

11,440 SF INDUSTRIAL WAREHOUSE IN MIRAMAR

GREAT CENTRAL LOCATION | DOCK-HIGH & GRADE-LEVEL LOADING | 26' WAREHOUSE CLEAR-HEIGHT



9895 OLSON DRIVE

SUITE A | SAN DIEGO, CA 92121

FOR LEASE

 LEE &
ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

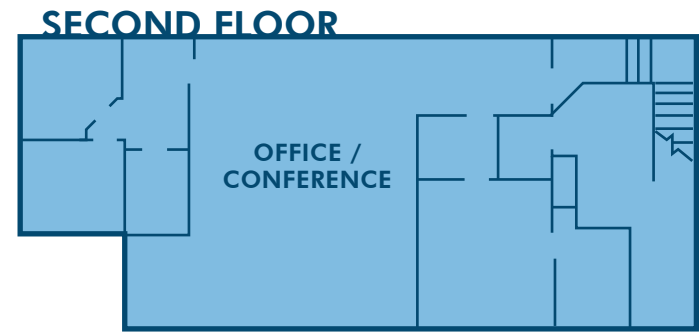
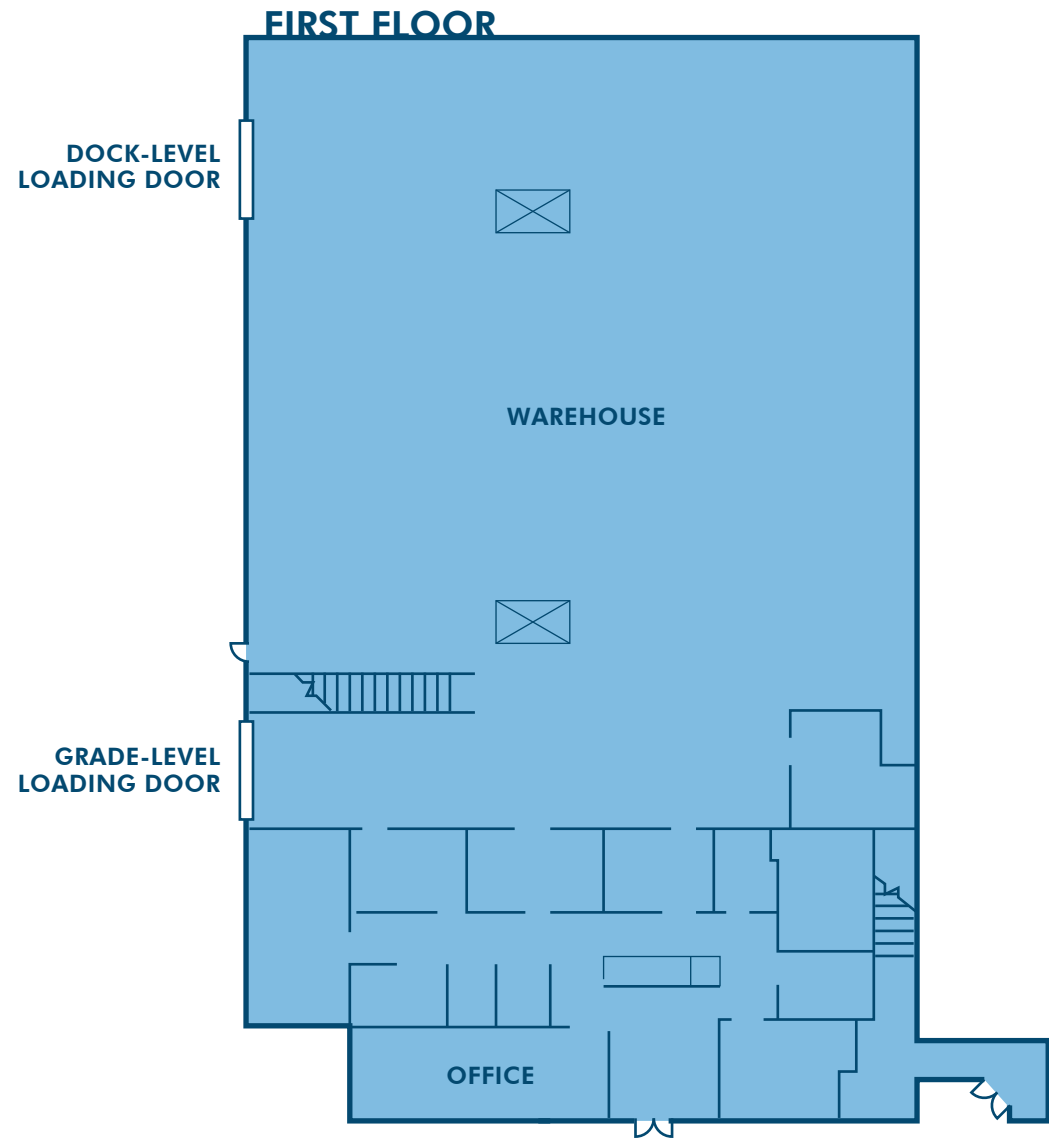


9895 OLSON DRIVE

SUITE A

- ±11,440 SF INDUSTRIAL WAREHOUSE
- ±80% WAREHOUSE / 20% OFFICE
- 26' WAREHOUSE CLEAR-HEIGHT
- DOCK-HIGH & GRADE-LEVEL LOADING
- 17 SURFACE PARKING SPACES
- EASY FREEWAY ACCESS TO I-805
- CORPORATE IMAGE BUILDING

CONTACT BROKER
FOR LEASE RATE



Floorplan not to scale, for reference only.



9895 OLSON DRIVE

MIRAMAR

DRIVE TIMES

03

JUST 3 MINUTES NORTH OF MIRAMAR ROAD.

04

JUST 4 MINUTES TO INTERSTATE 805.

05

JUST 5 MINUTES TO RETAIL AND RESTAURANT AMENITIES.



CUTWATER TASTING ROOM

SALT AND BUTTER BAKERY

CARROLL ROAD

BALLAST POINT BREWING
PURE PROJECT
DUCK FOOT BREWING
THYME FOR LUNCH CAFE

DIXIELINE LUMBER

TACO BELL

EMBOLDEN BEER CO.

MCDONALD'S
SIMA'S GRILL & DELI
CHUNG HING
TONY'S FRESH MEXICAN

CAMINO SANTA FE

PRODUCTION AVENUE

SUPERNATURAL SANDWICHES
RIGOBERTO'S TACO SHOP
THE PIZZA JOINT
LEE'S HAIRCUT

COMMERCE AVENUE

STARBUCKS
NATSUMI SUSHI & SEAFOOD
KEBASHI
SAN DIEGO BEER & WINE CO.
REPLICA PRINT & COPY

JACK IN THE BOX

SOTOS MEXICAN FOOD
SOTOS FRUTERIA
ABBEY'S REAL TEXAS BBQ
PHO HA NOI ASIAN CUISINE

BETTER BUZZ COFFEE

DENNY'S

DONATOS TACO SHOP
GYROGRILL
VIRSA INDIAN CUISINE
TENKATORI
PAULY'S PIZZA JOINT

JERSEY MIKES SUBS
THE UPS STORE

CARL'S JR



9895 OLSON DRIVE |

JUST TWO MILES (5 MINUTE DRIVE) FROM ★ ON MAP -
HEAD WEST ON MIRAMAR ROAD, RIGHT ON EASTGATE MALL, RIGHT ON OLSON DRIVE.



9895 OLSON DRIVE

06 MILES
NORTH OF KEARNY MESA

07 MILES
NORTH EAST OF LA JOLLA

09 MILES
SOUTH OF DEL MAR

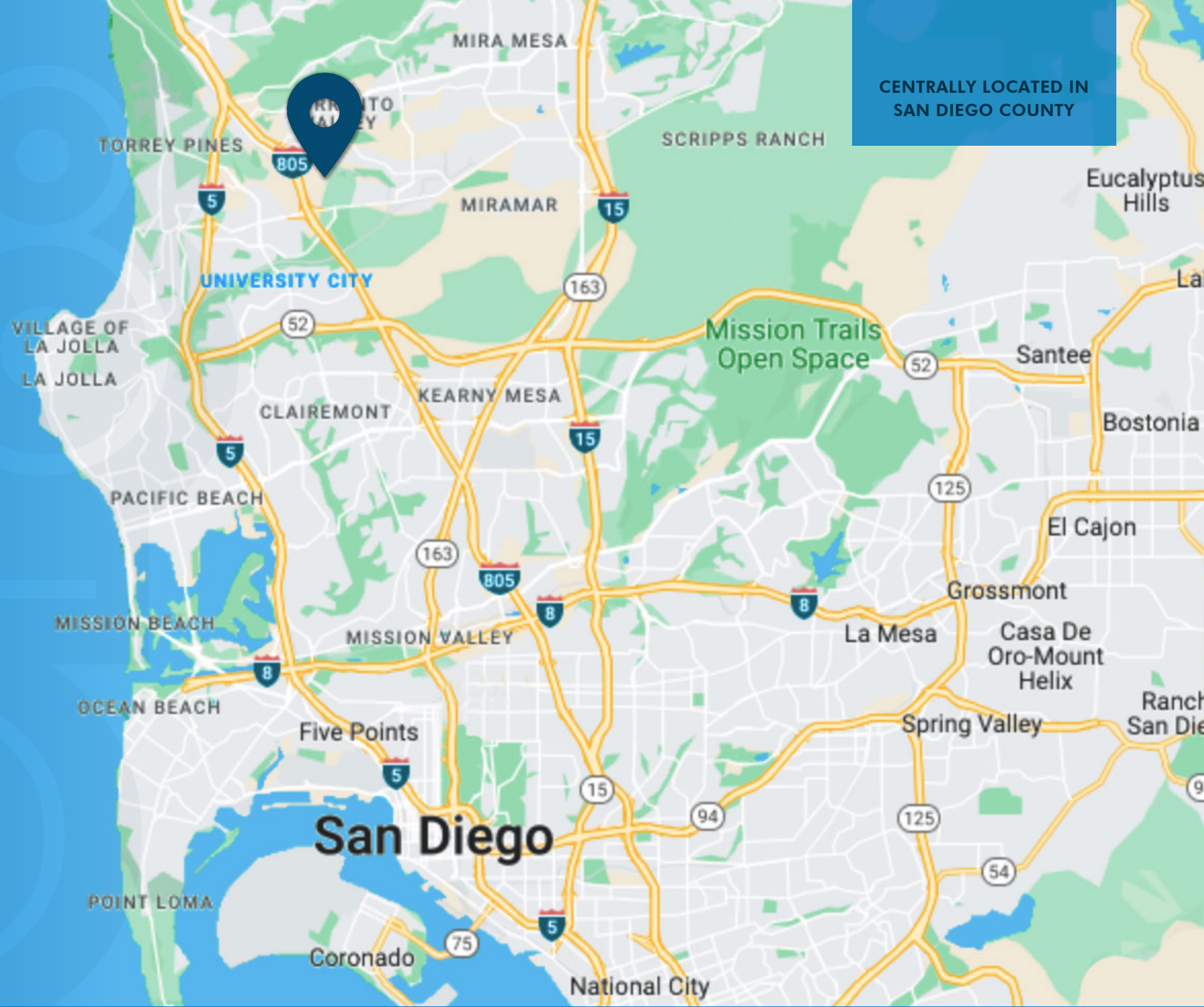
14 MILES
NORTH OF DOWNTOWN SAN DIEGO

19 MILES
NORTH WEST OF EL CAJON

22 MILES
NORTH OF CHULA VISTA

30 MILES
NORTH OF U.S. / MEXICO BORDER

CENTRALLY LOCATED IN
SAN DIEGO COUNTY



9895 OLSON DRIVE

SUITE A | SAN DIEGO, CA 92121

FOR LEASE



For more information or tours,
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