

SUBLEASE

9540 WAPLES STREET SUITE D

SAN DIEGO, CALIFORNIA

+/- 1,783 SF FLEX SUITE IN SORRENTO VALLEY



SORRENTO COMMERCE PARK

9540 WAPLES STREET

SUITE D

SORRENTO VALLEY

SORRENTO COMMERCE PARK
MULTI-TENANT INDUSTRIAL BUSINESS PARK TOTALING +/- 35,294 SF



✓ +/- 1,783 SF FLEX SUITE

✓ 35% OFFICE / 65% INDUSTRIAL

✓ 14' CLEAR-HEIGHT

✓ ONE GRADE-LEVEL DOOR

✓ FIVE UNRESERVED PARKING SPACES

✓ CENTRAL SAN DIEGO LOCATION

LEASE RATE: \$4,400 / MONTH NNN

SUBLEASE TERM: THRU 06/30/2027



MIRA MESA BLVD

WAPLES STREET

D

9540 WAPLES STREET | SUITE D

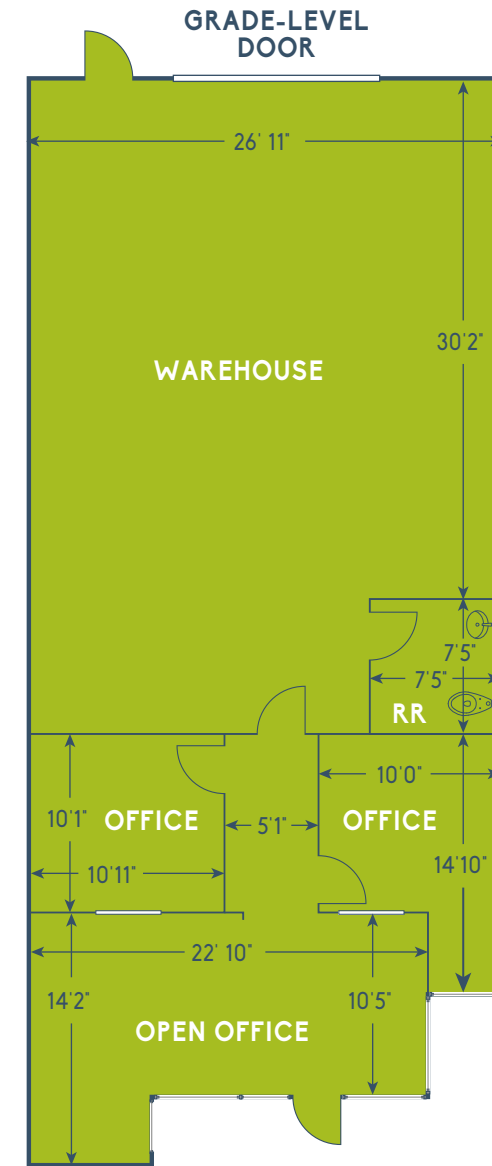
+/- 1,783 SF FLEX SUITE IN SORRENTO VALLEY

9540 WAPLES STREET SUITE D

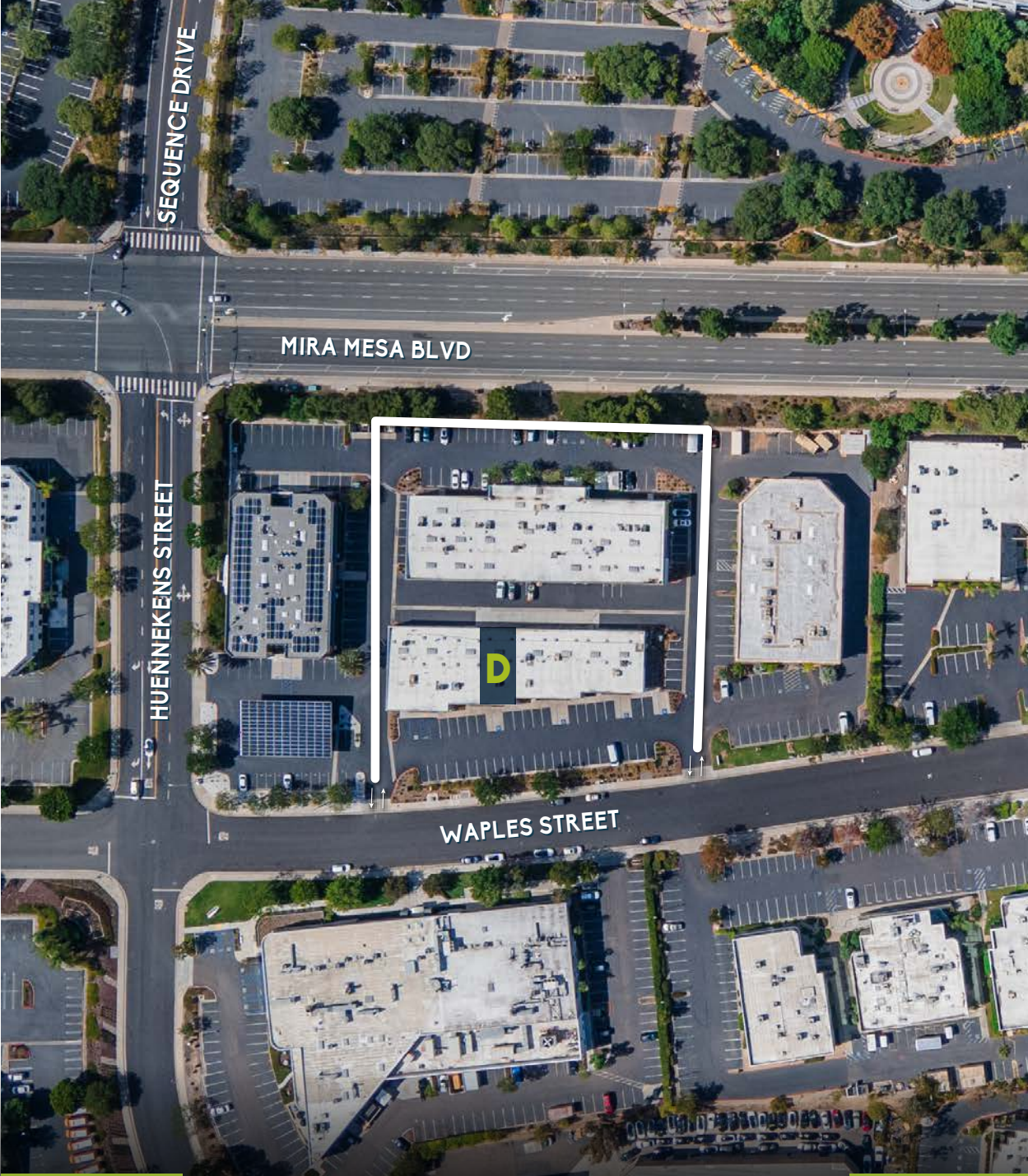
FLOORPLAN



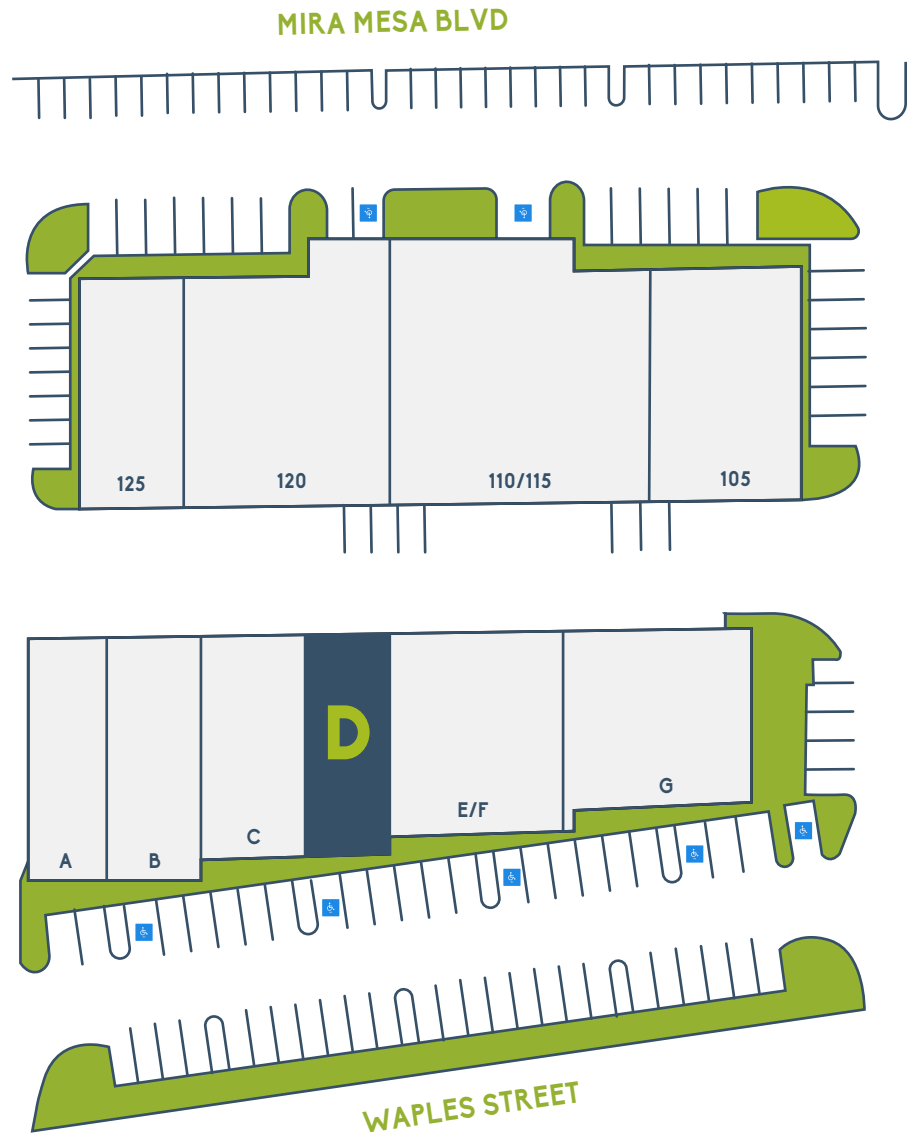
- ✓ +/- 1,783 SF FLEX SUITE
- ✓ +/- 1,025 SF WAREHOUSE
- ✓ 35% OFFICE / 65% INDUSTRIAL
- ✓ OPEN OFFICE
- ✓ ONE GRADE-LEVEL LOADING DOOR
- ✓ TWO PRIVATE OFFICES
- ✓ 14' CLEAR-HEIGHT
- ✓ ONE RESTROOM



Floorplan not to scale, for reference only.



SORRENTO COMMERCE PARK | SITE PLAN



Site plan not to scale, for reference only.

 **SORRENTO COMMERCE PARK**



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+/- 1,783 SF FLEX SUITE

SORRENTO VALLEY

9540 WAPLES STREET SUITE D

SAN DIEGO, CALIFORNIA



For information or tours, please contact:

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