

MT SOLEDAD BUSINESS PARK



2621-2665 ARIANE DRIVE
SAN DIEGO, CA 92117



IDEAL
LOCATION



GRADE LEVEL
LOADING



DESIRABLE
BUILDOUT



STRONG
DEMOGRAPHICS



NEARBY
AMENITIES



MT SOLEDAD BUSINESS PARK

ADDRESS: 2621-2665 Ariane Drive

SUBMARKET: Morena

LOADING: Grade Level Loading

PARKING: 3.15/1,000 RSF

ZONING: IP-2-1

WAREHOUSE CLEAR HEIGHT: 11'

WATER & SEWERAGE SERVICE: San Diego Water District

ELECTRICAL SERVICE: San Diego Gas & Electric

MT SOLEDAD BUSINESS PARK

SUITES
FOR
LEASE

2621-2637 ARIANE DRIVE, 2665 ARIANE DRIVE

100% LEASED

2639-2657 ARIANE DRIVE

100% LEASED

2649-2651 ARIANE DRIVE

SUITE 2649-2651 4,470 SF **\$2.30 PSF Gross + Electric**
Available Now



2649-2651 ARIANE DRIVE

SUITE 2649

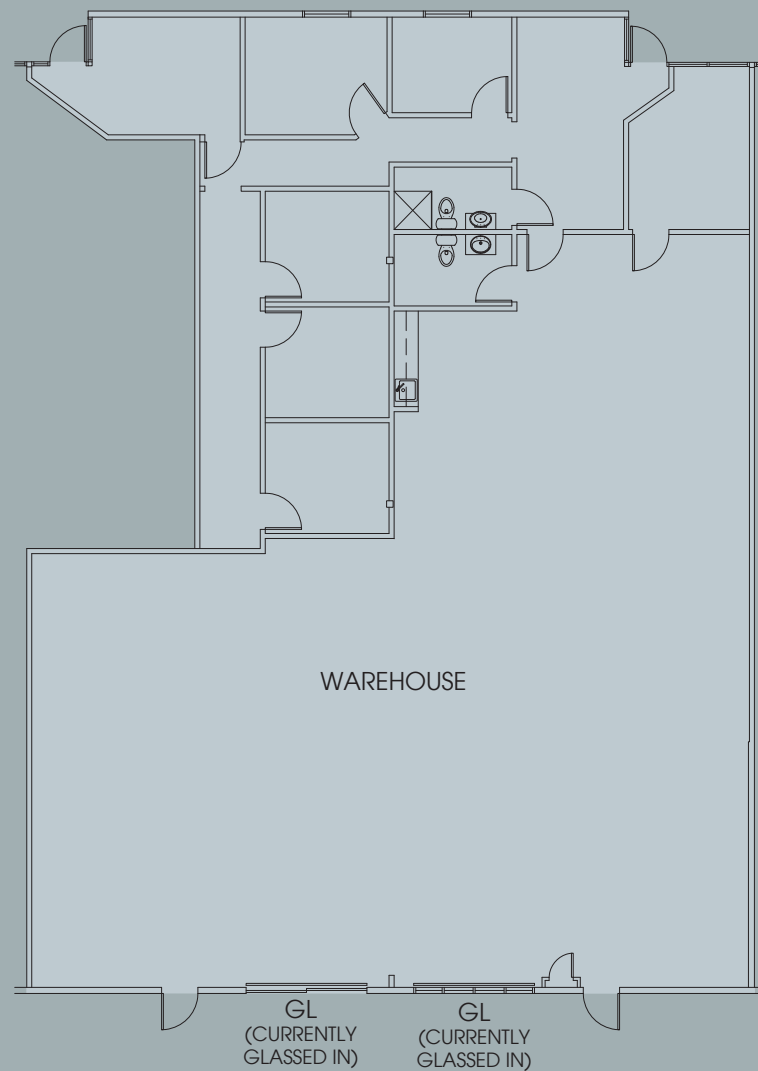
DETAILS

- 4,470 SF
- Industrial/ Flex Suite
- \$2.30 PSF Gross + Electric
- 2 Grade Level Loading Doors
- Available Now
- Spec plan construction currently underway



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SPEC PLAN



* FLOOR PLAN TO BE VERIFIED

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- 1ST FLOOR 2621-2637
- ↗ 2ND FLOOR 2665
- ← 2639-2657

2621-2637

