

FLEX/INDUSTRIAL SUITE FOR LEASE MIRAMAR, SAN DIEGO, CALIFORNIA 92121

CENTERPOINTE COMMERCE PARK

9050 KENAMAR DRIVE

\$2.00 PSF

allowance for each year of term

Can be used on:

Moving costs/ Cabling

Racking/ TIs/ Free Rent

GREATHOUSE
Furniture | Patio | Accents



CUSHMAN & WAKEFIELD

RYAN DOWNING, SIOR
858.546.5416
ryan.downing@cushwake.com
CA LIC. 01955032

JACK TICE
619.500.7626
jack.tice@cushwake.com
CA LIC. 02161178

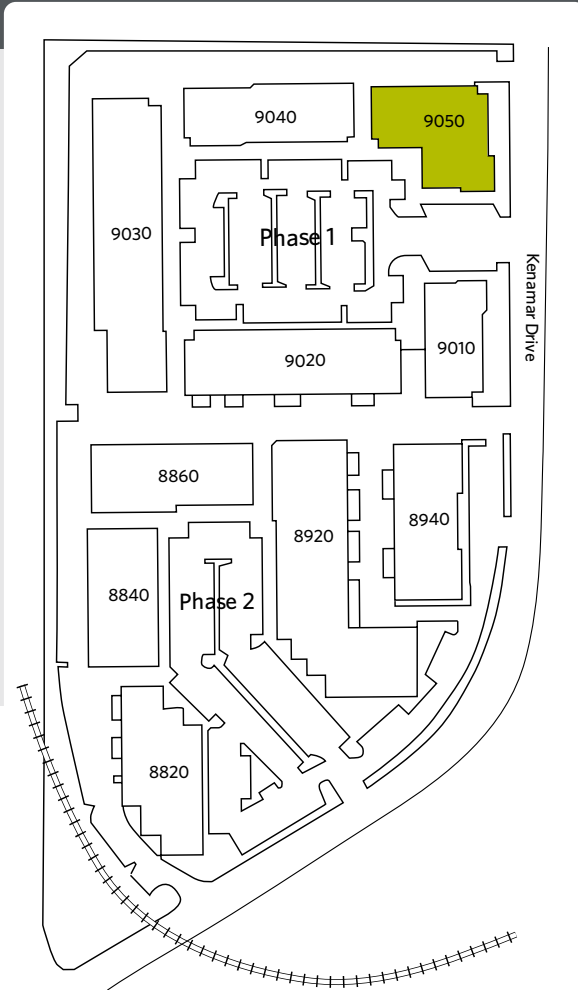
BRANT ABERG, SIOR
858.546.5464
brant.aberg@cushwake.com
CA LIC. 01773573

Cushman & Wakefield
12830 El Camino Real
Suite 100
San Diego, CA 92130
www.cushmanwakefield.com

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PROPERTY FEATURES

- A 197,626 SF Multi-Tenant Industrial Park
- Approximately 18' Warehouse Clearance
- Natural Gas in the Project
- Skylights
- 3.1/1,000 parking ratio
- 1 block off Miramar Road behind Pyramid
- High Image Business Park
- Deli on-site



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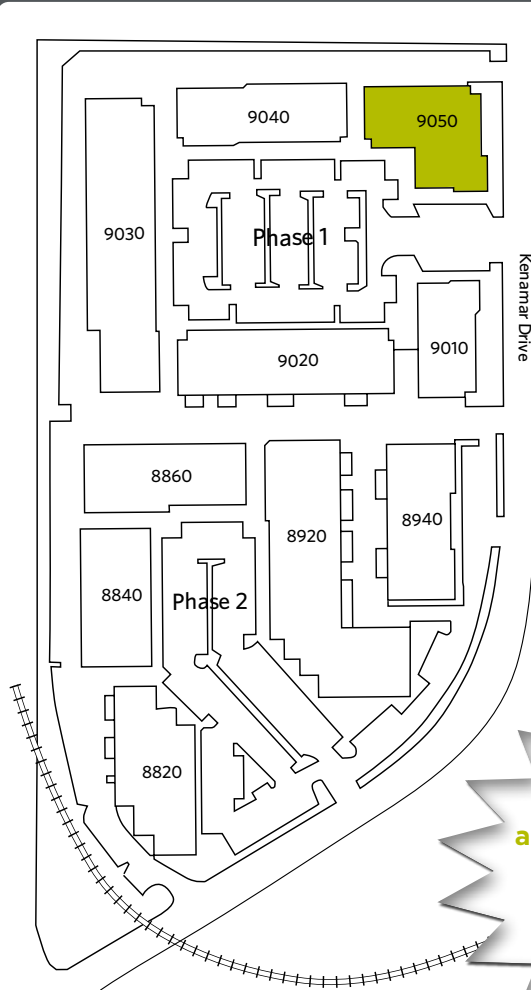
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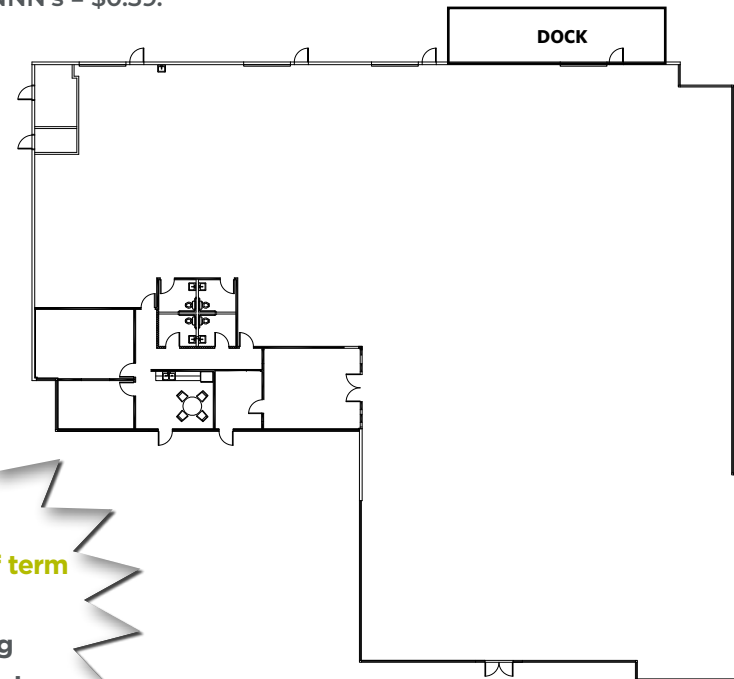
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ADDRESS	SUITE	SIZE	RENT	AVAILABLE
9050 Kenamar Drive	Bldg	17,080 SF	\$1.65 NNN per SF/Month	10/1/2025

COMMENTS

Reception/lobby, (3) private offices, (4) restrooms, break room, balance warehouse, (4) grade level doors, (1) dock ramp. NNN's = \$0.39.



*Metal exterior dock ramp available



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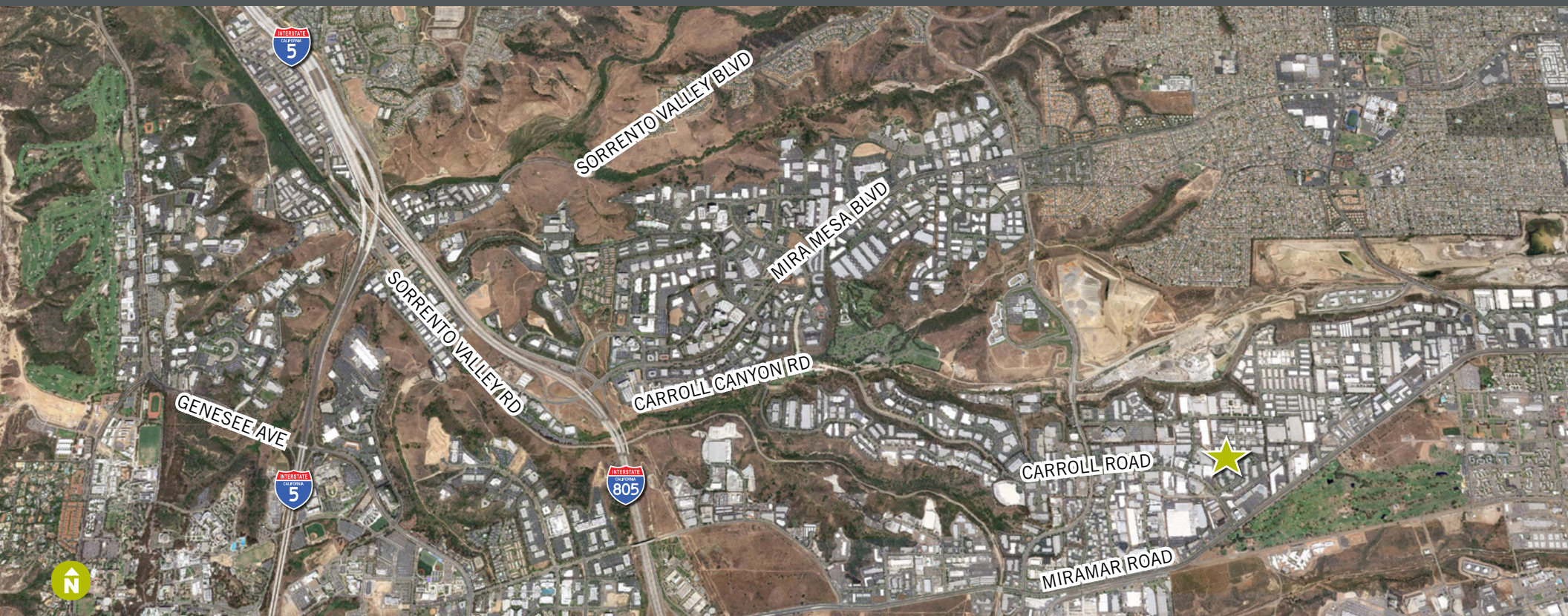
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