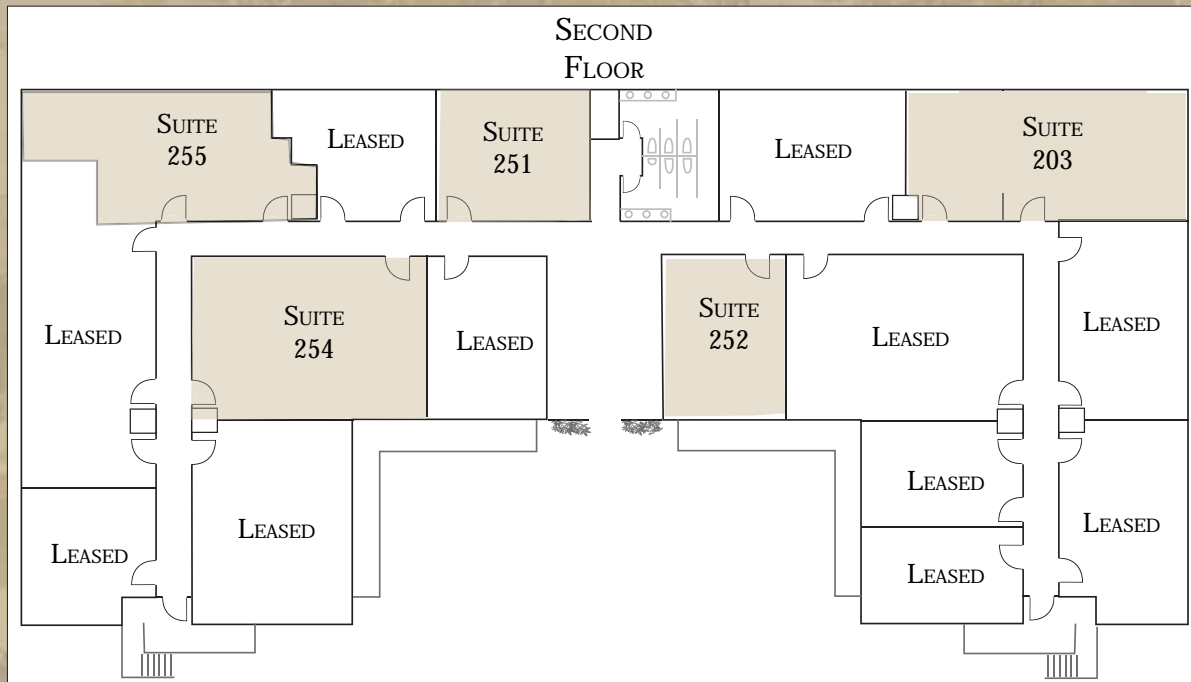
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AVAILABILITY LIST

Lease rate for Vera Cruz Office Park is \$1.45 / RSF + Utilities (includes janitorial)

SUITE	SIZE	AVAILABILITY	FEATURES
150	8,746 RSF <i>Divisible to 2,000 RSF</i>	Now	Reception area, 11 private offices, open office area for approx. 34 desks/cubicles, staff lounge, lobby, storage rooms, data room, telephone room, conference room
203	1,364 RSF <i>Divisible to 380 RSF</i>	Now	Reception area, open office area, 2 private offices, balcony access
251	698 RSF	Now	Reception area, 2 private offices, open office area, kitchenette
252	730 RSF	Now	4 offices (or 3 offices and conference room, balcony access
254	1,168 RSF	Now	Reception area, private office, open office area
255	1,359 RSF	Now	Enclosed reception area, 6 private offices, balcony access



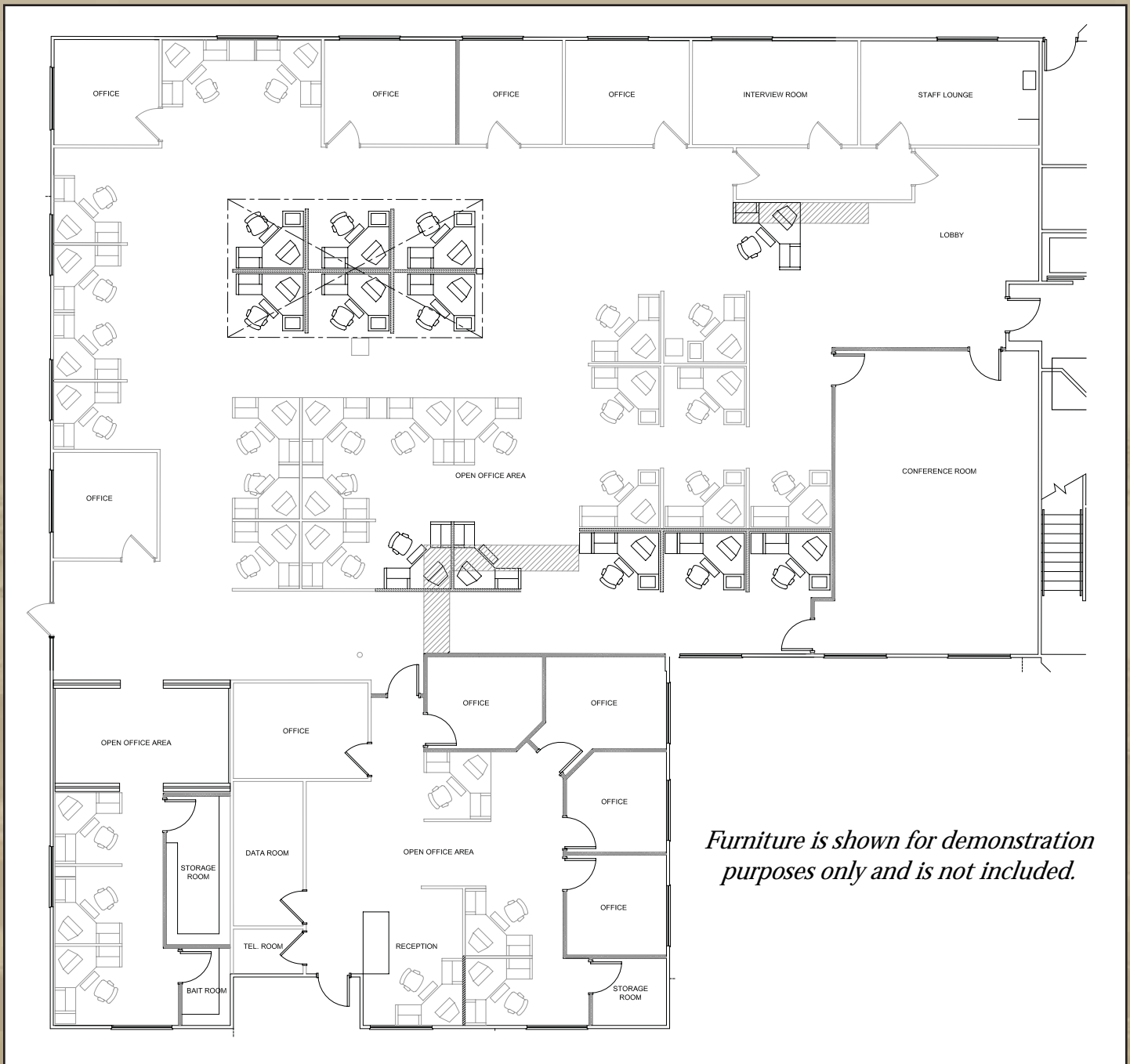
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Information contained herein has been obtained from the owner of the property or from sources we deem reliable. We have no reason to doubt its accuracy but we do not guarantee it.

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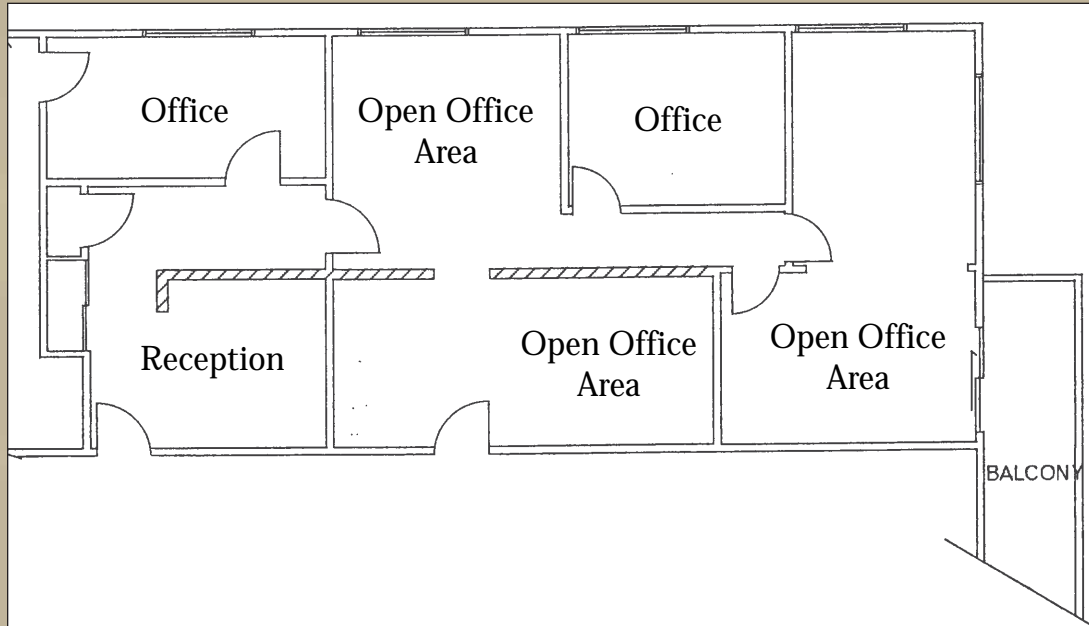


Furniture is shown for demonstration purposes only and is not included.

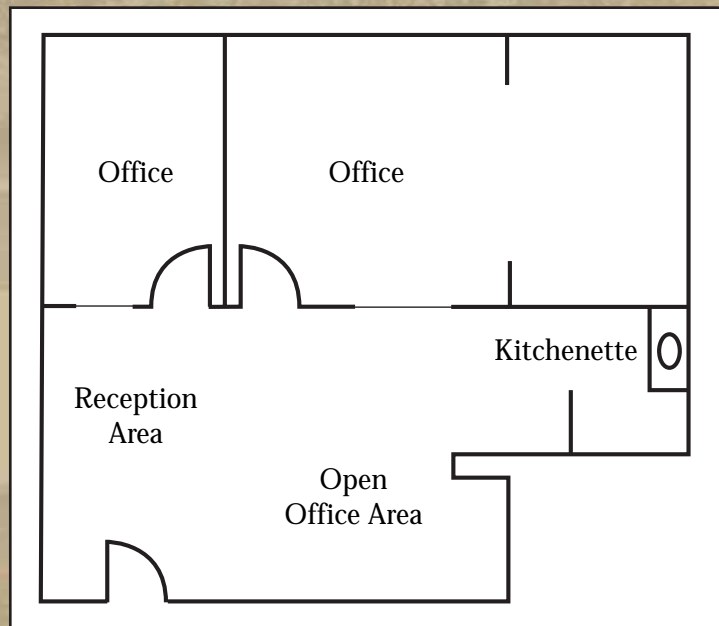
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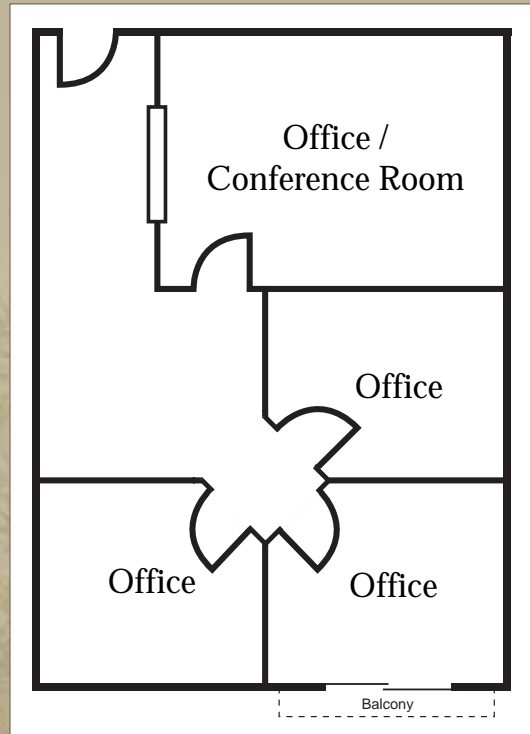
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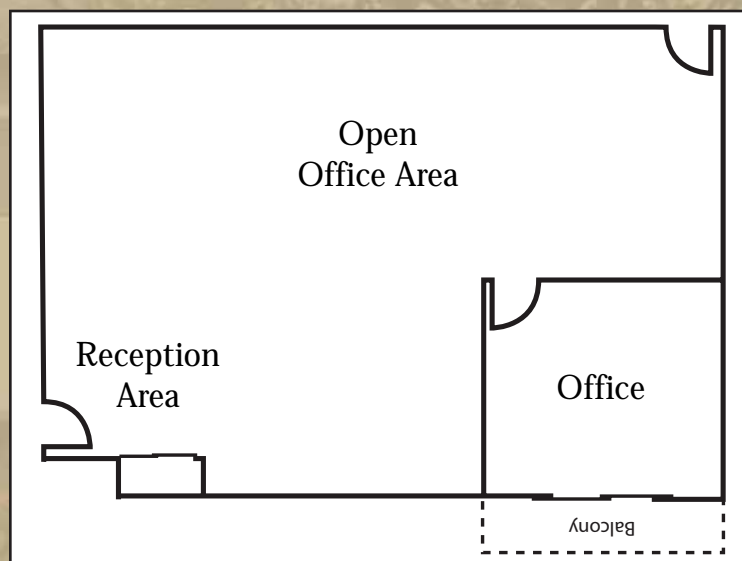
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SUITE	SIZE	AVAILABILITY	FEATURES
252	730 RSF	Now	4 offices (or 3 offices and conference room, balcony access)



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254	1,486 RSF	Now	Reception area, private office, open office area



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SUITE	SIZE	AVAILABILITY	FEATURES
255	1,168 RSF	Now	Enclosed reception area, 6 private offices, balcony access

