

EAST WEST DESIGN CENTER

517 4TH AVENUE



OFFICE SPACES FOR LEASE

FOR LEASE



STROM | COMMERCIAL

Suite 202:	1,543 Square Feet	\$2.25/SF + Electric
Suite 302:	2,977 Square Feet	\$2.25/SF + Electric
Suite 402:	3,018 Square Feet	\$2.50/SF + Electric

BUILDING AMENITIES

- Offices feature quality laminate flooring, natural light, glassed offices and conference rooms, private bathrooms and air conditioning
- Monthly garage parking available in nearby parking structures
- Secure entrance with dial-in directory
- 24/7 building access



CUSHMAN & WAKEFIELD

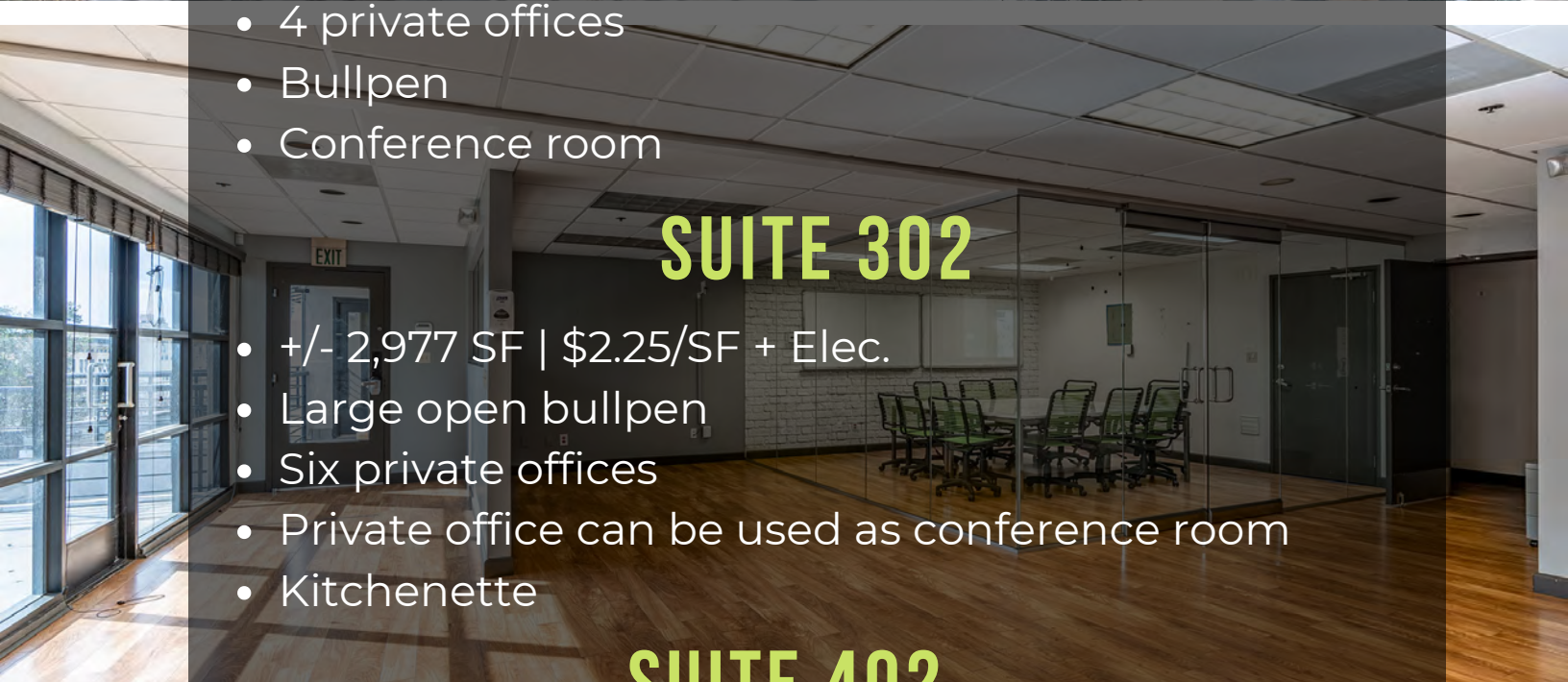
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SUITE 202

- +/- 1,543 SF | \$2.25/SF + Electric
- 4 private offices
- Bullpen
- Conference room



SUITE 302

- +/- 2,977 SF | \$2.25/SF + Elec.
- Large open bullpen
- Six private offices
- Private office can be used as conference room
- Kitchenette

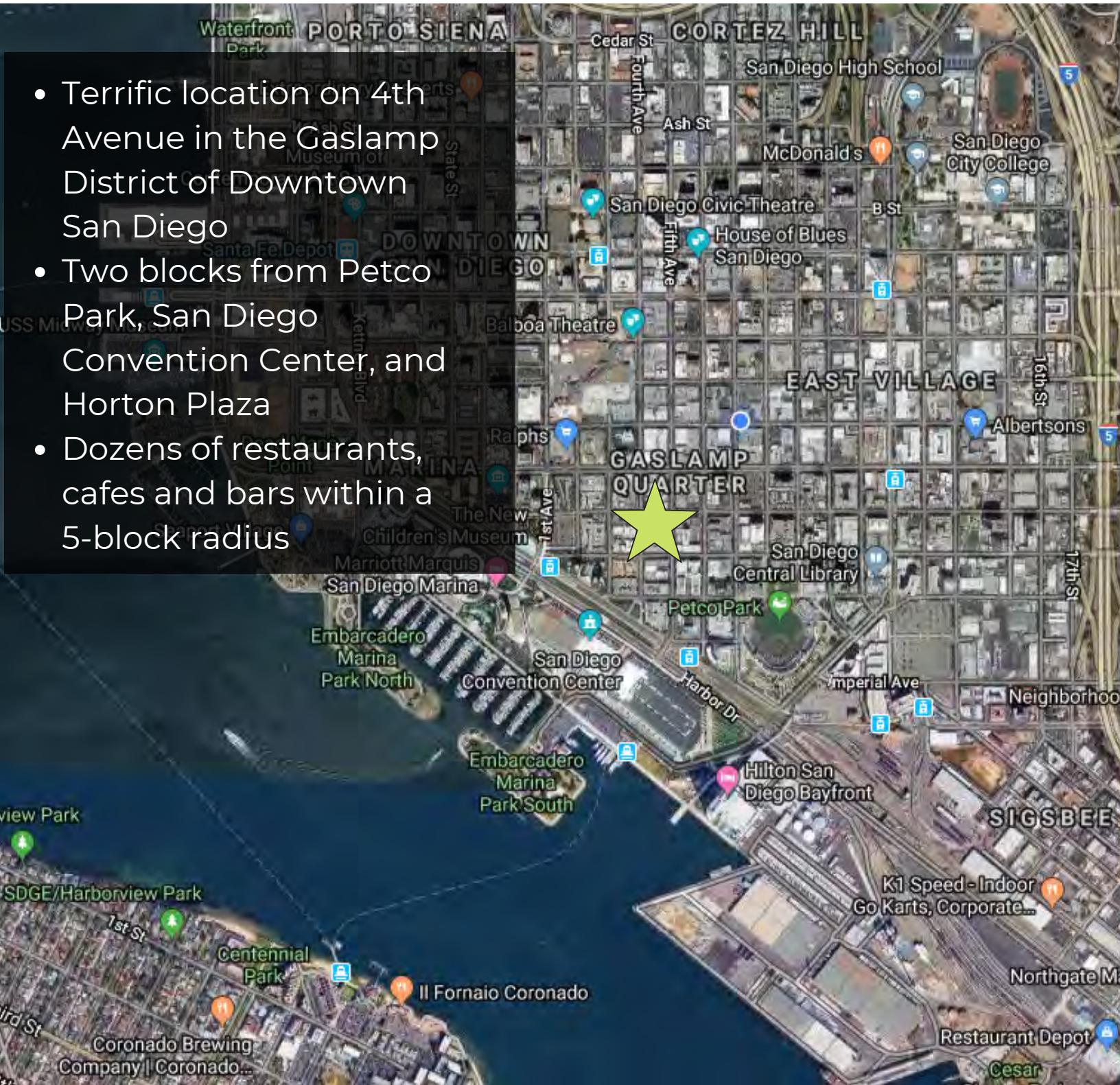


SUITE 402

- +/- 3,018 SF | \$2.50/SF + Electric
- Private balcony
- Large open space
- Six private offices
- Glass conference room
- IT Room
- Kitchenette

LOCATION - 517 4TH AVENUE

- Terrific location on 4th Avenue in the Gaslamp District of Downtown San Diego
- Two blocks from Petco Park, San Diego Convention Center, and Horton Plaza
- Dozens of restaurants, cafes and bars within a 5-block radius



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