

BAY 78



STOCKBRIDGE





124,291 SF MULTI-TENANT INDUSTRIAL CAMPUS WITHIN SAN MARCOS

Bay 78 is conveniently located along Interstate 15 and Highway 78. The project is made up of 2 buildings, consisting of 124,291 SF. This campus-like setting provides an ideal environment for a tenant looking to be surrounded by innovative companies looking to cultivate ideas.

BAY 78



PROJECT HIGHLIGHTS



ADDRESS

133-155 MATA WAY



PROJECT SIZE

±124,291



AVAILABILITY

±20,006 SF

26'

CLEAR HEIGHT
WAREHOUSE



DOCK & GRADE LOADING

FOUR (4) DOCKS
FOUR (4) GRADE



EXCELLENT
TRUCK CIRCULATION



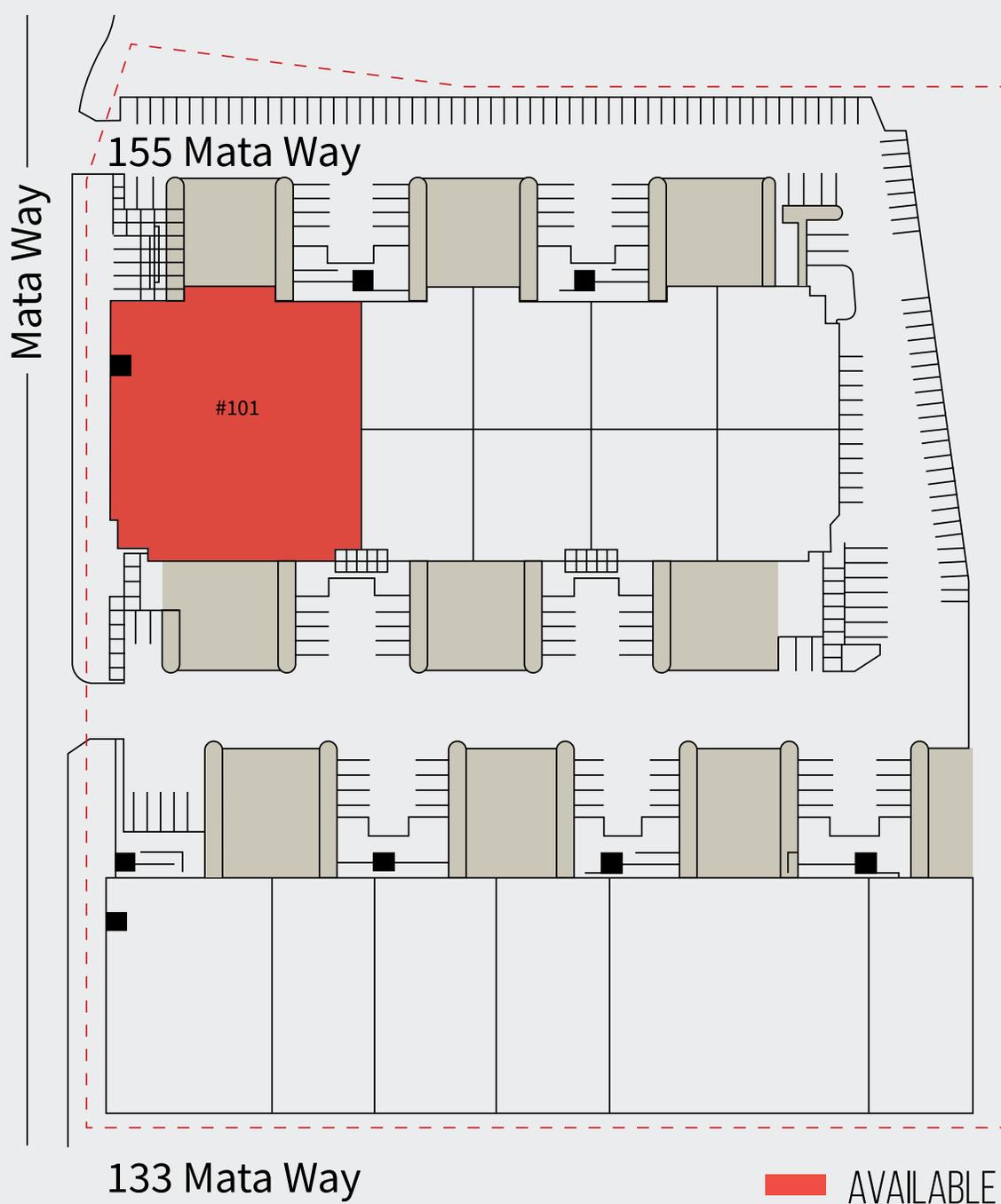
LOCATION
EXCELLENT PROXIMITY TO
HIGHWAY 78 & I-15



ON-SITE AMENITIES
LOCAL BREWERY ON SITE

PROJECT PHOTOS





Address

Suite

SF

RENT

Availability

155 Mata Way

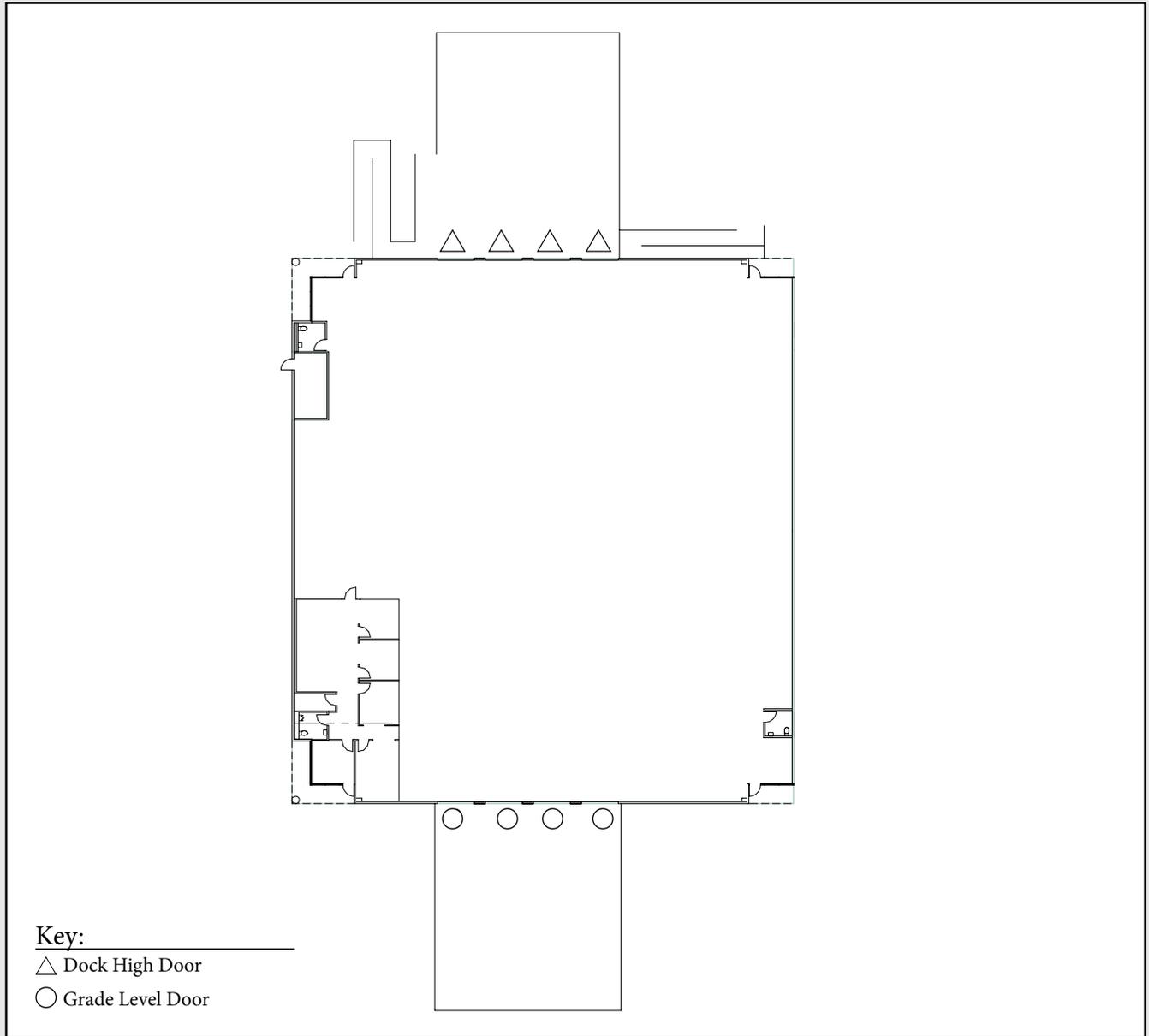
101

±20,006 SF

Contact Broker

Now

PROJECT AVAILABILITY



155-101 | **20,006 SF**

155 MATA WAY
 Suite 101

Available

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50 MINUTES TO U.S. - MEXICO BORDER

20 MINUTES TO OCEAN

15 MINUTES TO I-5

20 MINUTES TO PALOMAR AIRPORT

10 MINUTES TO I-15

2 MINUTEES TO SR 78

45 MINUTES TO ORANGE COUNTY



WHY STOCKBRIDGE?

Stockbridge is a real estate investment management firm led by seasoned professionals averaging 25+ years of real estate industry experience. The firm manages real estate equity investments across the risk spectrum within a variety of investment structures on behalf of U.S. and foreign institutional investors. Stockbridge has approximately \$32.8 billion of assets under management (as of June 30, 2022) spanning all major real estate property types, and certain specialty property types, throughout the United States. With more than 75 million square feet of industrial properties under management, Stockbridge is among the top 10 largest private owners and managers of industrial real estate in the U.S. Stockbridge combines deep asset management expertise with an emphasis on long-term value creation for our clients. To learn more, visit www.stockbridge.com.



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