

66,448 SQUARE FOOT FLEX R&D FACILITY FOR SUBLEASE

16990

GOLDENTOP ROAD



 CUSHMAN & WAKEFIELD



IDEAL
LOCATION



DOCK HIGH
LOADING



DESIRABLE
BUILDOUT



STRONG
DEMOGRAPHICS



NEARBY
AMENITIES

16990

PROPERTY FEATURES

ADDRESS: 16990 Goldentop Road

SUBMARKET: Rancho Bernardo, San Diego

TOTAL BUILDING SF: 66,448 SF

AVAILABLE SF: 66,448 SF

NUMBER OF TENANTS: One (1)

LOADING: Dock High & Grade Level

PARKING: 2.95 per 1,000 SF

LAND AREA: 5.51 acres

STORIES: 1 story

SPRINKLERS: Wet-Pipe System

POWER: 800 amps of 277/480v power

FIBER: Yes

WAREHOUSE CLEAR HEIGHT: 28'

WATER: San Diego Water District

ELECTRICAL: San Diego Gas & Electric

SIGNAGE: Building signage

ASKING RATE: CALL BROKER



16990

FLOOR PLAN

HIGHLIGHTS



Located in San Diego, CA in the Rancho Bernardo submarket



66,448 SF Freestanding Corporate HQ/Flex Building



Flexible Office and Warehouse Configuration



15 Dock High Doors and 1 Grade Level Loading Door



28' Warehouse Clearance



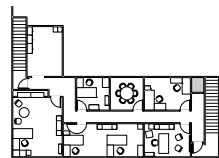
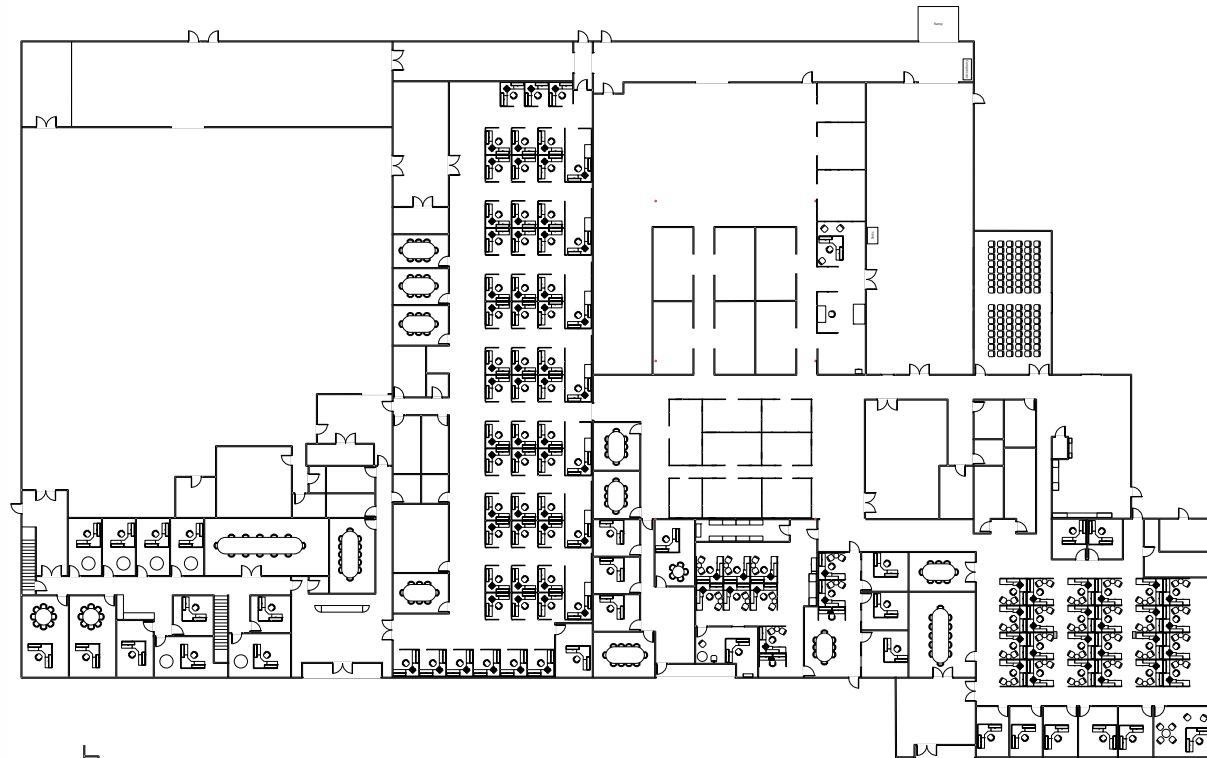
2.95 per 1,000 SF Parking Ratio



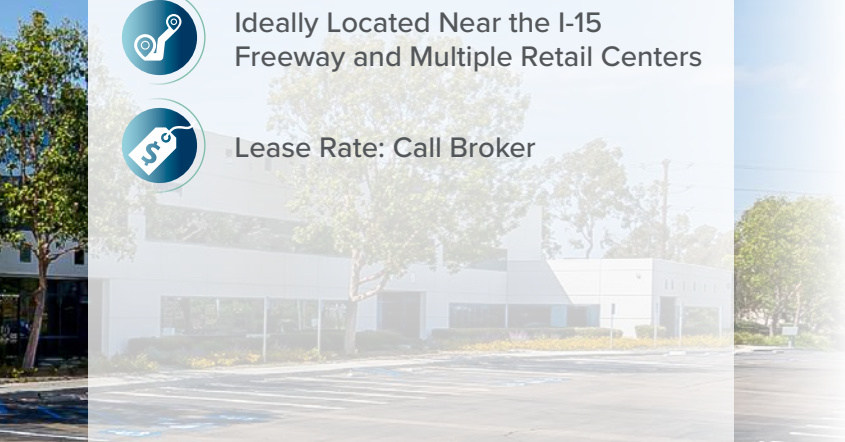
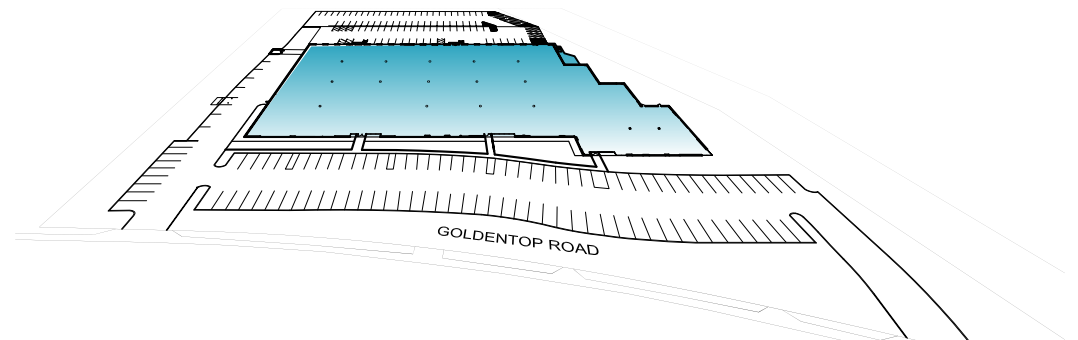
Ideally Located Near the I-15 Freeway and Multiple Retail Centers



Lease Rate: Call Broker



2ND FLOOR



CORPORATE NEIGHBORS & AMENITIES

16990 GOLDENTOP ROAD

4S RANCH COMMONS

- RALPHS
- CVS PHARMACY
- JIMBO'S
- ACE HARDWARE
- ULTA BEAUTY
- KIDS' CARE CLUB
- KAHOOTS
- CHASE BANK
- WELLS FARGO BANK
- PANERA BREAD
- BANK OF AMERICA
- WENDY'S
- MENDOCINO FARMS
- CHIPOTLE
- TASTE OF THAI
- SWEETGREEN
- THE UPS STORE
- EUROPEAN WAX CENTER
- BASKIN-ROBBINS
- GREAT CLIPS
- JOYEE'S DUMPLING HOUSE
- STARBUCKS

THE MERCADO

- BARONS MARKET
- FEDEX OFFICE
- GOLDEN SPOON FROZEN YOGURT
- H&R BLOCK
- MISSION FED CREDIT UNION
- NAVY FEDERAL CREDIT UNION
- OLLEH KOREAN BBQ
- PIZZA HUT
- POKE GO
- SUPERWAY CLEANERS

TERADATA

NORTHROP GRUMMAN

CYMER

16990
GOLDENTOP ROAD

GENERAL ATOMICS

LA FITNESS

Jerome's
Furniture



amazon

NORTHROP GRUMMAN

4S RANCH VILLAGE

- CARL'S JR.
- CARMEL PLAZA CLEANERS LLC
- CLUB PILATES
- DONUT TOUCH BAKERY CAFE
- F 45 TRAINING
- FLIPPIN' PIZZA
- SHELL
- SPORT CLIPS, INC
- STARBUCKS
- SUBWAY
- SUSHI ON THE ROCK
- T-MOBILE
- YOGASIX
- YOGURT LOUNGE

PETCO
Where the pets go.

BROADCOM.

hp

BERNARDO CENTER

- DISCOUNT TIRE
- EL PUEBLO
- RB COMMUNITY BANK
- LITTLE CAESARS

BAE SYSTEMS

HIGH COUNTRY PLAZA

- 7-ELEVEN
- DOMINO'S PIZZA
- JERSEY MIKE'S

16990

CONTACT



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