

437 West Grand Avenue
ESCONDIDO, CALIFORNIA 92025

For Sale at **\$993,650** (\$425/SF)

For Lease at **\$2.29/sf NNN**

FOR SALE OR LEASE | PROFESSIONAL OFFICE BUILDING AVAILABLE \pm 2,338 SF



- Free-Standing Professional Office Building
- Impressive Open Vaulted Architecture
- Great Exposure to High-Traffic Signalized Intersection
- Entrance to Historic Grand Avenue District at Escondido Sign
- Great North County Location with Accessibility to I-15 & Highway 78
- 200 Amp Power Service
- Call Agent for Showing Instructions

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.



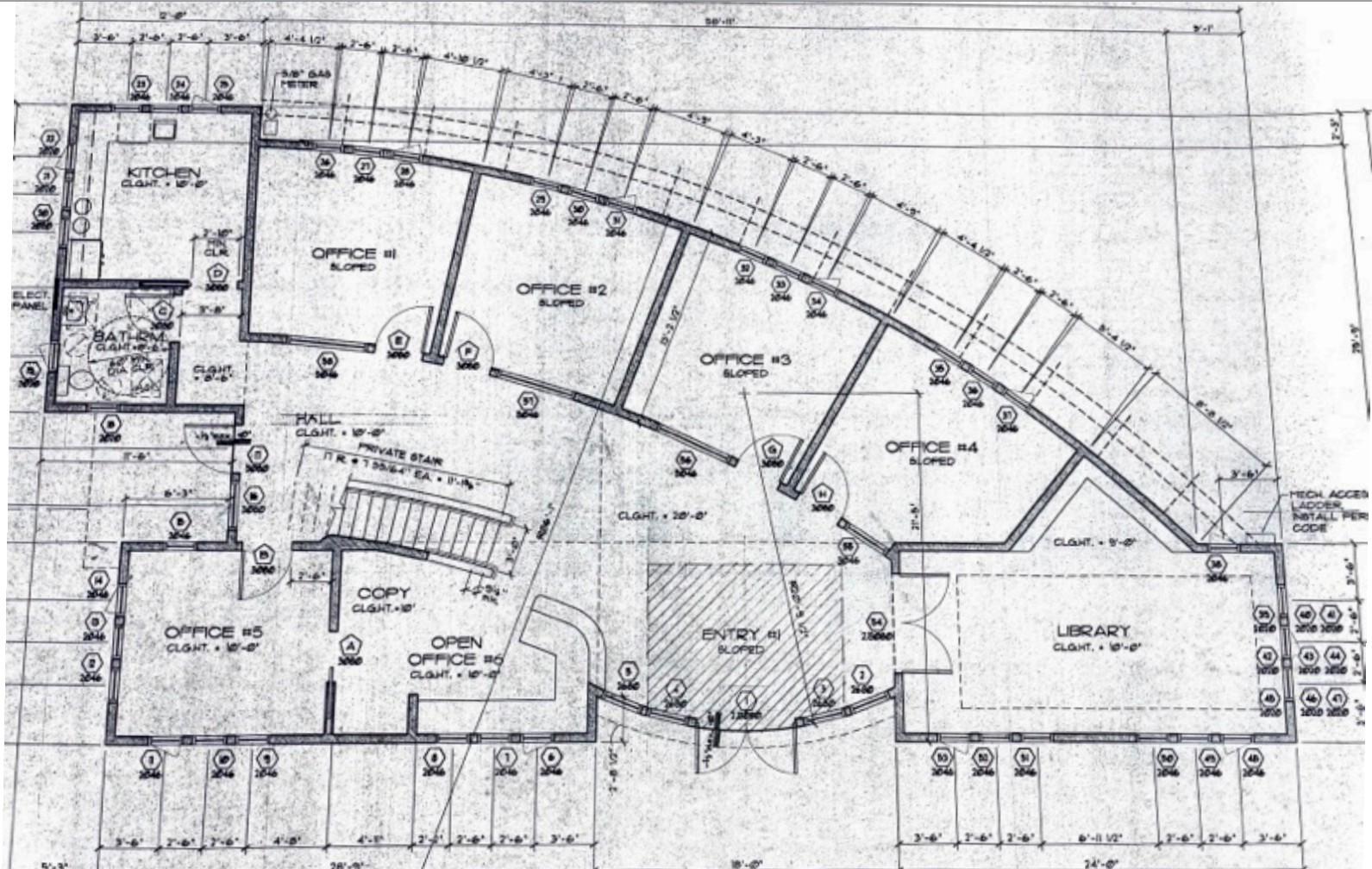
Lic# 01385958

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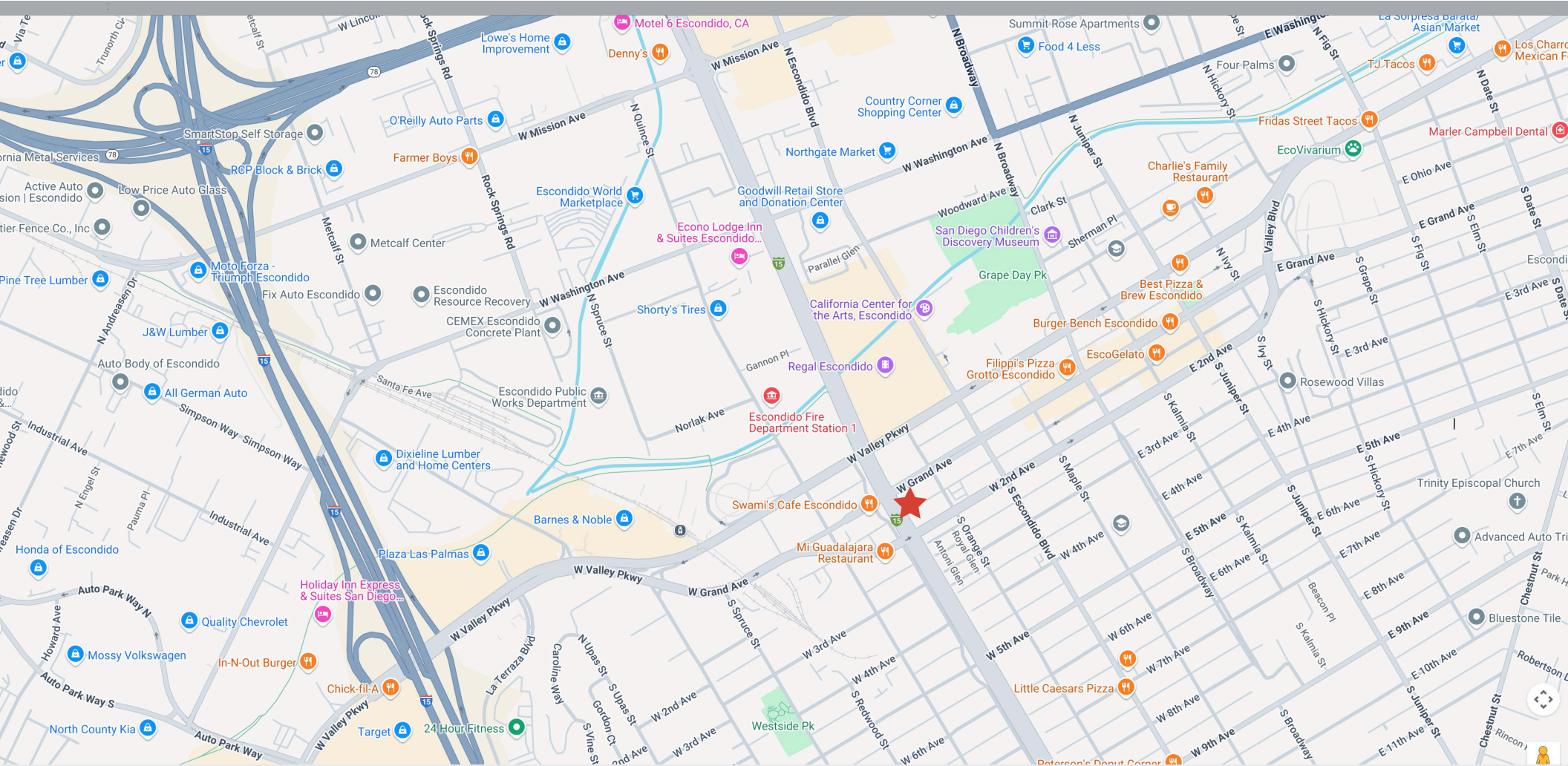
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