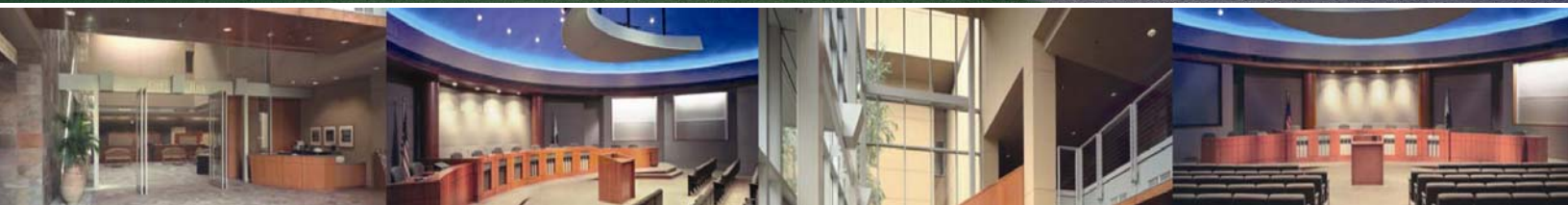


FOR LEASE > OFFICE SPACE



San Marcos City Hall Building

ONE CIVIC CENTER DRIVE, SAN MARCOS, CA 92069



Features

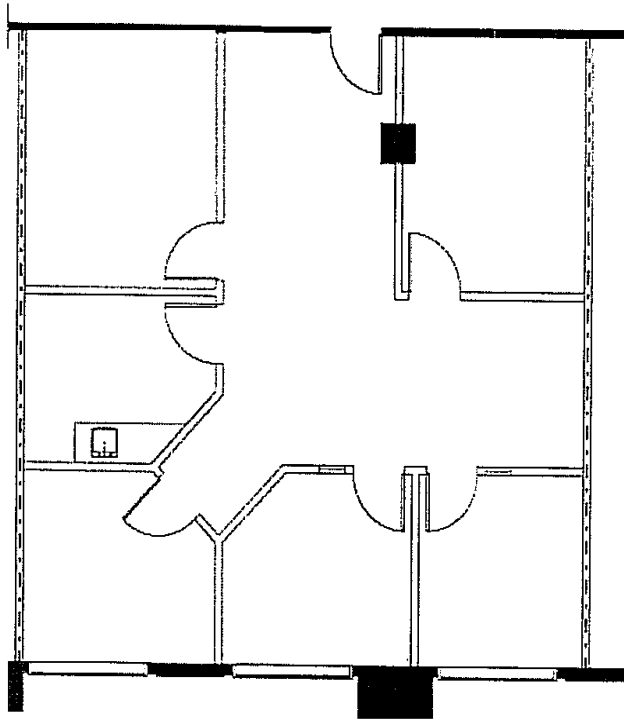
- > Recipient of “Gold Nugget 1995 - Best in the West Award” for project design and “Best Office/Professional Building 90,000 SF and over” from Pacific Coast Builders Conference
- > Ample covered parking in a 4-level structure
- > Outstanding conference/meeting capabilities available to tenants at a discounted rate
- > Complimentary wellness center featuring weight machines, free-weights, treadmills, exercise bikes, lockers and showers
- > Access to community services facilities: banquet halls, tennis, volleyball and basketball courts
- > Scenic water features and beautiful gardens

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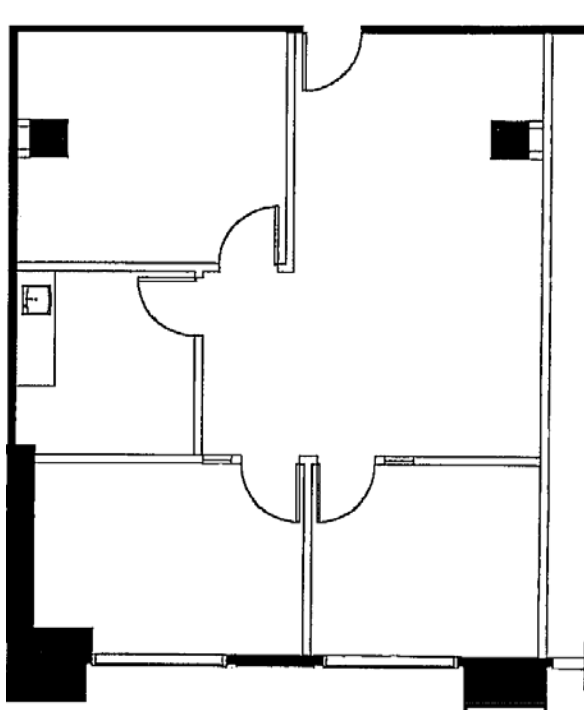
COLLIERS INTERNATIONAL
5901 Priestly Drive, Suite 100
Carlsbad, CA 92008
www.colliers.com/carlsbad

Suite 250
1,257 SF



Reception, 4 private offices,
Conference room, Break room/
Work room, Open Office

Suite 260
1,028 SF

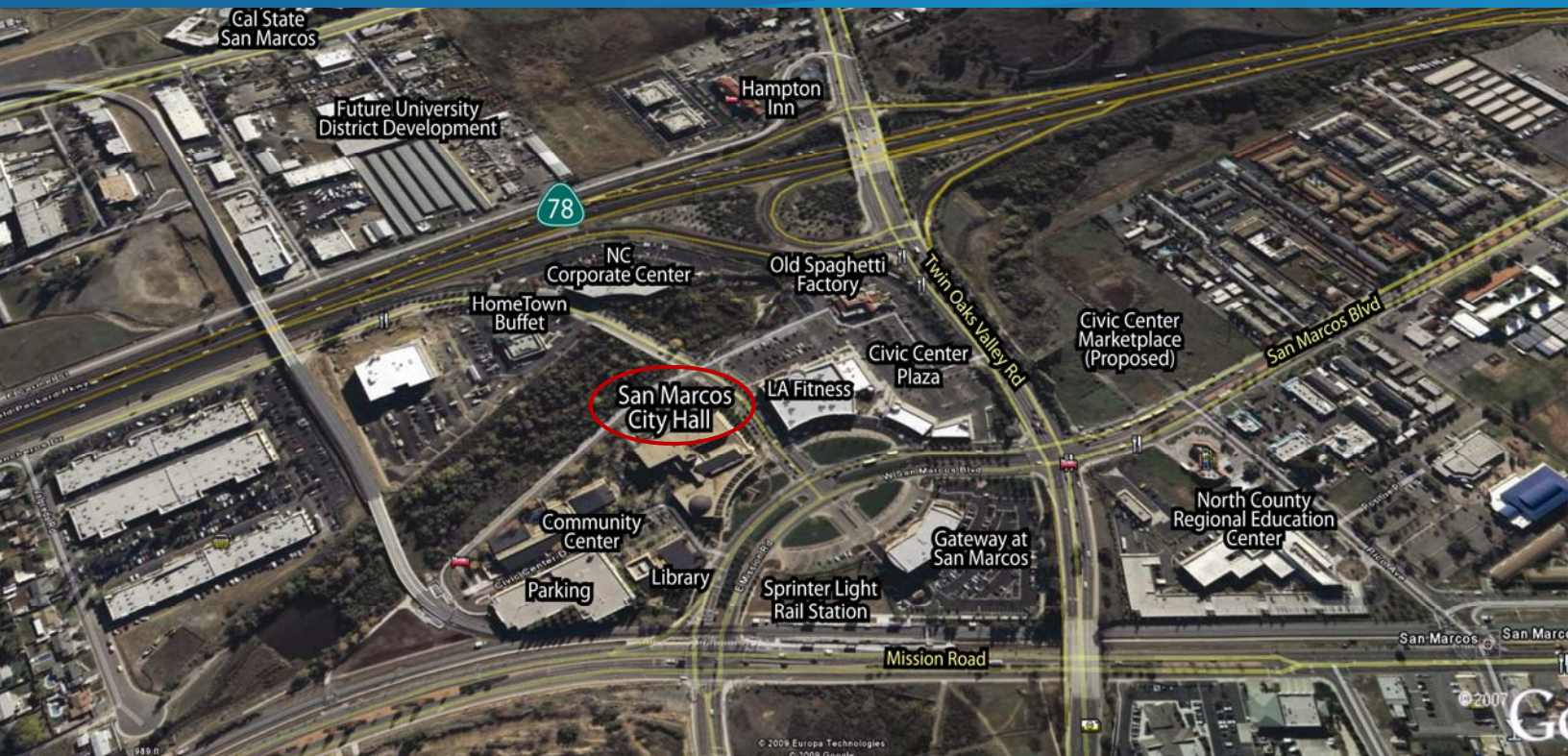


Reception, 2 private offices,
Conference room, Break room/
Work room, Open Office

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Benefits

- › Tremendous freeway access and visibility to Highway 78 at Twin Oaks Valley Road
- › Located in the heart of the 78 corridor
- › Close proximity to restaurants, hotels and retail - including the newly constructed Civic Center Plaza
- › Directly across Highway 78 from Cal State San Marcos and a short distance to Palomar College
- › Steps away from the San Marcos Branch Library adjacent to City Hall
- › Across the street from the San Marcos Sprinter Light Rail Station
- › Recognized as one of the fastest growing communities in the region

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