

GREY HAWK BUSINESS CENTER

3246 GREY HAWK COURT
CARLSBAD, CALIFORNIA 92010

For Sale at **\$2,129,000**

For Lease at **\$1.49/sf+ CAM**

FOR SALE OR LEASE | INDUSTRIAL / FLEX CONDO AVAILABLE ±6,226SF



- ±4,569 Square Feet of Professional Office Improvements
- ±1,657 Square Feet of 20 to 23 Foot Ceiling Height Warehouse
- 12 x 14 Foot Grade Level Loading Truck Door
- Private Location with Abundant Wrap-Around Parking
- Great North County Location with Accessibility to I-5, Highway 78 & Palomar Airport
- 3 Phase Power
- Call Agent for Showing Instructions



Lic# 01385958

For more information on this property, your current property, or your future location, please contact:

Kenneth Dubs, Jr.

Lic#01277355

kdjr@dubsandcompany.com

Office (760) 591-4100 Fax (760) 591-4102

1850 Diamond Street, Suite 103, San Marcos, California 92078

The information contained herein is deemed reliable, however no representations, warranties, or guaranties of any kind are made by Dubs and Company, Inc.

GREY HAWK BUSINESS CENTER

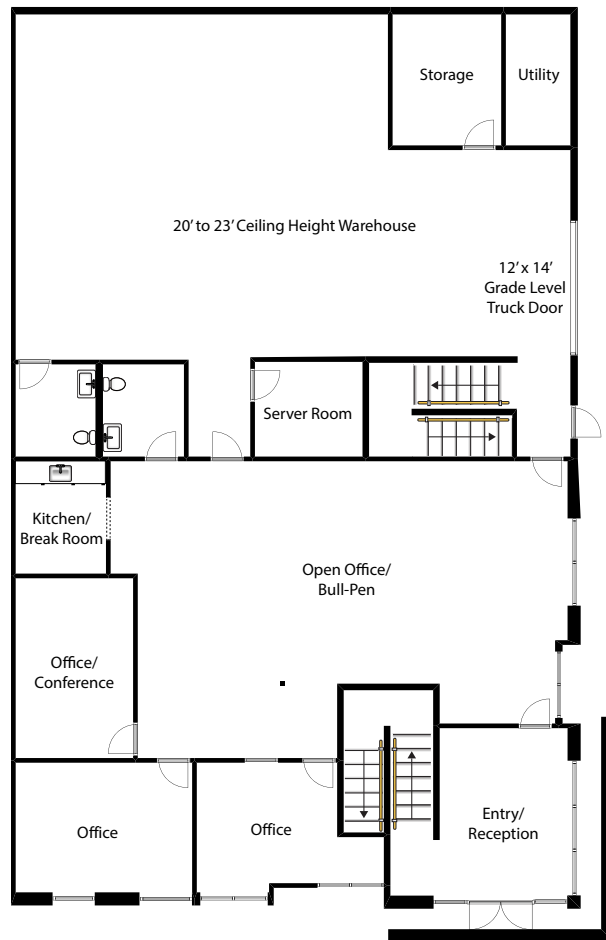
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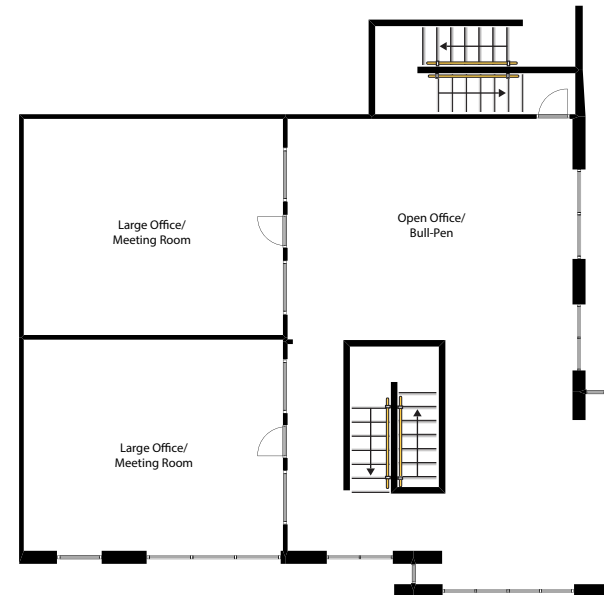
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First Floor



Open to Warehouse Below

Second Floor



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