

6352 & 6354 CORTE DEL ABETO | CARLSBAD, CA 92010

EXISTING LAB SPACE WITH THE
IMPROVEMENTS ALREADY IN THE UNIT,
FOR LEASE!



PROPERTY FEATURES



AVAILABLE SUITE
BLDG. 6354 SUITE A/B/C

NEW CREATIVE FLEX IMPROVEMENTS | ±11,652 SF





36%

Bachelor's Degree
Within 3 Miles

+5.8%

Employment Rate
From 2020 to 2021

4,737

2020 Population
1 Mile

28,732

2020 Population
2 Miles

65,972

2020 Population
3 Miles

"It was critical to our early and future success that we were positioned to recruit top-notch talent and be poised for rapid growth so we can remain competitive as an employer."

- Scott Mendel, GenMark Diagnostics, interim CEO

"Carlsbad was the obvious choice, having talented people to employ and supportive city/county leadership."

- Wayne Woodard, Argonaut Manufacturing Services, CEO

ARGONAUT
MANUFACTURING SERVICES

The local colleges and universities create a talent pipeline of hundreds of thousands of people, providing a lasting economic impact through the creation of ideas, innovations, talent, and companies.

BIOCOM 
California State University
SAN MARCOS

PALOMAR COLLEGE
Learning for Success

MIRACOSTA COLLEGE



DIAGNOSTICS



1. Advanced Biologics
2. Argonaut Manufacturing Services
3. Beckman Coulter
4. BioSypder Technologies
5. DN Ae
6. GenMark Diagnostics
7. Genoptix
8. Lumos Diagnostics
9. Medtronic
10. Philips Respironics
11. Puracyp
12. Qualigen
13. SleepScore
14. Synterect Inc.
15. Syntron Bio Research
16. Thermo Fisher Scientific
17. Zense
18. Watershed Idea Foundry
19. Abbott
20. Predictive Biology

MEDICAL DEVICES



1. Alphatec Spine
2. Aurora Spine
3. Breg
4. ImpediMed
5. Novasys
6. SeaSpine
7. SynergEyes

PHARMACEUTICALS

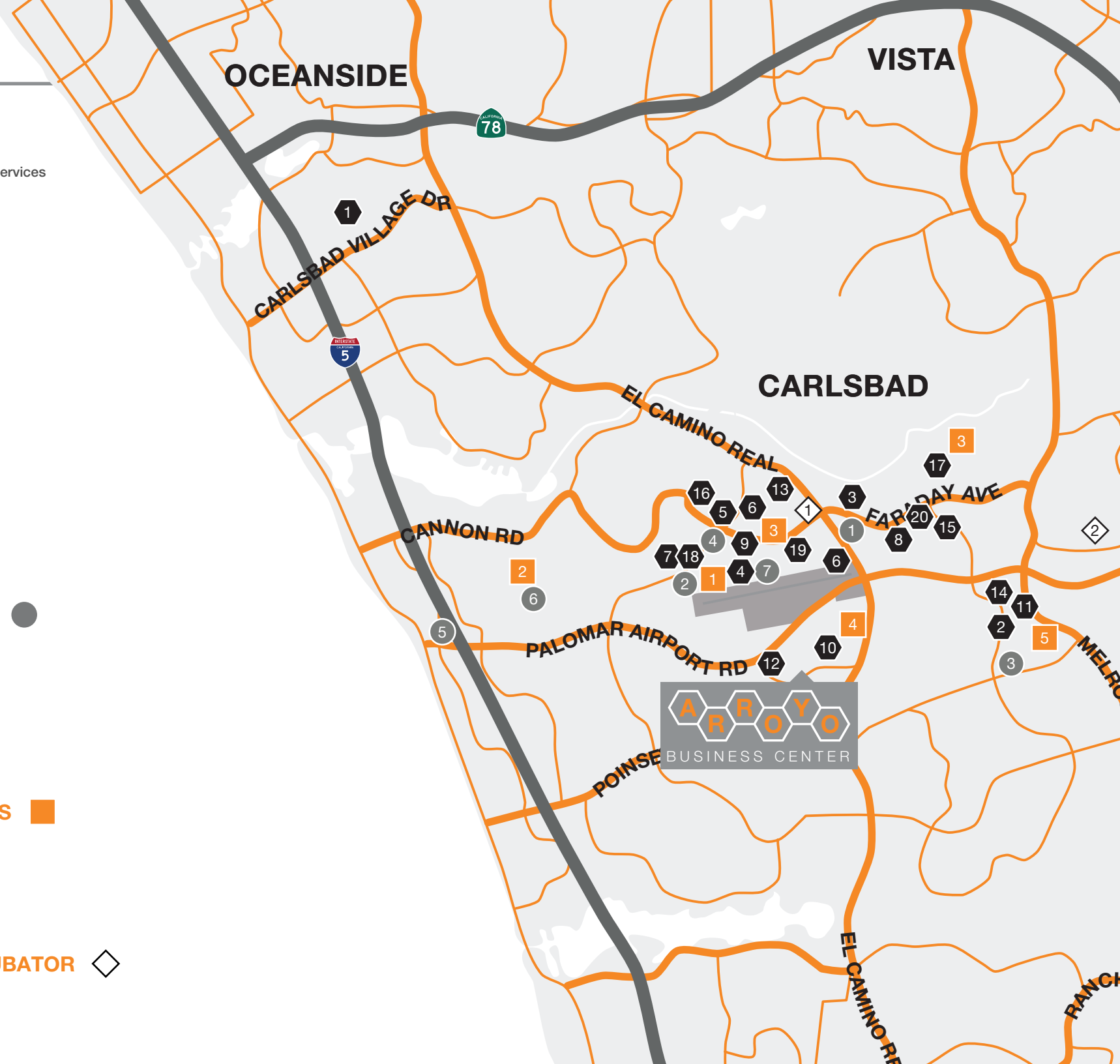


1. Carlsbad Tech
2. GW Pharmaceuticals
3. Ionis Pharmaceuticals
4. MilliporeSigma
5. OptumRx

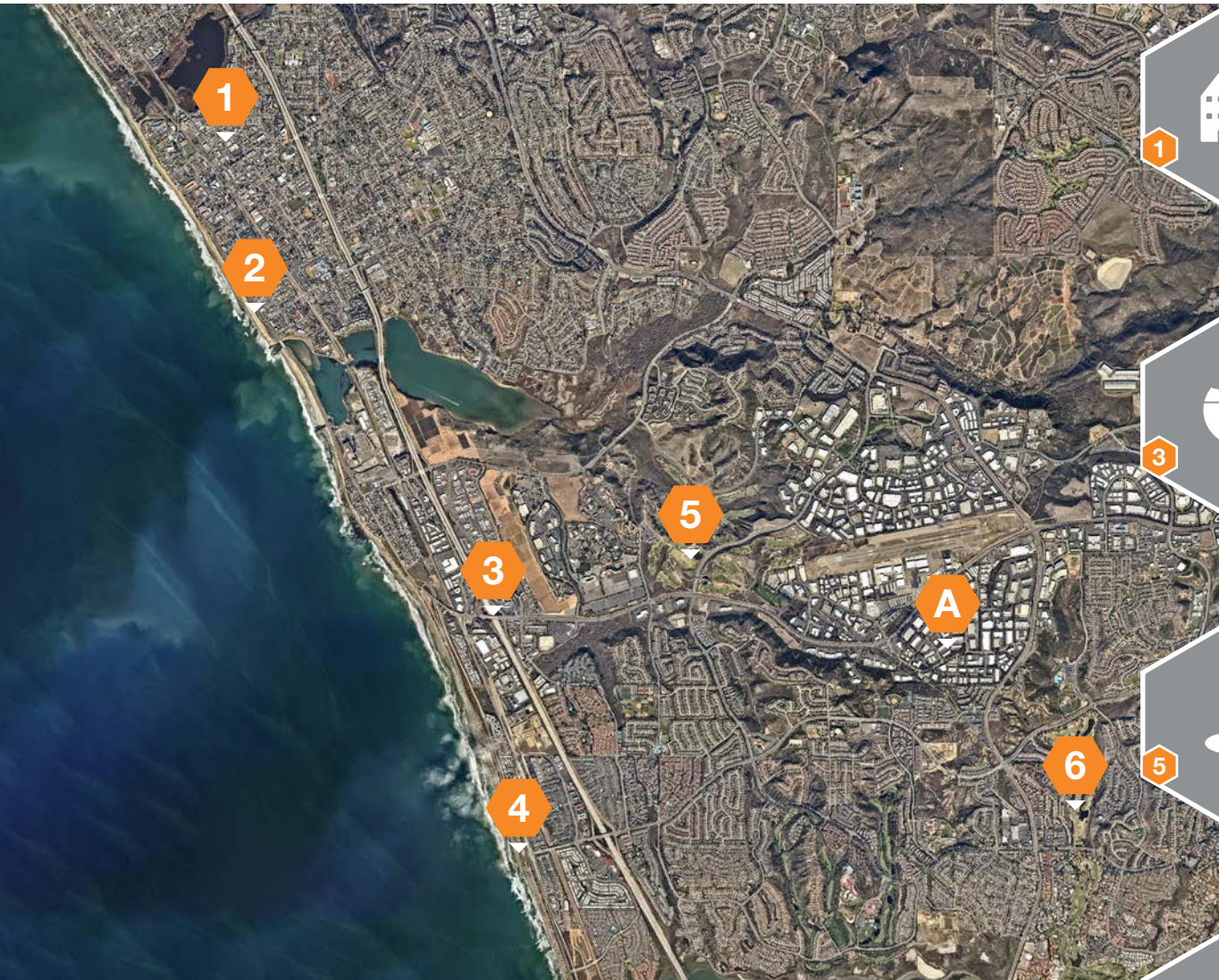
LIFE SCIENCE INCUBATOR



1. Bio, Tech, & Beyond
2. Cleanrooms on Demand



CARLSBAD | A PLACE TO PLAY



Discover a scenic coastal community with
a forward-thinking economy

Carlsbad Village
6.7 Mile

Tamarack Surf Beach
5.5 Mile

Route 5
3.1 Mile

South Carlsbad State Beach
5.2 Mile

The Crossing
2.4 Mile

Omni La Costa Golf
3.0 Mile

A R R O Y O
BUSINESS CENTER
6352 & 6354 CORTE DEL ABETO | CARLSBAD, CA 92010



of residents approve of
Carlsbad's Quality Of Life



of businesses thought that
Carlsbad offered the
Highest Quality Of Life



of businesses agreed
that the city was an
**Excellent Place
To Do Business**

“Carlsbad also known as the Village by the Sea has it all as far as premier destinations go. Imagine a charming laid-back beach town that has incredible weather year round. No matter what your interest is, you will find many fun things to do in Carlsbad!”

-Traveling Ness

Carlsbad Village



Tamarack Surf Beach



South Carlsbad
State Beach



The Crossing

 City of
Carlsbad

