


**For Lease**  
Beech Plaza

2727 Roosevelt St.  
Carlsbad, CA 92008



8,000 SF Mixed Use Building  
Office and Retail Usage Allowed  
Suites from 900 SF to 2,256 SF  
Corner Location with Exterior Building Signage  
Sidewalk Entrances to All Suites  
HVAC and Operable Windows  
On-Site Parking  
Exterior Building Signage

**Lease Rate - \$1.55 PSF plus utilities and janitorial**



**Lockwood**  
Commercial Realty

Charles Currey, SIOR  
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Information herein is deemed reliable and we have no reason to doubt its accuracy, but it is not guaranteed.

# For Lease

## Beech Plaza

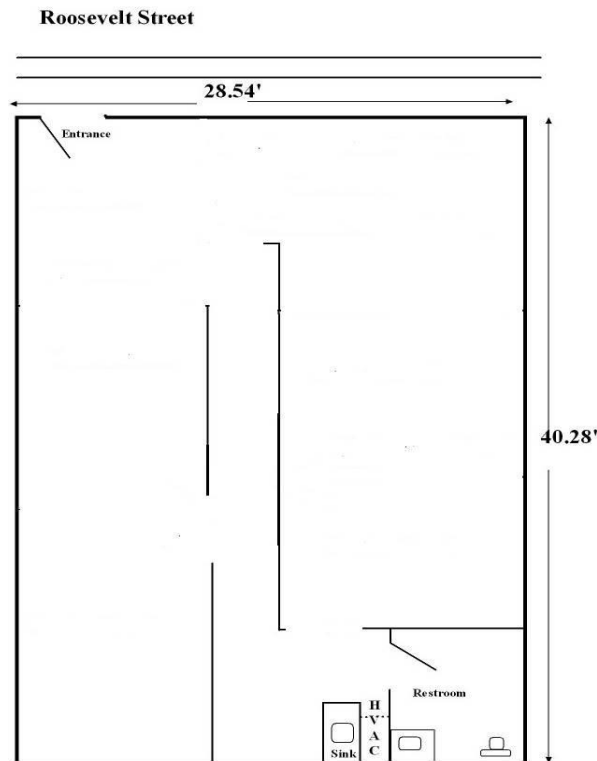
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### Rental Schedule

April 2019

Beech Plaza

Address	Suite	Rentable Area SF*	Lease Rate PSF	Total Monthly Rate**	Features
2727 Roosevelt St.	B	1,205	\$1.55	\$1,868	Open plan space, large rooms, private restroom and kitchen area



**BEECH PLAZA- 2727-B Roosevelt Street**

\*Rentable area includes suite area plus pro-rata share of common areas. Tenant to independently measure and verify suite areas to its satisfaction prior to lease signature.

\*\*Electric will be billed based upon usage from private submeter. Water and Trash billed at \$75.00/month.



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