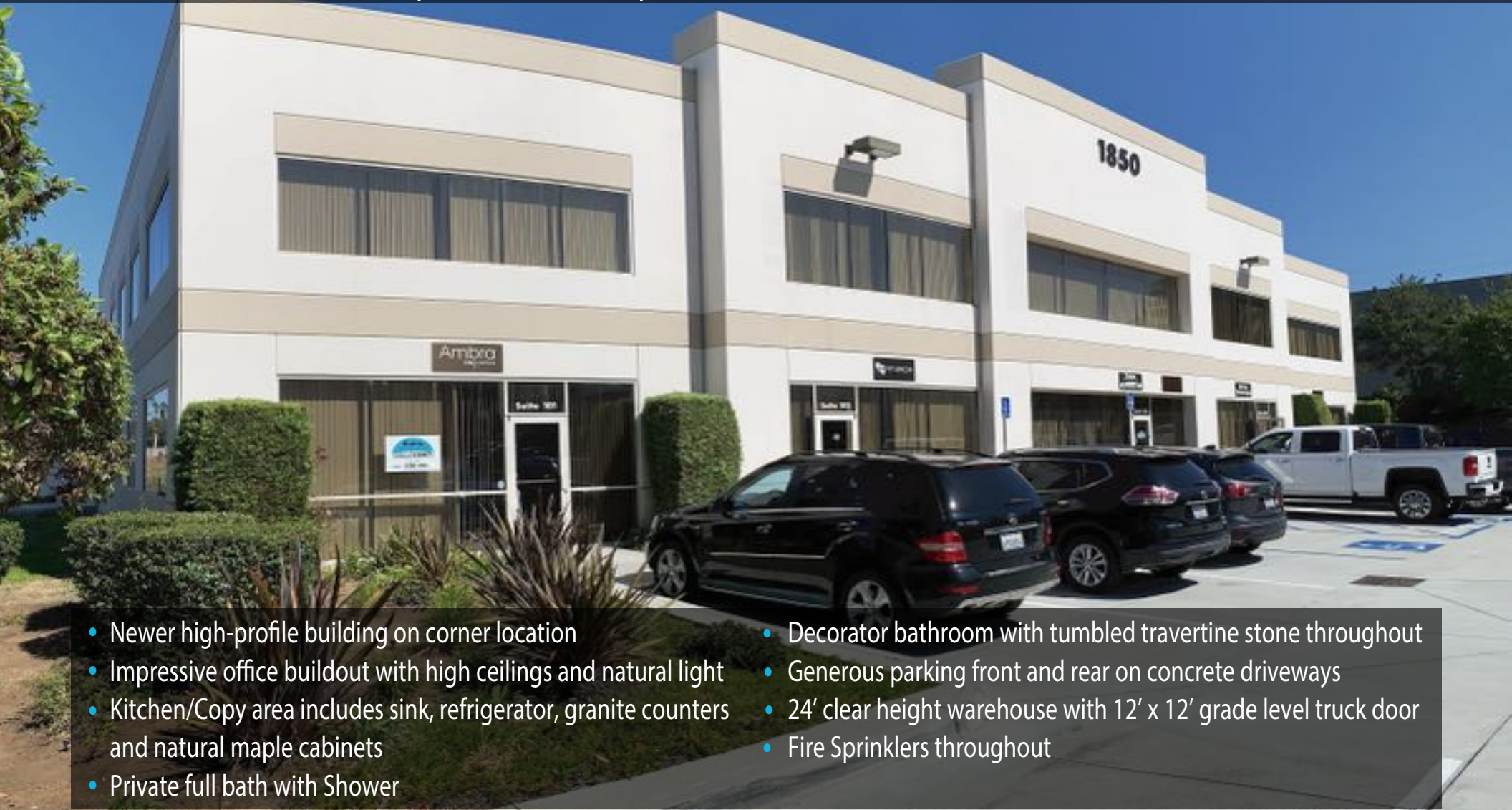


# DIAMOND STREET BUSINESS CENTER

1850 Diamond Street, San Marcos, California 92078

± 3,508 Square Feet

\$1.39/sf<sub>Mod. Gross</sub> + \$.15 CAM



- Newer high-profile building on corner location
- Impressive office buildout with high ceilings and natural light
- Kitchen/Copy area includes sink, refrigerator, granite counters and natural maple cabinets
- Private full bath with Shower
- Decorator bathroom with tumbled travertine stone throughout
- Generous parking front and rear on concrete driveways
- 24' clear height warehouse with 12' x 12' grade level truck door
- Fire Sprinklers throughout

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

**Kenneth P. Dubs, Jr.** CalBRE# 01277355  
kdjr@dubsandcompany.com

1850 Diamond Street, Suite 103, San Marcos, California 92078 Office (760) 591-4100 Fax (760) 591-4102

CalBRE# 01385958

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



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## TENANT LIST - DIAMOND STREET BUSINESS CENTER

SUITE #	AVAILABILITY	SQ. FT.	RATE	CAM	HVAC	TOTAL/mo.
101	Available	3,508	\$1.39/SF	\$.15/SF	\$30/mo.	\$5,432.00
102	LEASED					
103	LEASED					
104	LEASED					
105	LEASED					

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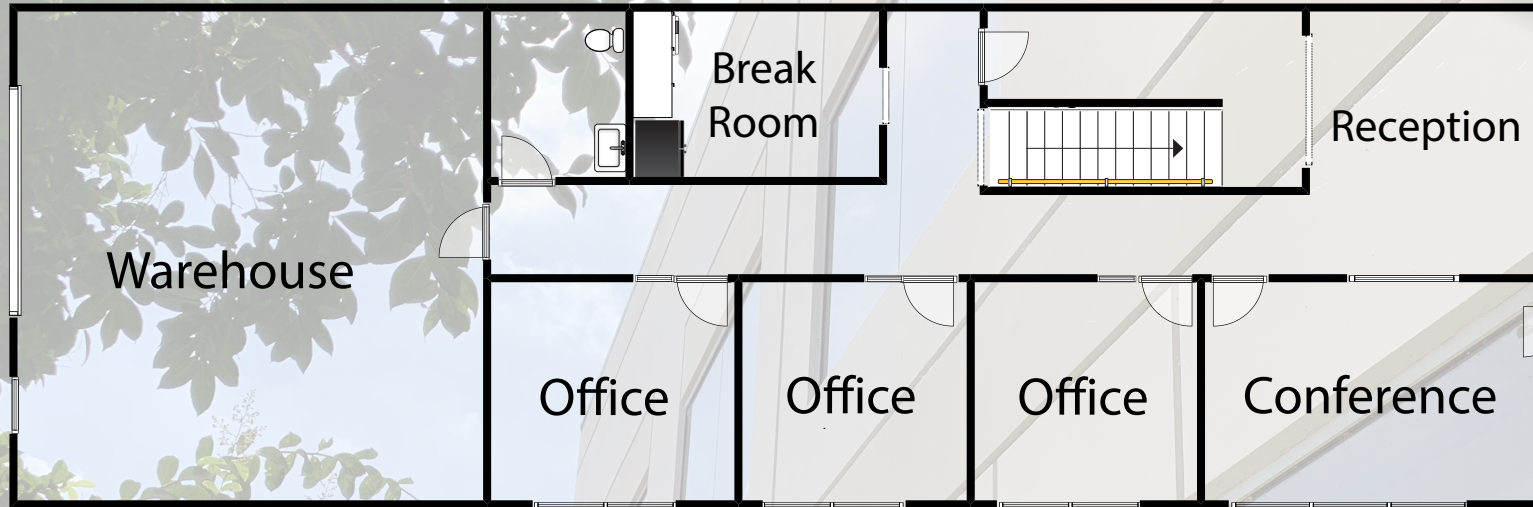
CalBRE# 01385958

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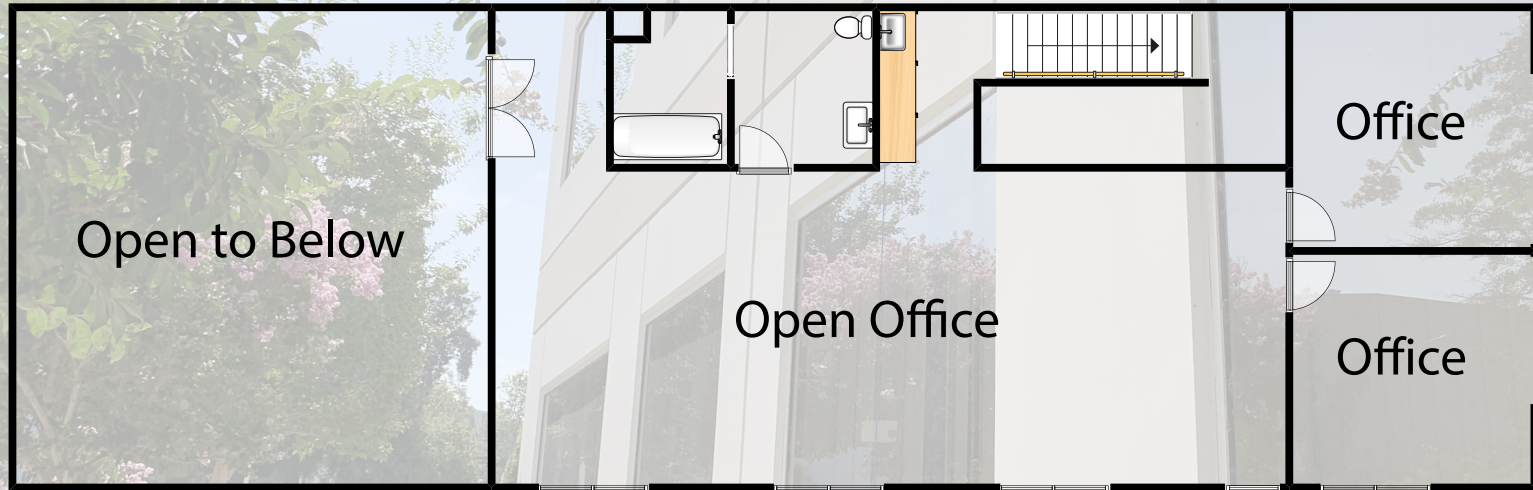
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Suite 101  
First Floor



Second Floor

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