

Plug & Play Sublease Opportunity- 10,431 SF Class A Office Space
Located within the Award-winning 550,000 SF La Jolla Square

4275

Executive Square

Suite 800, La Jolla, CA 92037

4% Procuring Fee + \$1.00/SF Broker Bonus





**CUSHMAN &
WAKEFIELD**

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Efficient
Class A Office

Convenient
On-Site Amenities

Excellent Natural Light
Extensive Glass-Line

Central Location
Located in the Heart of
UTC

Move-In Ready
High-End FF&E
Available

Ample Parking
4.8/1,000 RSF Covered
Parking

PROJECT HIGHLIGHTS

Identity & Appeal

- 550,000 SF of premium workspace with impressive granite entrances
- Three high-rises and one low-rise with dedicated covered parking
- Spectacular views and calming water features

Irreplaceable Location

- Walking distance to upscale dining and retail
- Near Westfield UTC, Costa Verde Center and Regents Marketplace
- Easy access to/from I-805 & I-5

Exclusive Amenities

- Premier on-site Event Center for all your meeting needs
- On-site state-of-the-art fitness center
- On-site banking and ATM, drop-off dry cleaning, technologically-enhanced conference room and Customer Resource Center



PREMISES OVERVIEW

4275 Executive Square, Suite 800
La Jolla, CA 92037

- Available 4/1/2023
- 10,431 RSF
- Build out includes: reception, 29 private offices, open office with 33 workstations, break room, 2 conference rooms, IT/Storage room
- High-image double-door entry immediately off 8th floor lobby
- Move-in ready with high-end FF&E available
- 4.8/1,000 RSF parking
- Excellent location in the heart of UTC
- Lease Rate: \$3.40/SF Full Service
- Sublease Through: July 31, 2024
- [Click here to view the Virtual Tour](#)



FLOOR PLAN | SUITE 800



la jolla square

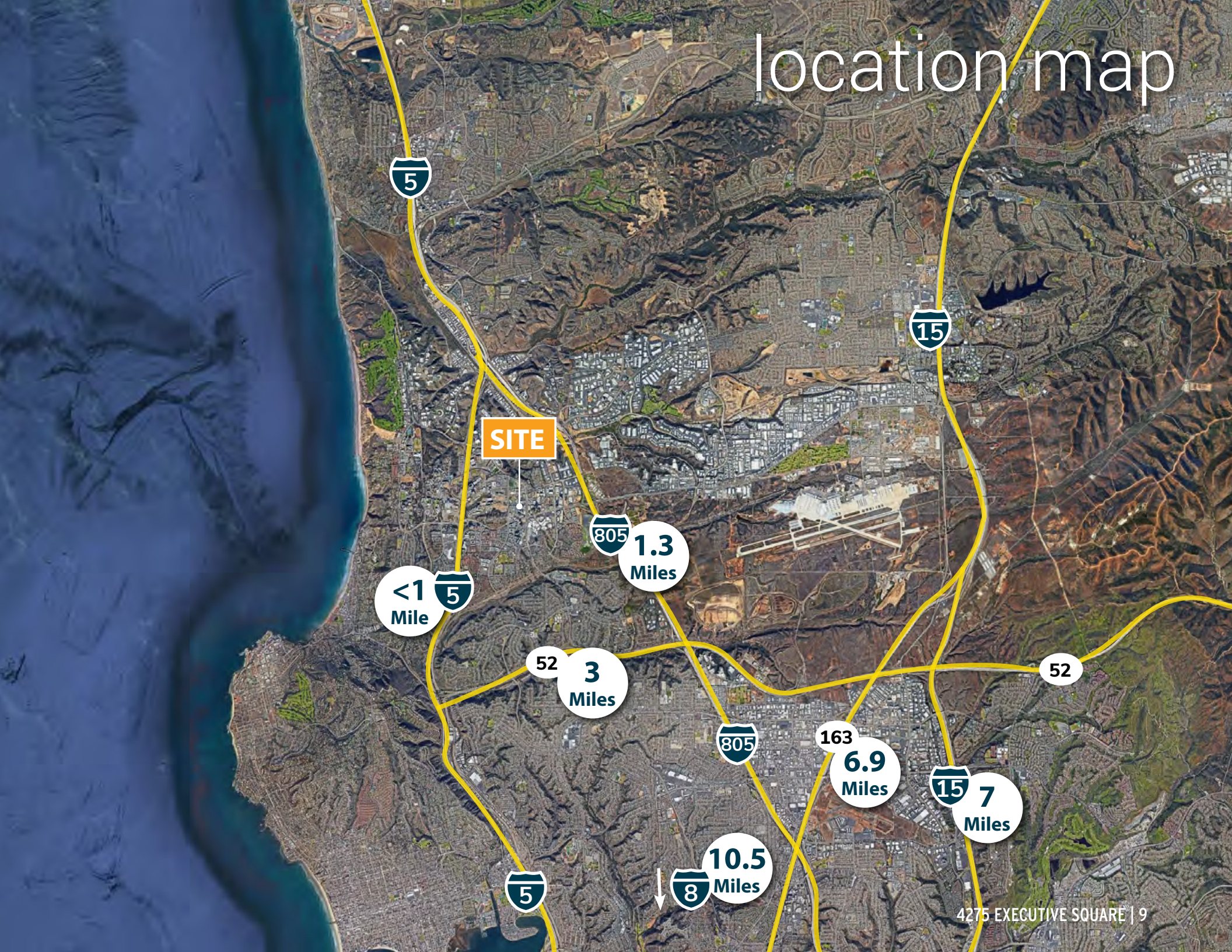


4275 Executive
Square

PROPERTY PHOTOS



location map



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