

# FOR LEASE

## Retail Showroom or Service Office

1463 West Vista Way, Suites A/B/C Vista CA 92083



- C-1 zoning with ample parking
- Suites A&B -2,538 Square Feet
- Suite D – 953 Square Feet
- Outdoor patio areas for sales or outdoor dining adjacent to all suites
- 100% HVAC in all suites
- 2 restrooms and kitchen area in suites A&B and 1 restroom in suite D
- Freeway exposure with building and monument signage
- Fenced parking for delivery truck
- Lease rate - \$1.65 to \$1.80 per square foot plus \$.15 CAM
- Contact – Charles Currey, SIOR, Lockwood Commercial Realty

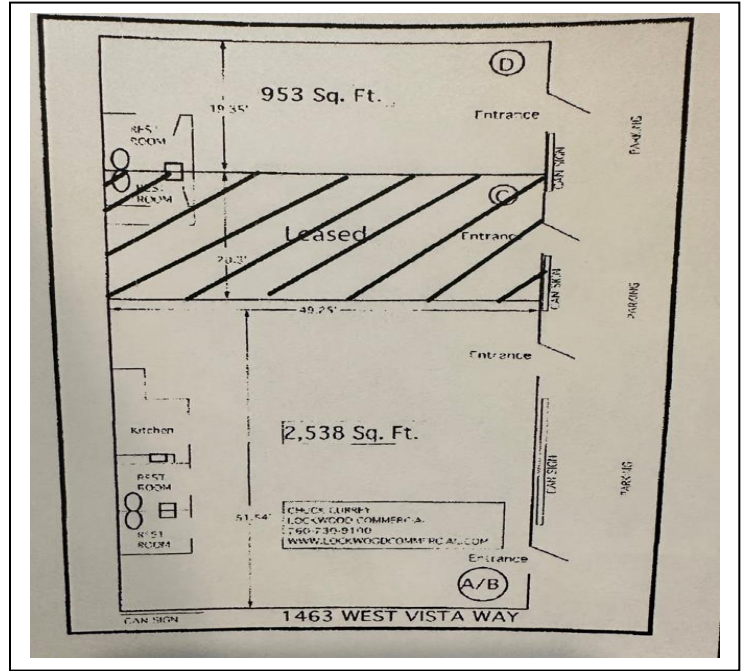
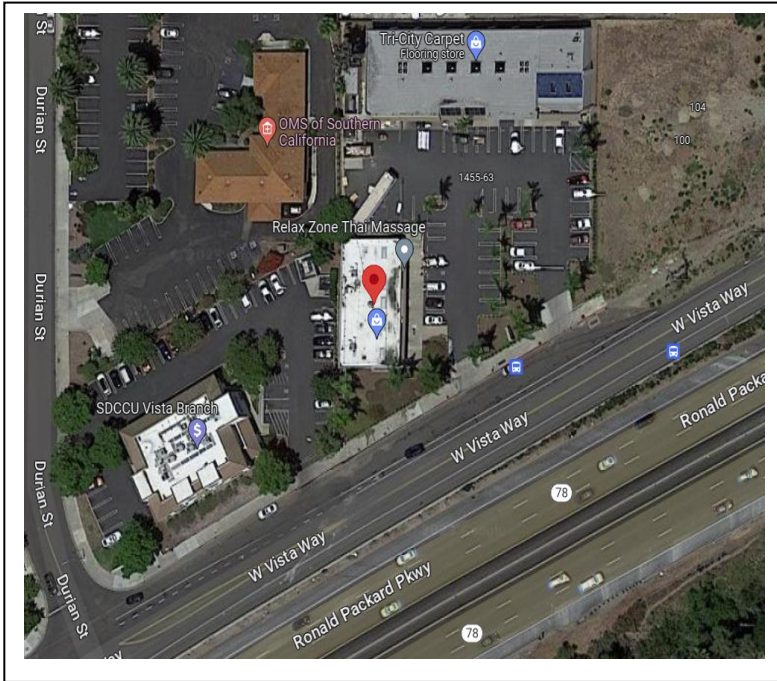
**Lockwood**  
Commercial Realty

Charles Currey, SIOR DRE #00658596  
760.730.9100 x 301  
[chuck@lockwoodcommercial.com](mailto:chuck@lockwoodcommercial.com)

2725 Jefferson Street, Suite 1 Carlsbad CA, 92008 Phone 760.730.9100 Fax 760.730.9200 [www.lockwoodcommercial.com](http://www.lockwoodcommercial.com)

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





**Lockwood**  
Commercial Realty

Charles Currey, SIOR DRE #00658596  
760.730.9100 x 301  
[chuck@lockwoodcommercial.com](mailto:chuck@lockwoodcommercial.com)

2725 Jefferson Street, Suite 1 Carlsbad CA, 92008 Phone 760.730.9100 Fax 760.730.9200 [www.lockwoodcommercial.com](http://www.lockwoodcommercial.com)  
Information herein is deemed reliable, and we have no reason to doubt its accuracy, but it is not guaranteed.