ROYMAR 76 INDUSTRIAL PARK

180-230 ROYMAR RD, 3310 VIA DE LA VALLE
// OCEANSIDE, CA

INDUSTRIAL UNITS & SECURED LOT AVAILABLE



OCEAN PARK PARTNERS

OWNED & OPERATED

FOR LEASE

CUSHMAN & WAKEFIELD

SITE FEATURES

180-230 ROYMAR RD
3310 VIA DE LA VALLE
OCEANSIDE, CALIFORNIA 92058



- **NEW** FENCING & SECURED YARD
- **NEW** BUILDING BRANDING
- **NEW** SIGNAGE
- **NEW** LANDSCAPE

PARKING |
AMPLE

PROXIMITY |
CLOSE TO AMENITIES

ACCESS |
OFF HIGHWAY 76 NEAR I-5 FREEWAY

POWER |
3 PHASE 120/208V, 100-200 AMPS

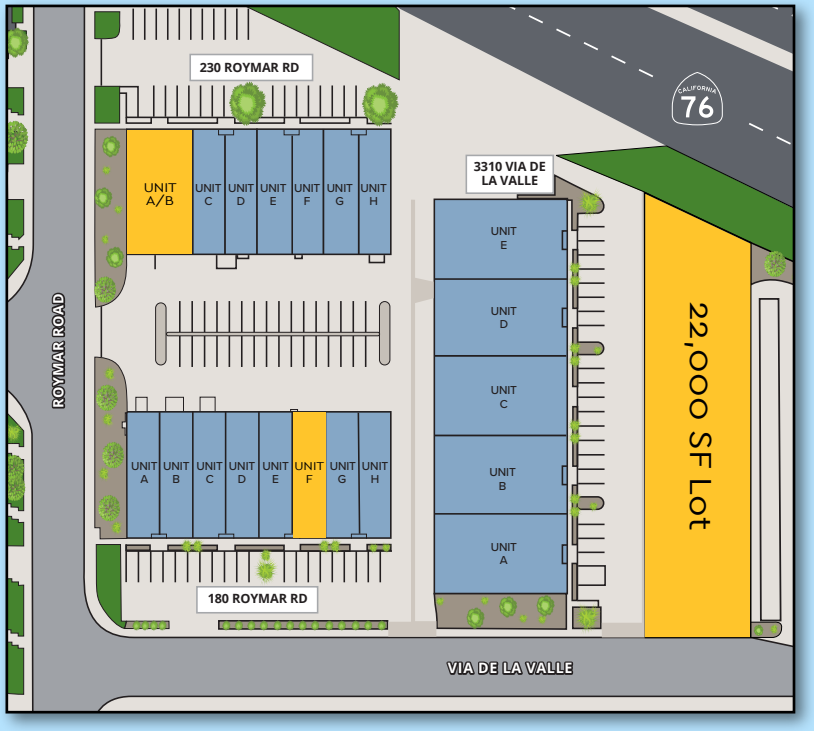
AVAILABILITY

180-230 ROYMAR RD
3310 VIA DE LA VALLE
OCEANSIDE, CALIFORNIA 92058



Availability	Suite SF	Asking Rate	Comments	Available Date
230 Roymar Rd, Suites A/B with Secured Yard	4,000 SF (Suite) with up to approx. 22,000 SF (Yard)	Negotiable	Warehouse and yard space with Lobby, Private Offices, 2 Restrooms, Storage, & 2 Grade Level Roll-Up Doors with Private Fenced Outdoor Storage	Available Now
180 Roymar Rd, Suite F with Secured Yard	2,000 SF (Suite) with up to approx. 22,000 SF (Yard)	Negotiable	Warehouse space with Lobby, Private Office, & 1 Grade Level Roll-Up Door with Private Fenced Outdoor Storage	December 1, 2026
Secured Lot	Up to Approximately 22,000 SF	Negotiable	Private Fenced Outdoor Storage	Available Now

*Est NNN: $0.40/SF

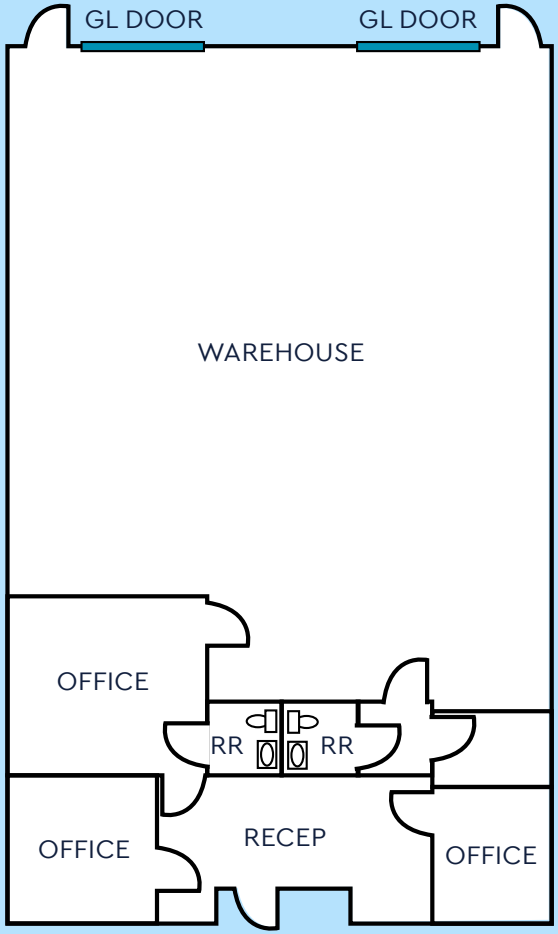


FLOOR PLAN

230 ROYMAR RD
OCEANSIDE, CALIFORNIA 92058







±4,000 SF W/
UP TO APPROX.
22,000 SF

SUITES A/B

WITH SECURED YARD

FLOOR PLAN

180 ROYMAR RD
OCEANSIDE, CALIFORNIA 92058







±2,000 SF W/
UP TO APPROX.
22,000 SF

SUITE F

WITH SECURED YARD

FLOOR PLAN

3310 VIA DEL LA VALLE
OCEANSIDE, CALIFORNIA 92058







APPROX.
22,000 SF

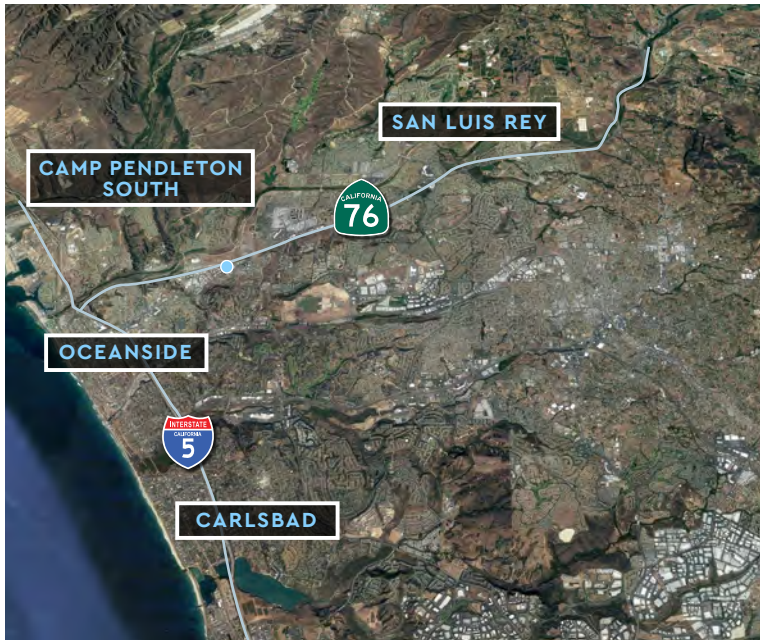
SECURED LOT

LOCATION

180-230 ROYMAR RD
3310 VIA DE LA VALLE
OCEANSIDE, CALIFORNIA 92058







57,000 SF MULTI-TENANT INDUSTRIAL PROJECT

DRIVE TIMES
MILES FROM PROPERTY

180-230 ROYMAR RD
3310 VIA DE LA VALLE
OCEANSIDE, CALIFORNIA 92058





SAN DIEGO

REGIONAL OVERVIEW



Located along the Pacific Coast in Southern California, San Diego is world-famous for its 70 miles of pristine coastline, abundant sunshine and vast array of tourist attractions and amenities. As a scenic backdrop in which to live, work and play, the region is home to residents and businesses that have transformed San Diego into an economic powerhouse.

San Diego County attracts companies seeking a well-educated workforce, multifaceted transportation infrastructure, desirable quality of life and access throughout the region and around the globe.

$91K
MEDIAN INCOME

$282B
PRODUCED OF GRP

+1.6M
JOBS GENERATED

2023

31.8M
VISITORS

$14.3B
VISITOR SPENDING

22B
ANNUAL ECONOMIC IMPACT

557K
ATTENDEES AT THE CONVENTION CENTER

POPULAR ATTRACTIONS

PORT of SAN DIEGO

SeaWorld

Maritime Museum San Diego

Hotel del Coronado

LEGOLAND

San Diego Comic Con International

Gaslamp Quarter

Torrey Pines

NORTH COUNTY

REGIONAL OVERVIEW



BUILDING & DESIGN
Hunter Industries
Nitto Group – Hydranautics | Watkins Manufacturing Group

CLEAN TECHNOLOGY
Baker Electric Solar | Poseidon Water
NRG Energy | Air Products and Chemicals, Inc.

INFORMATION & COMMUNICATIONS TECHNOLOGIES
ViaSat | Activision | Nordson Corp.
L3 Communications | Max-Linear

BIOTECHNOLOGY, BIOMEDICAL DEVICES & HEALTHCARE
DJO Global | Thermo Fischer Scientific | Genentech, Inc.
Ionis Pharmaceuticals | Breg, Inc. | Alphatec Spine
Gilead Sciences | GenMark Diagnostics | Zimmer Dental

ACTIVE LIFESTYLE SPORT
Taylormade | Callaway Golf | Puma Golf | GoPro | Stone Brewing
Titleist – Acushnet | Suja Juice | Columbia Sportswear | Reef

E. COMMERCE
Wayfair | Amazon

LIFESTYLE

80K
ACRES OF PRESERVED OPEN SPACE

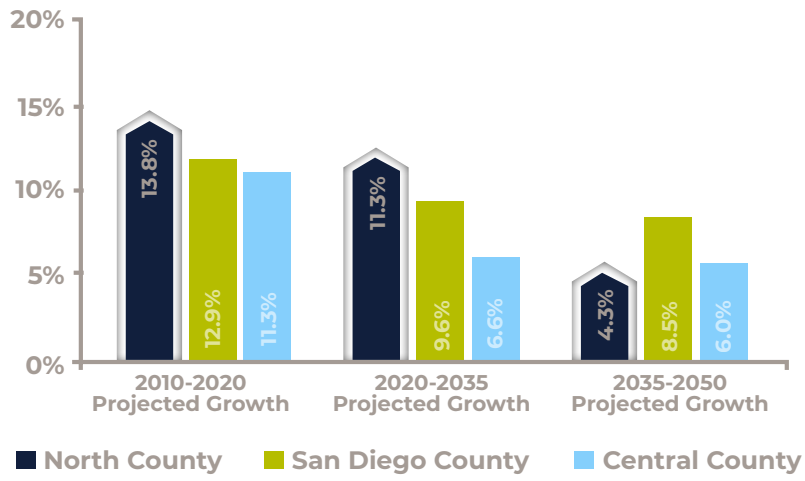
27.5
MINUTES FOR AN AVERAGE COMMUTE

33+
MILES OF PUBLIC COASTLINE

55
SCHOOLS
(19 CA DISTINGUISHED SCHOOLS
36 BLUE RIBBON SCHOOLS)

50+
BREWERIES

JOB GROWTH FASTEST IN NORTH COUNTY





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