

AT MIRAMAR ROAD

EXCHANGE

LEASING OPPORTUNITIES AVAILABLE AT MIRAMAR'S PREMIER RETAIL CENTER



CUSHMAN &
WAKEFIELD

LPCWEST
LINCOLN PROPERTY COMPANY

AT MIRAMAR ROAD

EXCHANGE



RETAIL SUITE

5,267 SF AVAILABLE



DIVERSE TENANCY

RESTAURANTS, FITNESS,
HOME DECOR, SPECIALTY
RETAIL



ABUNDANT PARKING

(OVER 335 SPACES)



TRAFFIC STATS

50,400 CARS PER DAY



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Exchange At Miramar Road is a premier retail center located in the heart of the Miramar submarket. The center offers:

- exposure to 73,000 cars per day (SANDAG)
- excellent visibility on Miramar Road
- prime building and monument signage
- quick access to Interstate 15 and 805
- grade level roll up truck doors
- 4.0 per 1,000 SF parking ratio

AVAILABLE:

±5,267 SF

7550 MIRAMAR ROAD
SUITE 630



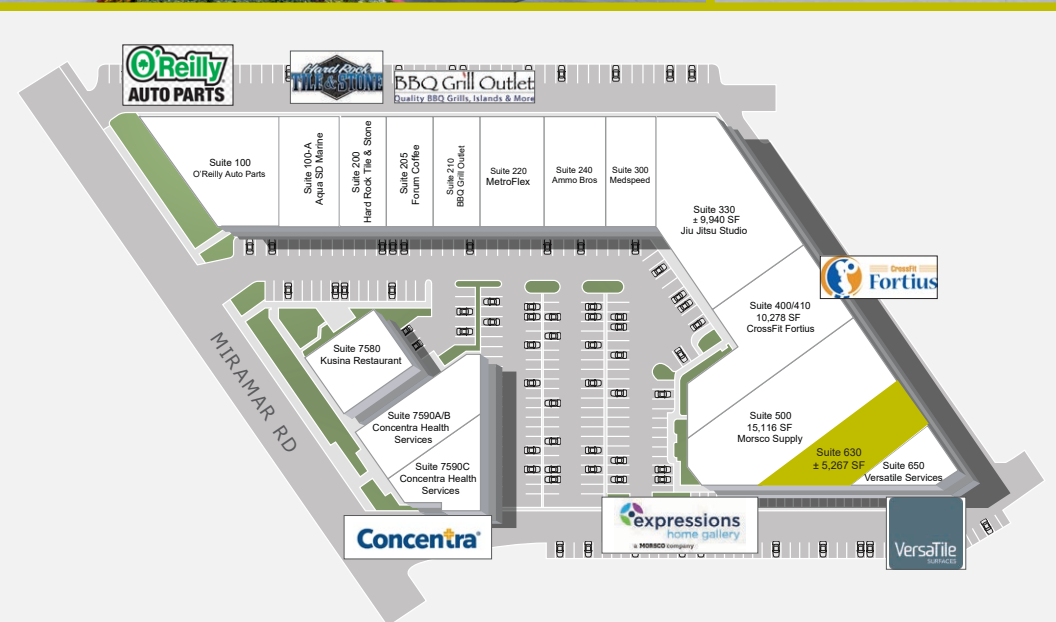
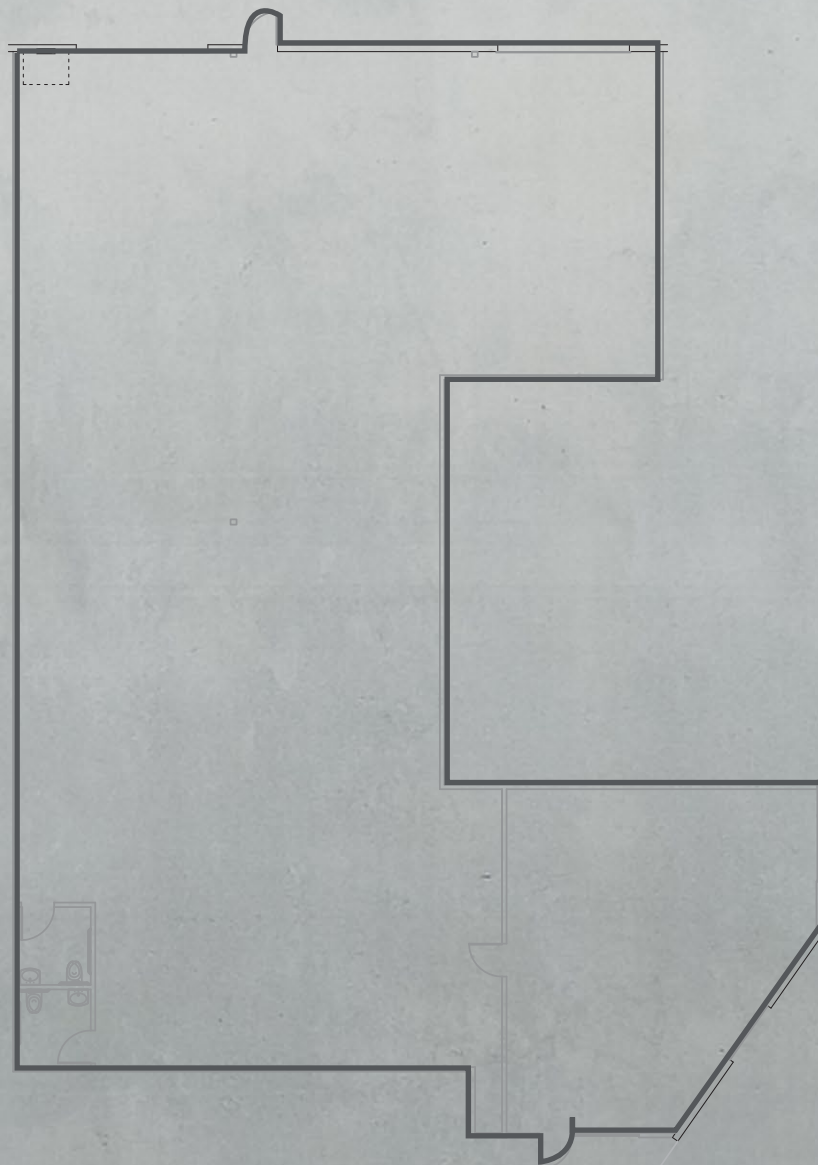


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±5,267 SF

7550 MIRAMAR ROAD
SUITE 630

- Two roll-up doors for rear access
- High Ceilings: 17'-18' clear height
- Separate dedicated parking field



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FOR MORE INFORMATION, PLEASE CONTACT:

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