



FOR LEASE

AIRWAY TRADE CENTER

2225 & 2235 AVENIDA COSTA ESTE, SAN DIEGO, CA 92154

AVAILABLE SPACE AS OF JUNE 2018

2225 Avenida Costa Este

SUITE	STATUS	APPROX. TOTAL SF	APPROX. OFFICE SF	GRADE RAMPS	DOCK DOORS	CLEAR HEIGHT	RATE PSF NNN
1000	Leased	40,195	5,706	1	7	23'	X
1200	Leased	9,076	9,076 (Whse Only)	0	2	23'	X
1600	Leased	15,931	2,203	0	4	23'	X
1800	Leased	10,463	1,800	0	2	23'	X
1900	Leased	8,633	Shell	0	2	23'	X
2300	Available	10,540	Shell / **	0	3	23'	\$0.70

2225 Avenida Costa Este (Office Suites)

SUITE	STATUS	APPROX. TOTAL SF	APPROX. OFFICE SF	GRADE RAMPS	DOCK DOORS	CLEAR HEIGHT	RATE PSF NNN
1400	Leased	2,286	2,286	0	0	X	X
1750	Leased	1,800	1,800	0	0	X	X

2235 Avenida Costa Este

SUITE	STATUS	APPROX. TOTAL SF	APPROX. OFFICE SF	GRADE RAMPS	DOCK DOORS	CLEAR HEIGHT	RATE PSF NNN
100	Avail. In September	8,100	1,750	1	1	23'	\$0.75
200	Leased	8,076	748	1	1	23'	X
400	Leased	20,000	Shell**	1	4	23'	X
600	Avail. In July	10,396	4,284	3	0	23'	\$0.75

***Net charges are estimated at \$0.16 PSF.**

****Built-to-suit**



Regan Tully

Senior Vice President | Cushman & Wakefield
8780 Sherwood Terrace | San Diego, CA 92154 | USA

Direct: 619.661.0656 Fax: 619.661.1869

regan.tully@cushwake.com | [vCard](#) | www.cushmanwakefield.com

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Property Highlights:

Zoning: Otay Mesa Development District, Free Enterprise Zone and Foreign Trade Zone

Parking: 1.21/1,000

Ceiling Height: 23' (average)

Door Sizes: Dock and Grade-Level Loading

Availability: Turn-Key Suites Ready for Immediate Occupancy / Divisible to 8,100 SF

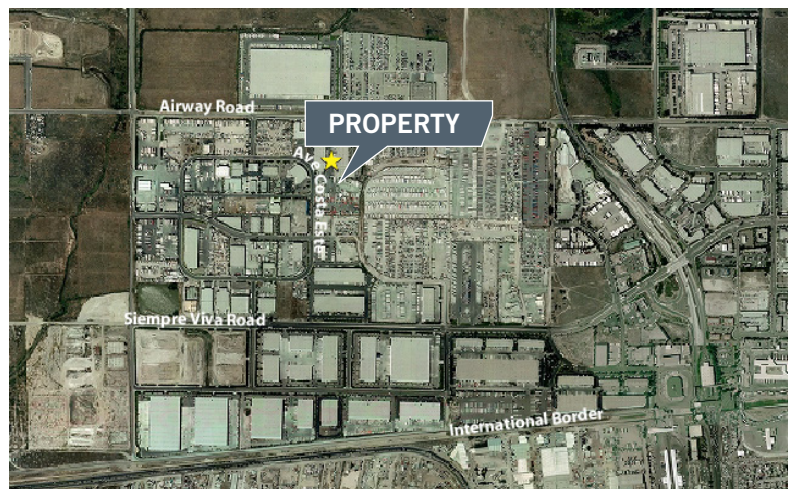
Base Rent: \$0.75/SF - NNN: \$0.16 PSF

For more information, contact:

Regan Tully
Senior Vice President

+1 619 661 0656

regan.tully@cushwake.com



8780 Sherwood Terrace
San Diego, CA 92154

T: +1 619 661 0657

F: +1 619 661 1869

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