

# OCEANSIDE OFFICE PARK OCEANSIDE, CA

**Lee & Associates®**  
COMMERCIAL REAL ESTATE SERVICES



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**ADDRESS** **Oceanside Office Park**  
1305-1320 Union Plaza Court  
Oceanside, CA 92054

**CURRENT NET INCOME** \$ 975,351

**YEAR COMPLETED** 1983

**BUILDING SIZE** +/- 93,552 net rentable SF

**LAND AREA** 6.01 acres

**PRICE** **SUBMIT**



## PROPERTY HIGHLIGHTS

- Value added opportunity
- Well below replacement cost at only \$126 per square foot
- 4-office buildings, each on their own separate legal parcel
- 79% Occupied, including secure governmental tenants (County of San Diego)
- Easily accessible to Freeways and Public Transit
- Located just 1/4 mile east of the I-5 Freeway

Lee & Associates® Los Angeles  
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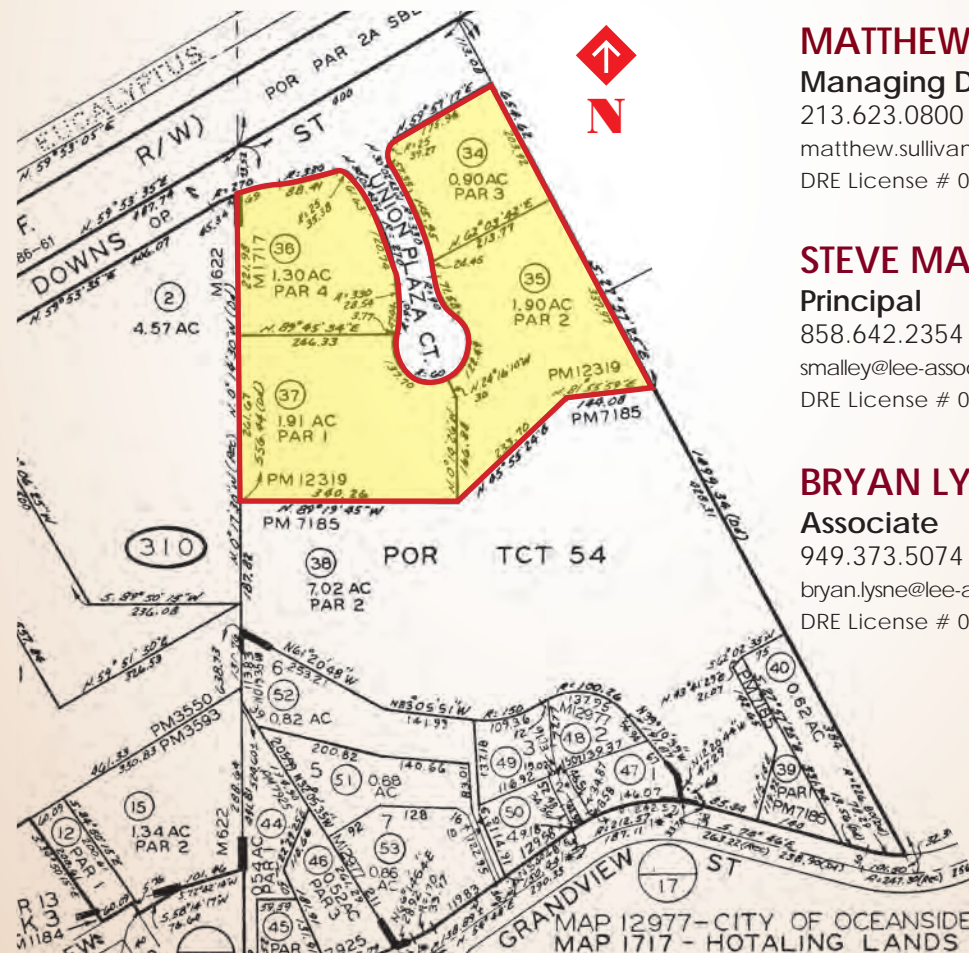
Contact agents for Confidentiality Agreement and detailed Offering Memorandum

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