

FOR LEASE



605 3rd Street Encinitas, CA 92024

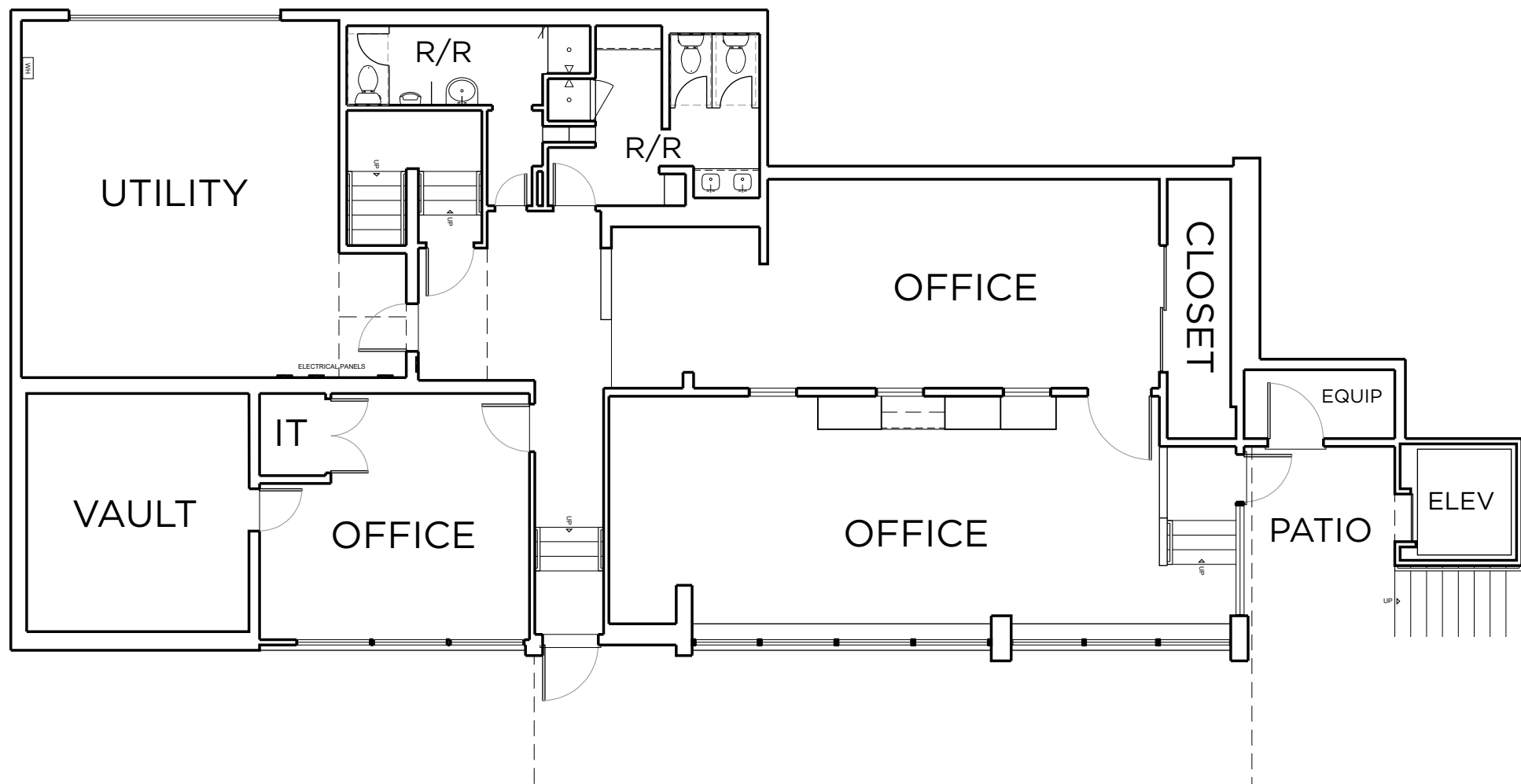
14,398 SF Demisable Office Building
\$4.85/RSF + U & J



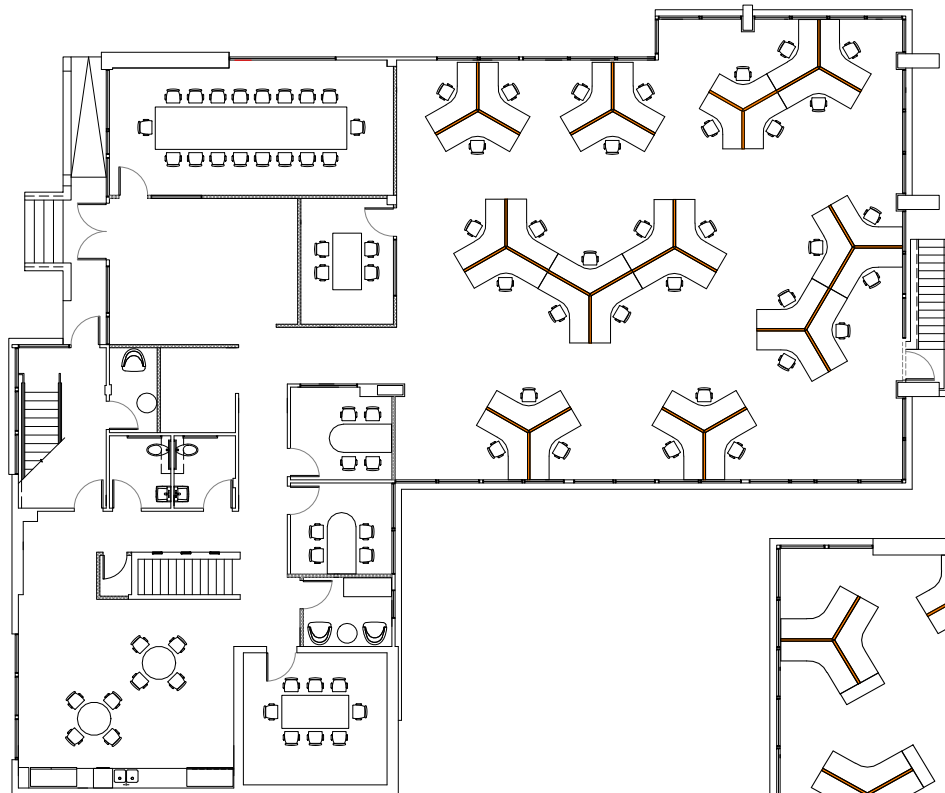


AS BUILT FLOOR PLAN

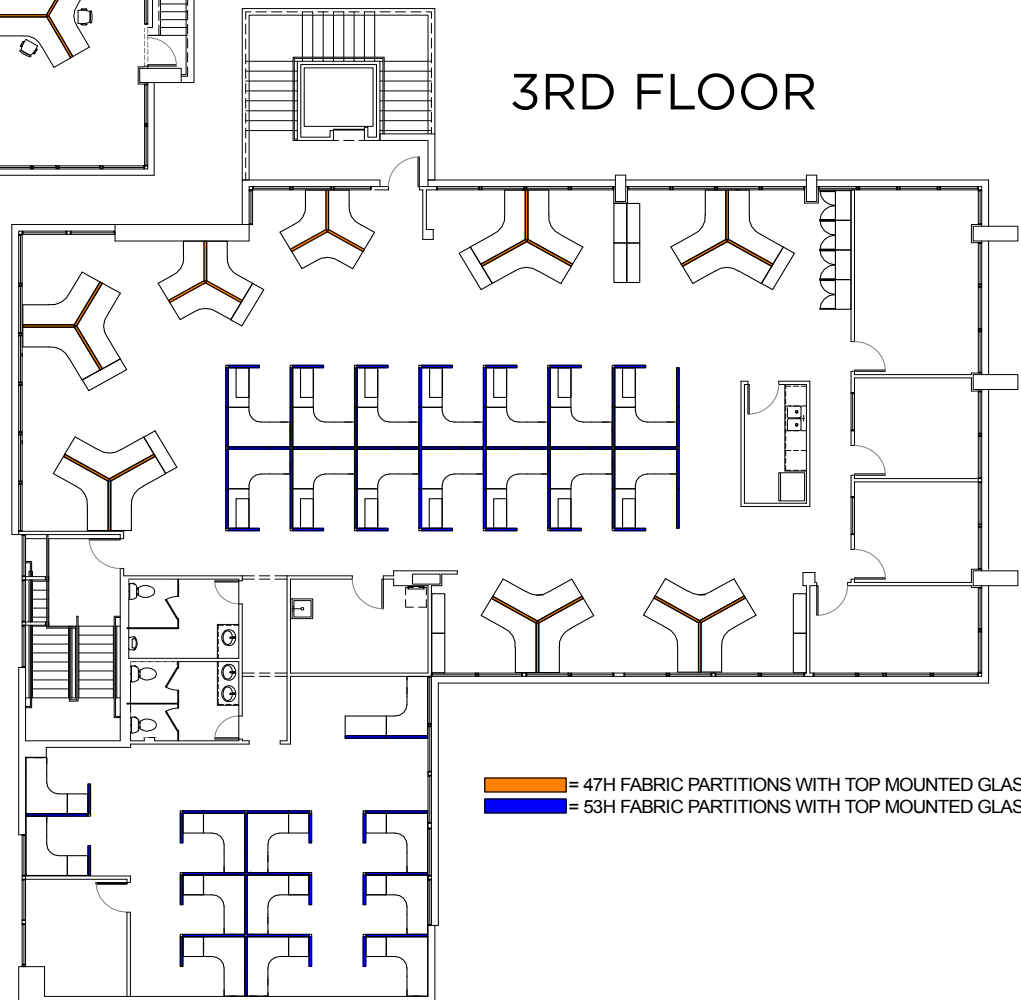
FIRST FLOOR - 2,187 SF



SECOND FLOOR



3RD FLOOR



-  = 47H FABRIC PARTITIONS WITH TOP MOUNTED GLASS
-  = 53H FABRIC PARTITIONS WITH TOP MOUNTED GLASS

PROPERTY HIGHLIGHTS

ADDRESS

605 3rd Street
Encinitas, CA
92024

TOTAL SF

14,398
Square Feet

ZONING

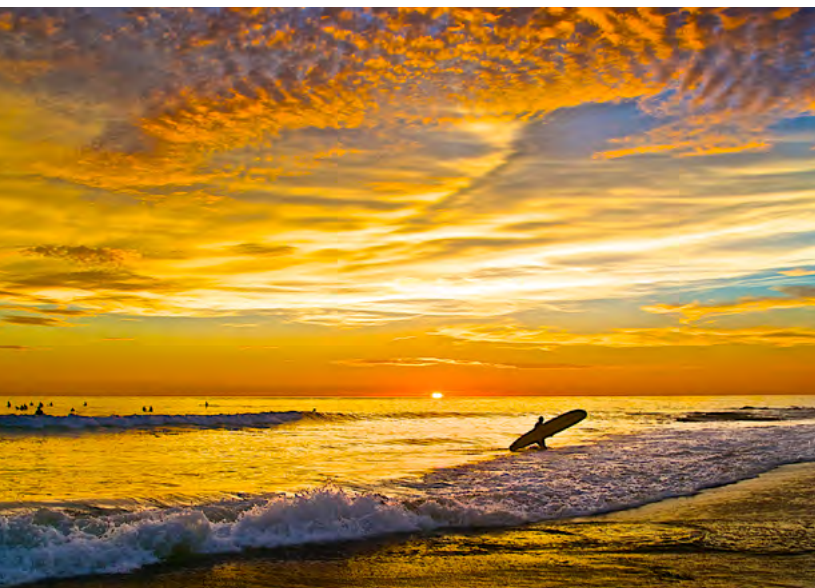
D-OM

RENTAL RATE

\$4.85/SF +
Utilities &
Janitorial

- Located in walkable Downtown Encinitas
- Modern wood and stone exterior finishes
- Glass line ideal for executive offices
- Prominent signage opportunities at the corner of Third & E Street before Sunset Vista Point, the Boneyard Beach lookout
- Some furniture may be available
- Private offices, coworking stations with fabric & glass partitions, conference and meeting rooms, copy and break rooms
- Situated 0.3 miles/ 3 blocks from Moonlight Beach and .8 miles / 6 minutes from The I-5 Freeway via Encinitas Blvd
- Exceptional demographics with an average household income of \$162,963 and median home value of \$999,738 in a 5-mile radius





LOCAL RESTAURANTS AND RETAIL



BEACON'S
BEACH

STONESTEPS
BEACH

MOONLIGHT
BEACH

BETTER
BUZZ

Hand of God

Choice

DOWNTOWN
ENCINITAS

NORTH COUNTY
TRANSIT DISTRICT

ENCINITAS BLVD.

lofty

COFFEE CO.

INN AT
MOONLIGHT
BEACH

COMING SOON!
RESIDENTIAL DEVELOPMENT

COMING SOON!
THE CAPTAIN

LEUCADIA
FARMER'S
MARKET

MRKT
SPACE

+VALENTINA+

SOLTERRA

COFFEE
COFFEE

SURFHOUSE
HOTEL

LEUCADIA BLVD.

STARBUCKS
COFFEE

INTERSTATE
5



PETER CURRY

Executive Director

+1 760 310 0882

peter.curry@cushwake.com

CA Lic. 01241186

BROOKS CAMPBELL

Senior Director

+1 760 500 7720

brooks.campbell@cushwake.com

CA Lic. 01380901

OWEN CURRY

Director

+1 760 431 3830

owen.curry@cushwake.com

CA Lic. 01972528

