

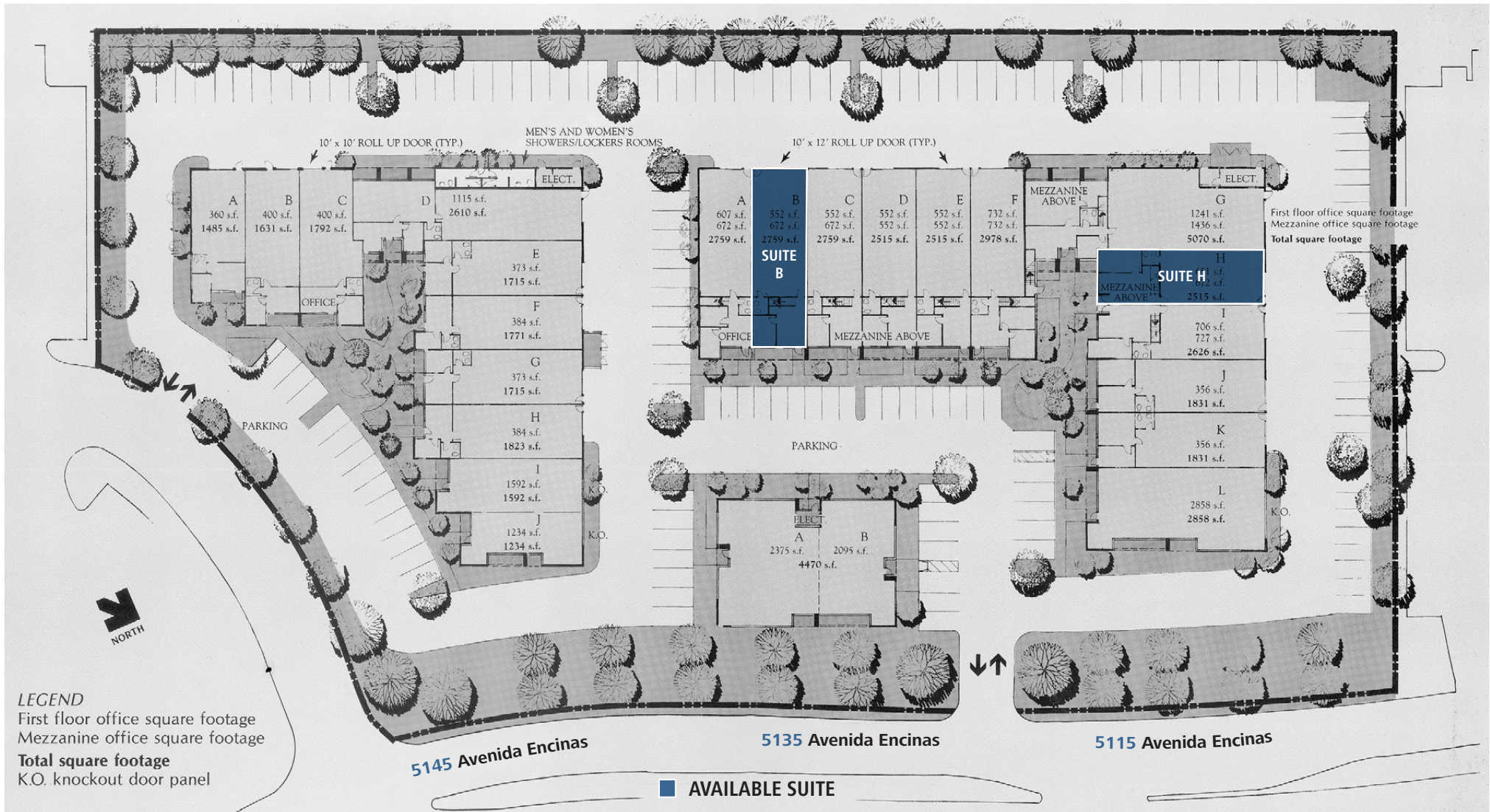
PACIFICA BUSINESS CENTER

5115-5135-5145 Avenida Encinas
Carlsbad, CA 92008

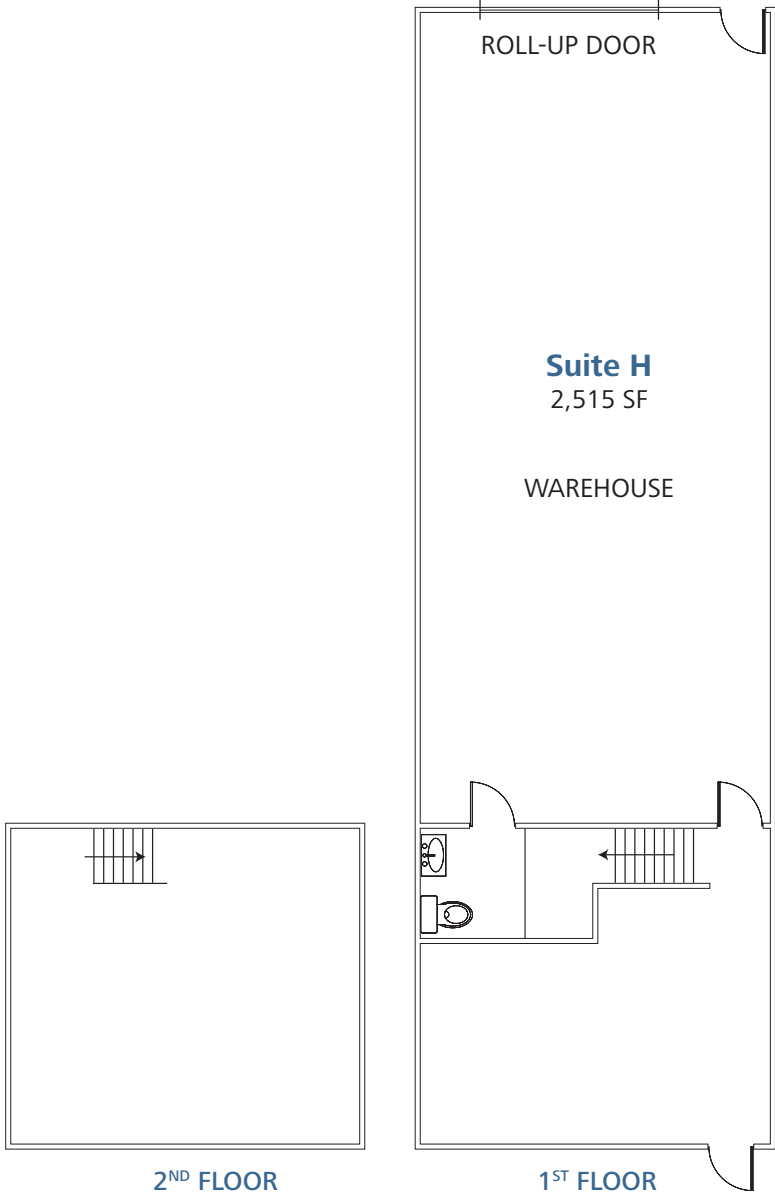
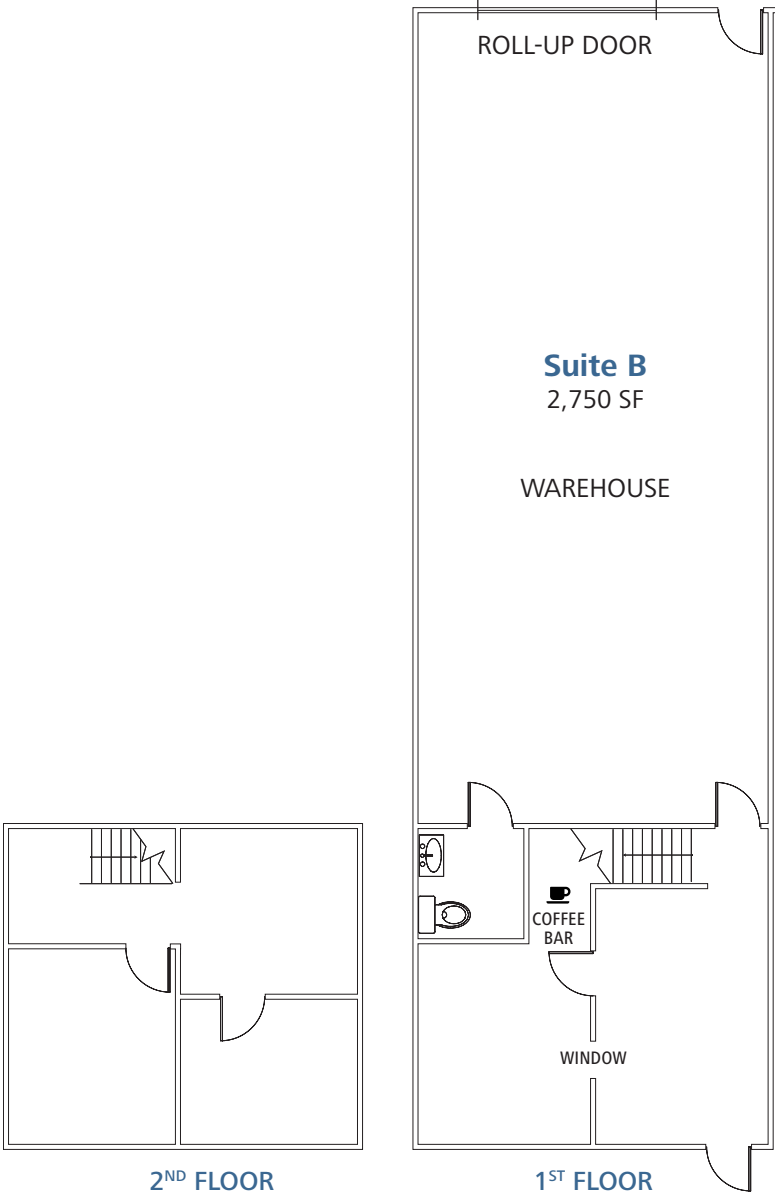


PROPERTY HIGHLIGHTS

- Nice interior office improvements
- Excellent warehouse clear height
- Exterior finish of heavy sandblasted concrete panels
- Fully sprinklered (5115 and 5145)
- Excellent I-5 access and identity
- Close proximity to restaurants and services
- West of I-5



5115 AVENIDA ENCINAS						
SUITE	SF	OFFICE SF	RENT PSF	RENT/MONTH	CAM	AVAIL
B	2,750	1,224	\$1.75	\$4,815	\$.12 PSF	NOW
H	2,515	1,323	\$1.75	\$4,405	\$.12 PSF.	11/1



BLDG	SUITE	SF	OFFICE SF	RENT/PSF	RENT/MONTH	CAM	AVAIL
5115	B	2,750	1,224	\$1.75	\$4,815	\$.12 PSF	NOW

BLDG	SUITE	SF	OFFICE SF	RENT PSF	RENT/MONTH	CAM	AVAIL
5115	H	2,515	1,323	\$1.75	\$4,405	\$.12 PSF.	11/1