

# CENTERPARK



6815 FLANDERS DRIVE, SAN DIEGO, CALIFORNIA 92121 | SORRENTO MESA





46,127 sf building  
located in a  
204,143 sf park



On-site  
Cafe



## PROPERTY HIGHLIGHTS



Strong  
institutional  
ownership



Excellent image  
with corner  
visibility



On-site shower  
and  
locker facilities



Recently renovated  
landscaping,  
lobbies, common  
areas and restrooms

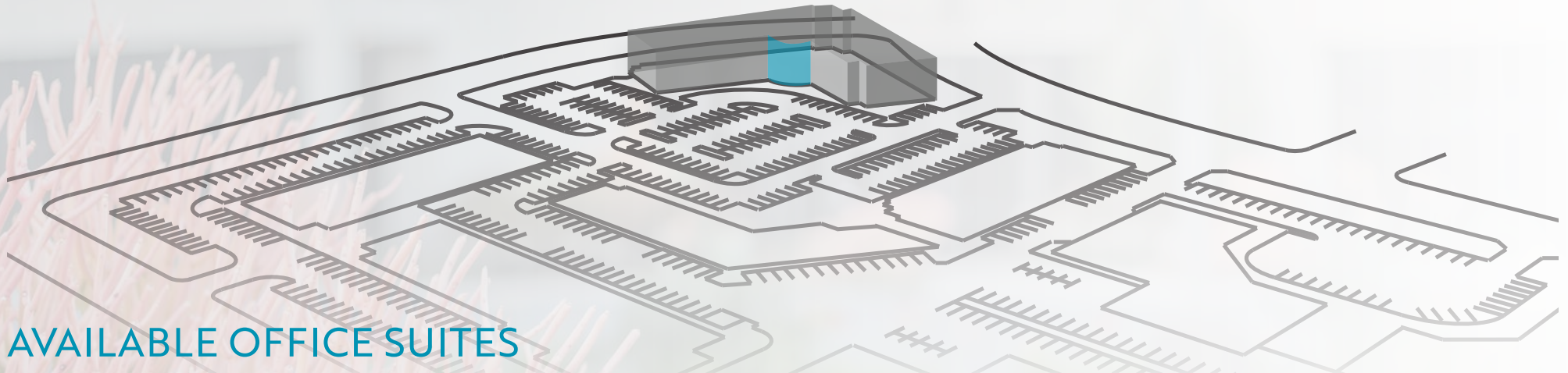
- » Easy access to I-805, Mira Mesa Blvd, and Camino Santa Fe
- » Many amenities nearby (walking distance to Green Flash Brewery)
- » 4.0 per 1,000 rentable square feet parking ratio
- » T1 throughout the project. Fiber provided by AT&T



NEW  
Crossfit gym  
on-site



Revamped  
common  
seating areas



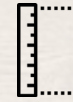
## AVAILABLE OFFICE SUITES

SUITE	SF	RENT	COMMENTS
Suite 100	3,915	\$2.15 +U	Located off building lobby, glass double door entry. Details pending.
Suite 155	4,745	\$2.15 +U	Four (4) private offices, conference room, reception area, open office area, and breakroom.
Suite 240	2,545	\$2.15 +U	Mix of private offices, reception area, conference room, open office area, breakroom and storage.





# SUITE 100



3,915  
Square Feet



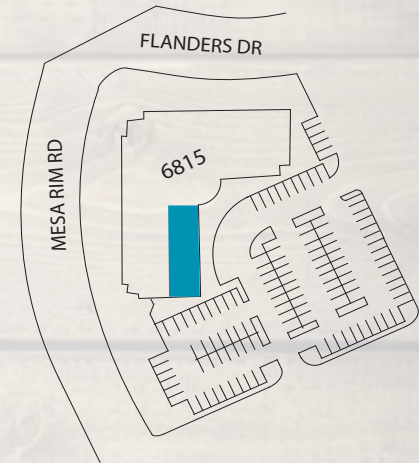
Asking Rate:  
\$2.15 +U



Located off building  
lobby



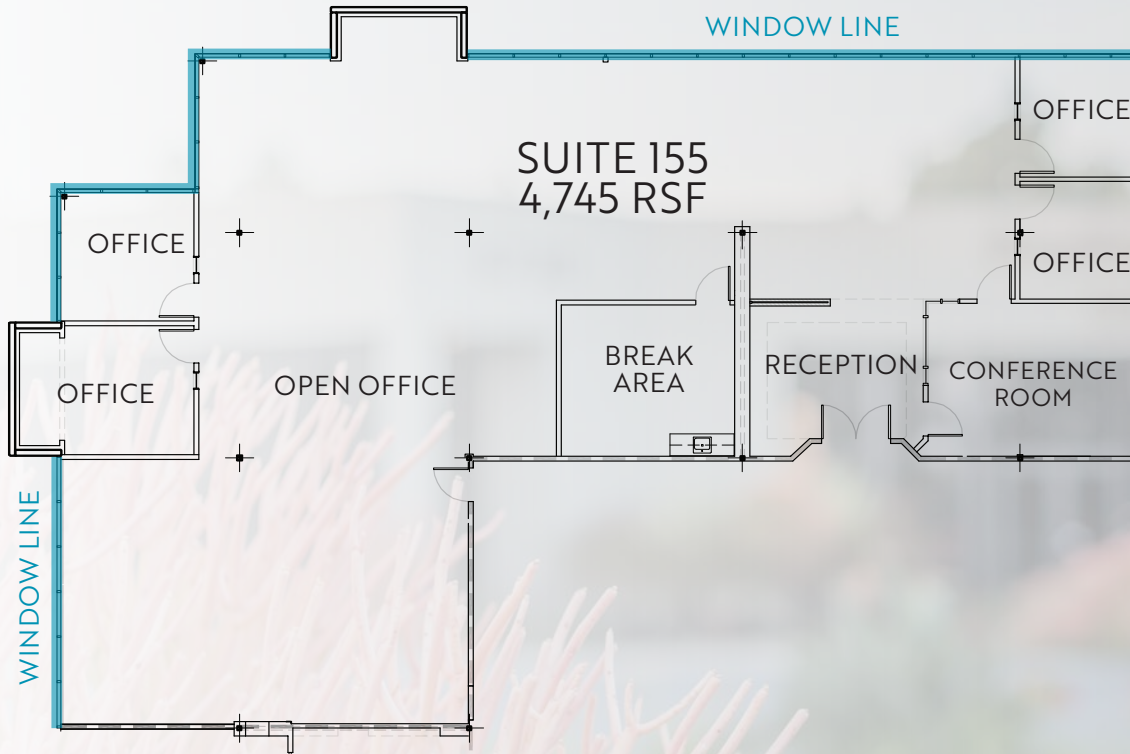
Glass double  
door entry







# SUITE 155



4,745  
Square Feet

Asking Rate:  
\$2.15 +U

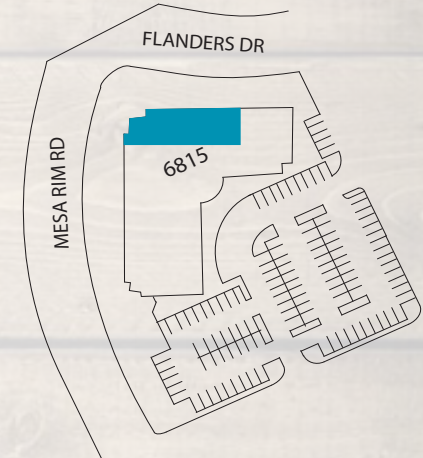
Conference  
Room

Reception  
Area

Four (4)  
private offices

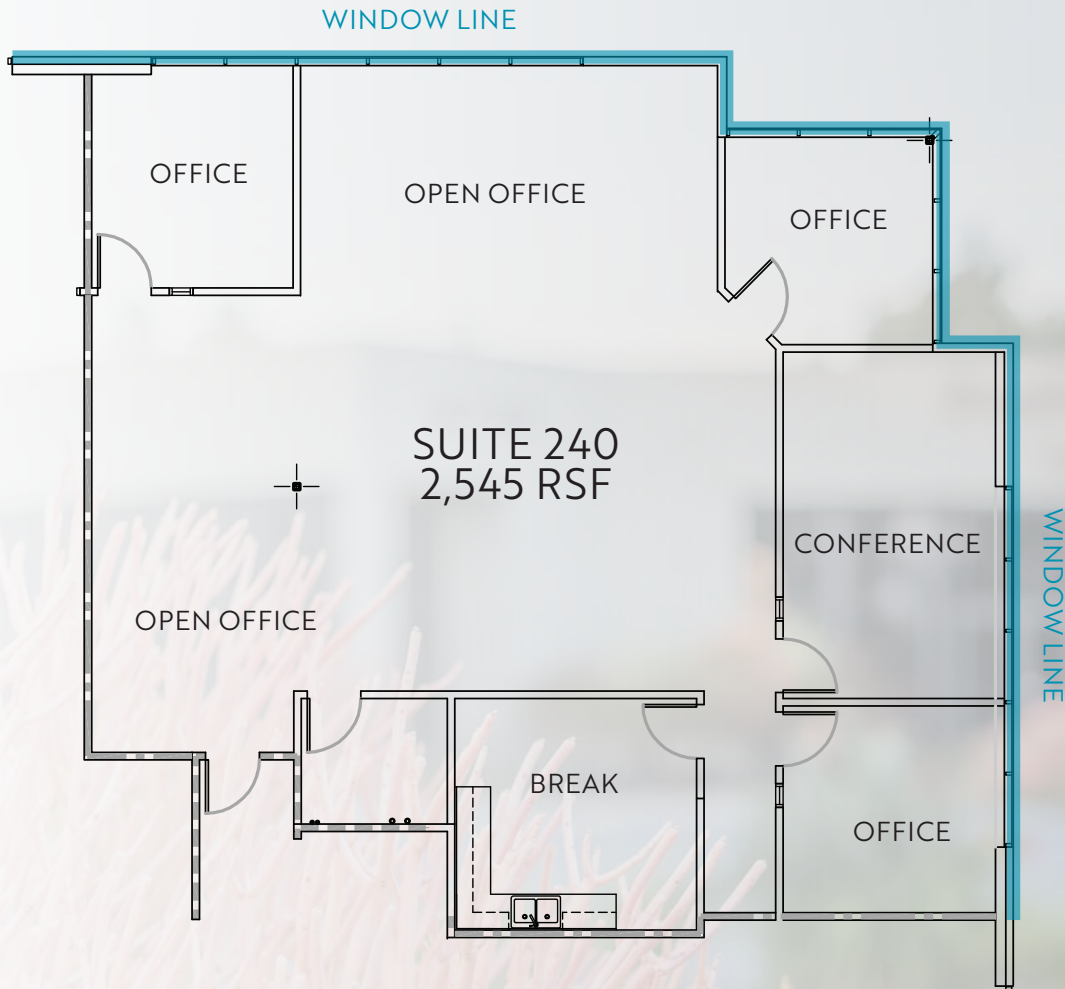
Break  
Room

Open area /  
bull pen





# SUITE 240



2,545  
Square Feet

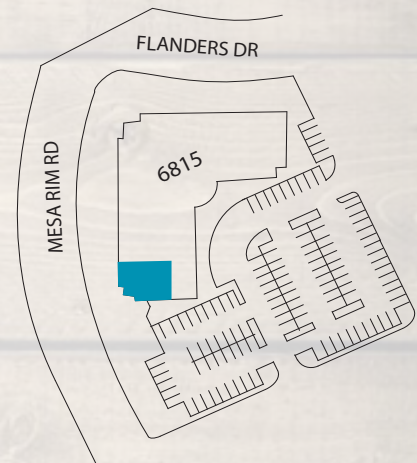
Asking Rate:  
\$2.15 +U

Conference  
Room

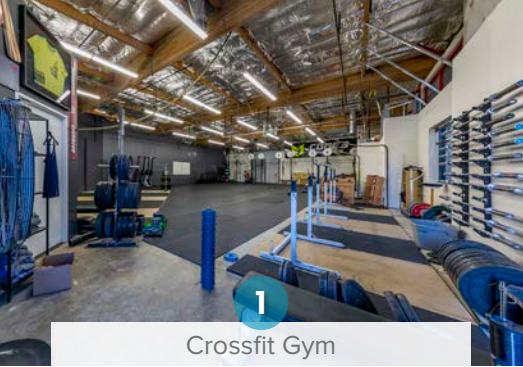
Open area /  
bull pen

Three (3)  
private offices

Break  
Room







1

Crossfit Gym



2

On-site Cafe



3

Upgraded Outdoor Areas



4

Refreshed Landscaping



ON-SITE

AMENITIES

1

2

3

4



# NEARBY AMENITIES

PACIFIC OCEAN

UTC



Mamma Lina's



Angeli's Cafe

MIRA MESA BLVD

Plaza Sorrento

- Urbane Cafe
- Waba Grill
- Spices cafe
- Habaneros
- BevMo
- Sports Clips
- Navy Federal
- Verizon
- Subway



CAMINO SANTA FE





CENTERPARK PLAZA

PARKING ONLY

NO PARKING