

VISTA DISTRIBUTION CENTER

1225 PARK CENTER DRIVE / SUITE C / VISTA / CALIFORNIA

±15,360 SF

MANUFACTURING | WAREHOUSE | DISTRIBUTION



SITE DETAILS

15,360

RENTABLE AREA

Rentable building area:
15,360 SF

Office area:
±3,000 SF

277/480v

POWER

Power:
277/480v or 250 amps

1/1

LOADING

Dock-level loading:
1

Grade-level loading:
1

HWY 78/I-5

ACCESS

10-15 minutes from major
thoroughfares

18'

CLEAR HEIGHT

18' minimum clear height

SITE PLAN

MANUFACTURING WAREHOUSE DISTRIBUTION

Grade-Level Loading



Dock High Doors





PARK CENTER DRIVE

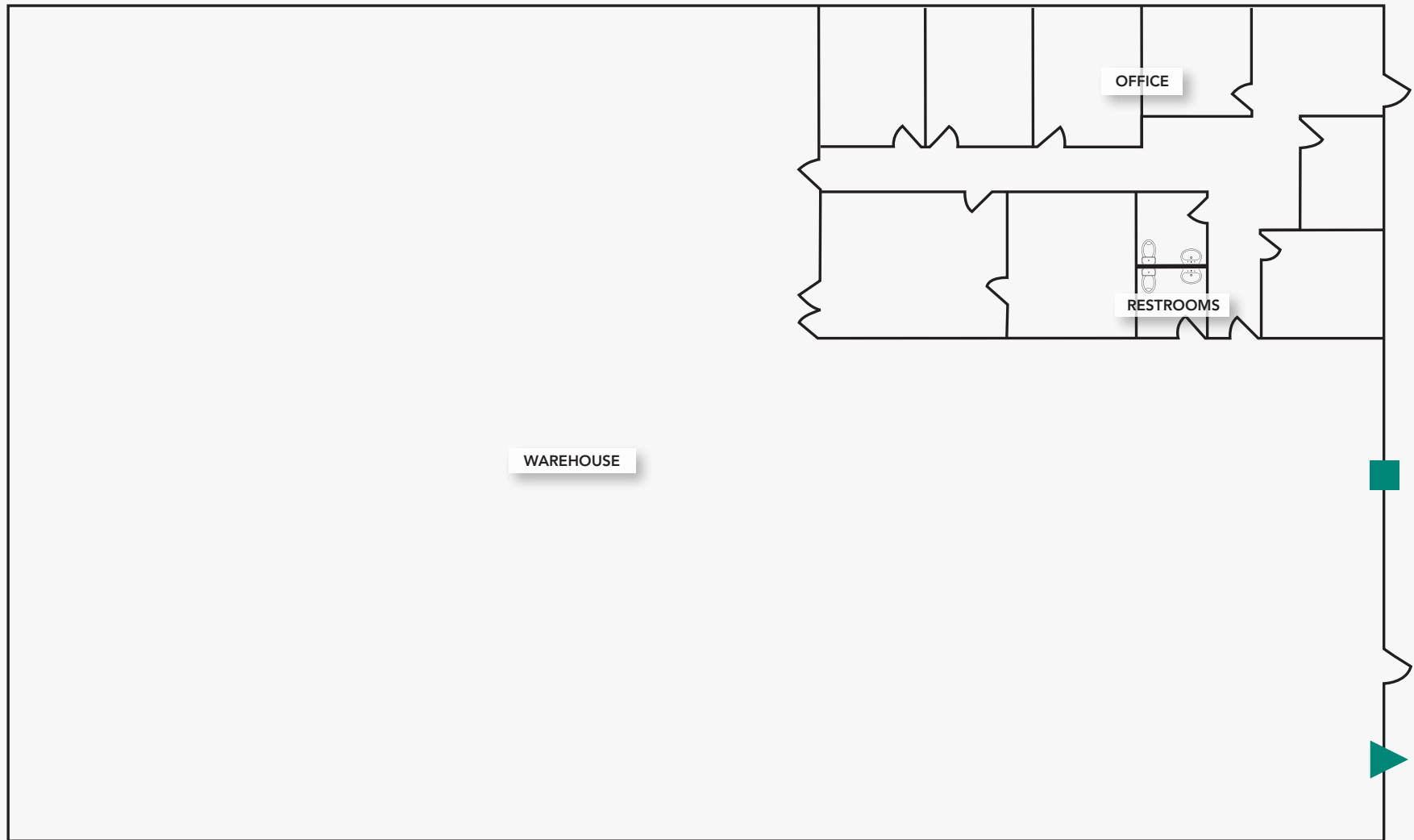
LEASED

SUITE C

LEASED

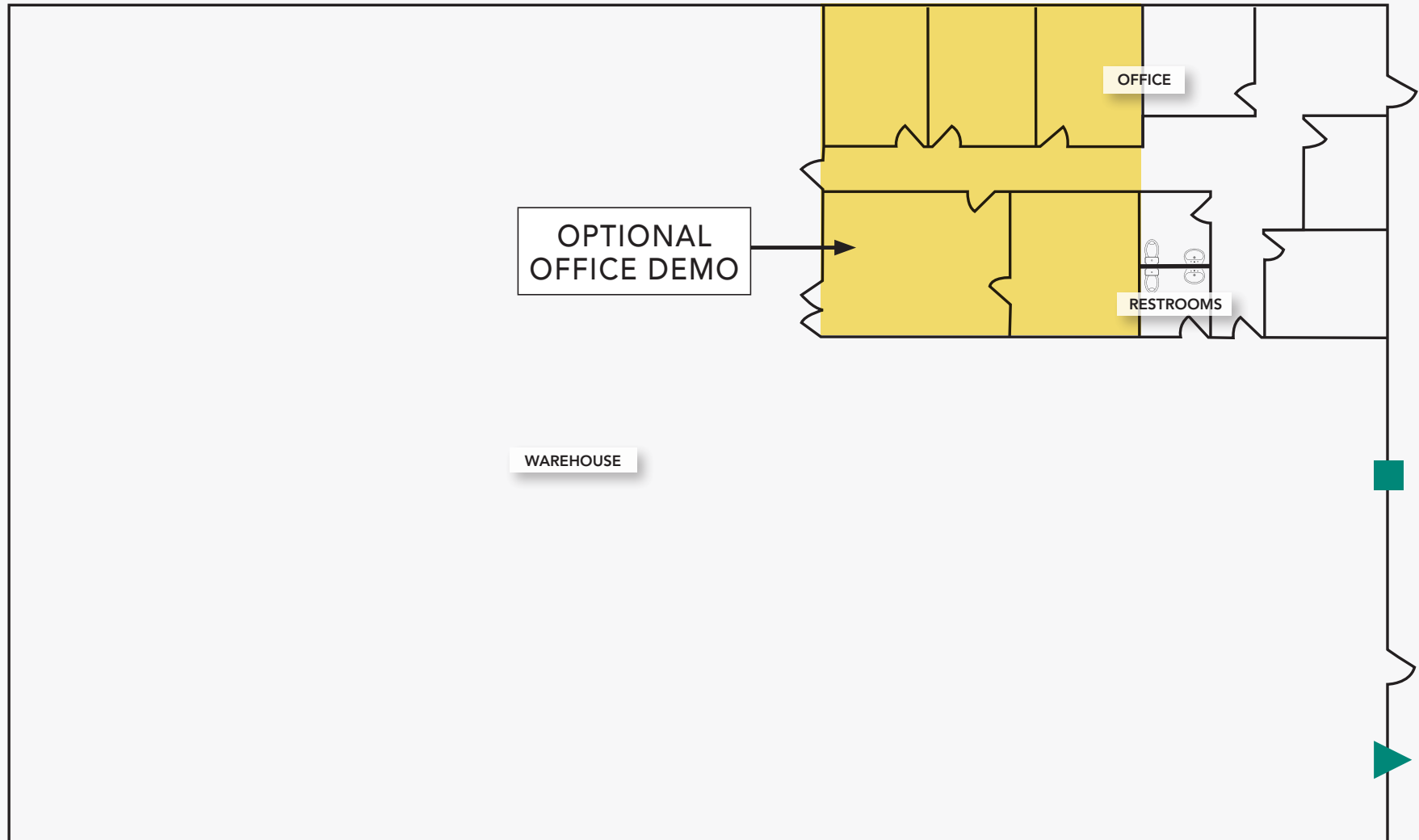
FLOOR PLAN

Grade-Level Loading 
Dock High Doors 



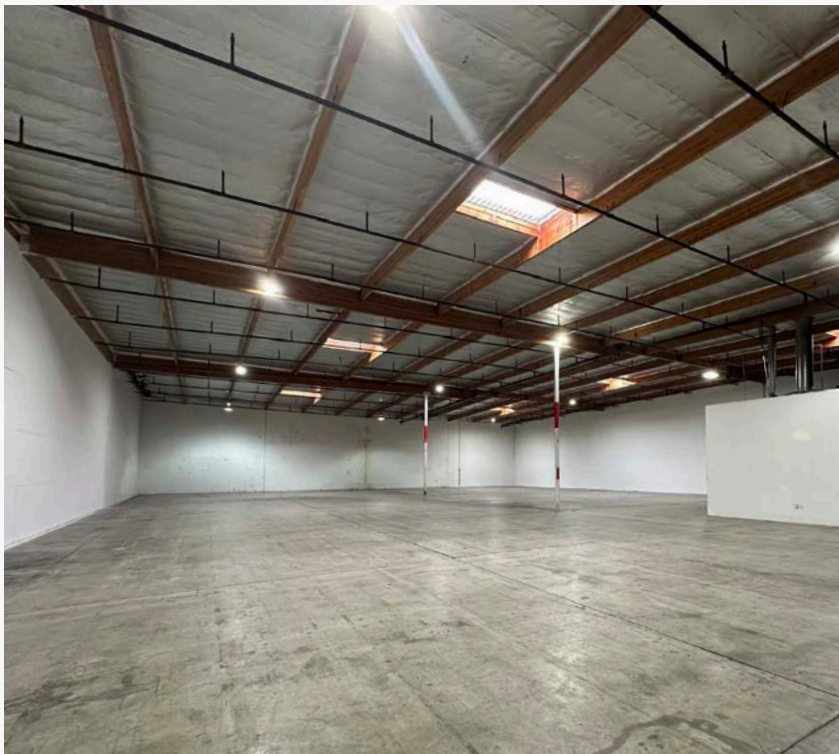
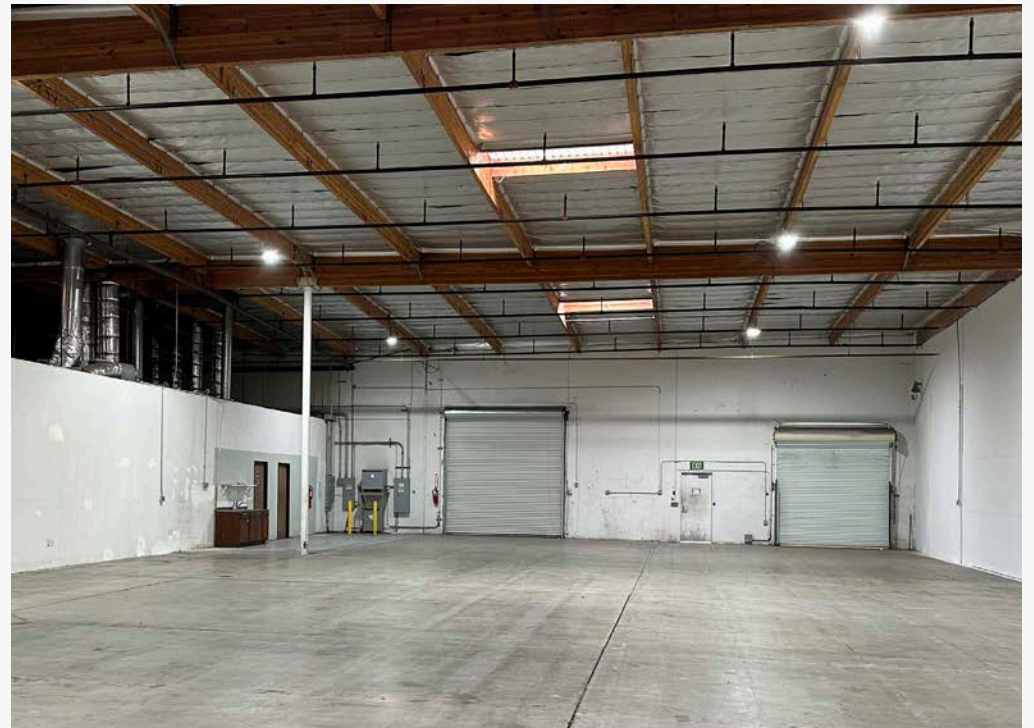
LOW-FINISH CONCEPT PLAN

- Grade-Level Loading ■
- Dock High Doors ▲
- Demo/Return to Full Clear Height Warehouse ■



PRE-DEMO OFFICE: ±3,000 SF (20%)
POST-DEMO OFFICE: ±1,500 SF (10%)

PROPERTY PHOTOS



CORPORATE NEIGHBORS

TOP OCCUPIERS

Natural Alternatives International
US Foods
Dr. Bronner's
24 Hour Fitness
Wesco Distribution
Captek Softgel International
Leidos
Accutek Packaging
Winners Only
Exagen
Amazon
Fresh Creative Foods
Tinker Tin
Jeld-Wen
Datron World Communications
Jif-Pak Manufacturing
Applied Membranes Inc.
Titleist
NuFace



MAJOR INDUSTRIES

Innovation and Specialized Manufacturing
Connected Tourism and Agriculture
Biomedical Devices and Products
Cleantech
Information, Communications, and Technologies
Education
Distribution and Fulfillment



COLLEGES/UNIVERSITIES

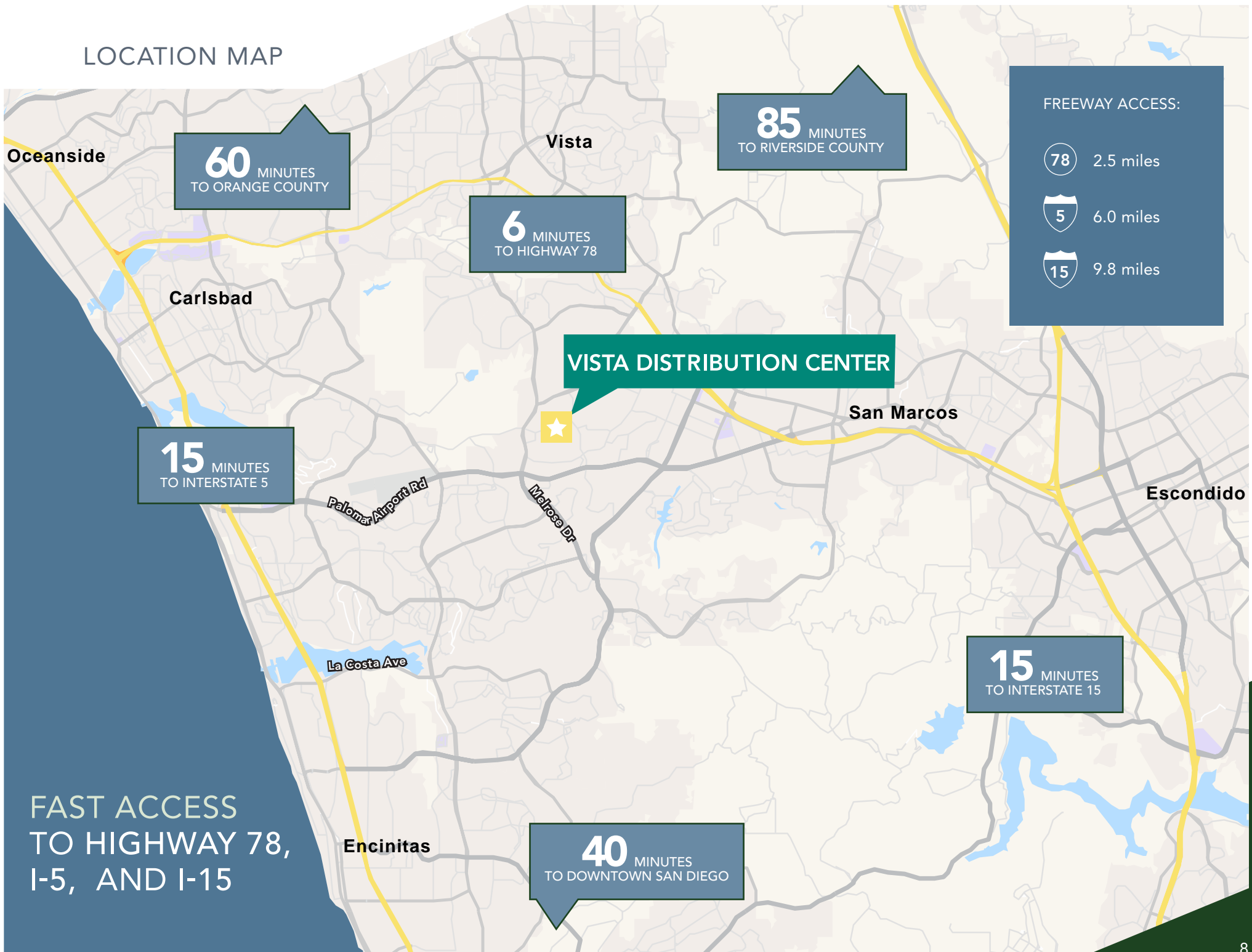
Palomar College, San Marcos
CSU San Marcos, San Marcos
Coleman University, San Marcos
University of San Diego
University of California, San Diego
San Diego State University, San Diego
Pima Medical Institute, San Diego
MiraCosta College, Oceanside
Kaplan College, Vista
National University, Carlsbad
University of St. Augustine



NATURAL ALTERNATIVES
INTERNATIONAL



LOCATION MAP



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