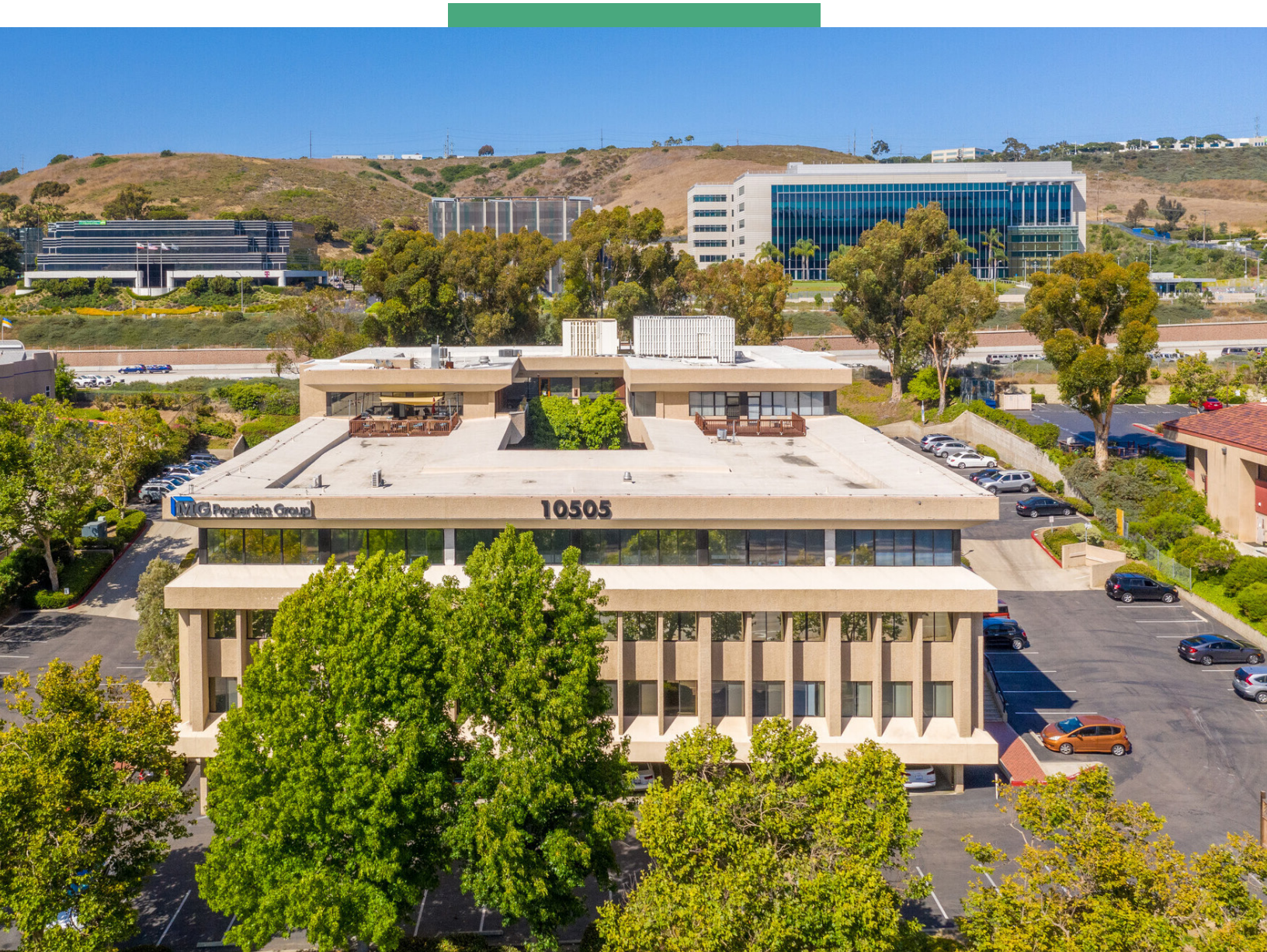


10505

SORRENTO VALLEY ROAD



AVAILABLE FOR LEASE
SUITE 430 - 1,380 RSF
SUITE 450 - 1,907 RSF

Jones Lang LaSalle Brokerage, Inc. RE license #01856260

10505 SORRENTO VALLEY ROAD

SORRENTO VALLEY OFFICE BUILDING

SPECS | Building Size 54,094 rsf

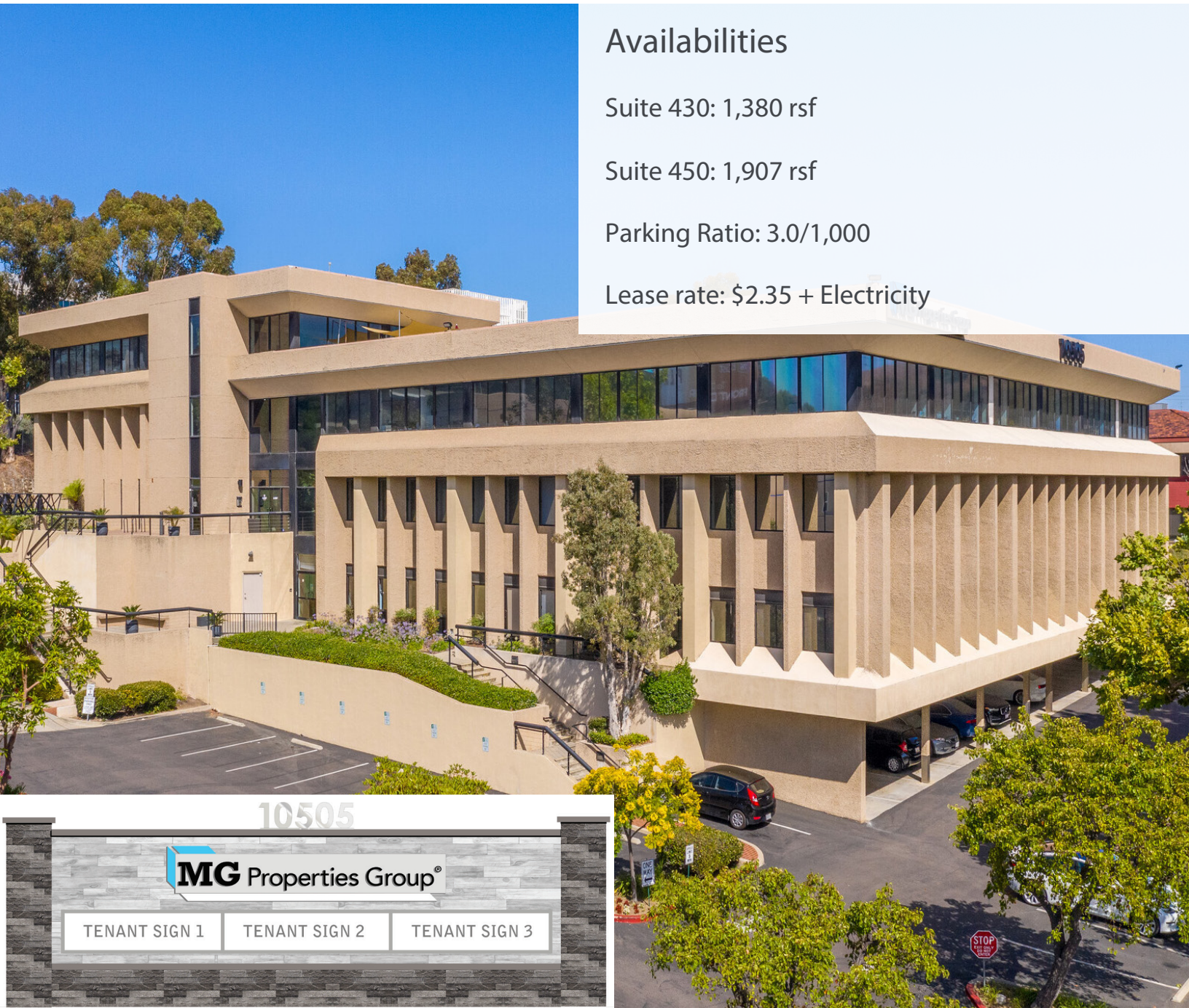
Availabilities

Suite 430: 1,380 rsf

Suite 450: 1,907 rsf

Parking Ratio: 3.0/1,000

Lease rate: \$2.35 + Electricity



10505

MG Properties Group®

TENANT SIGN 1

TENANT SIGN 2

TENANT SIGN 3

10505 SORRENTO VALLEY ROAD



3.0/1,000
Parking Ratio



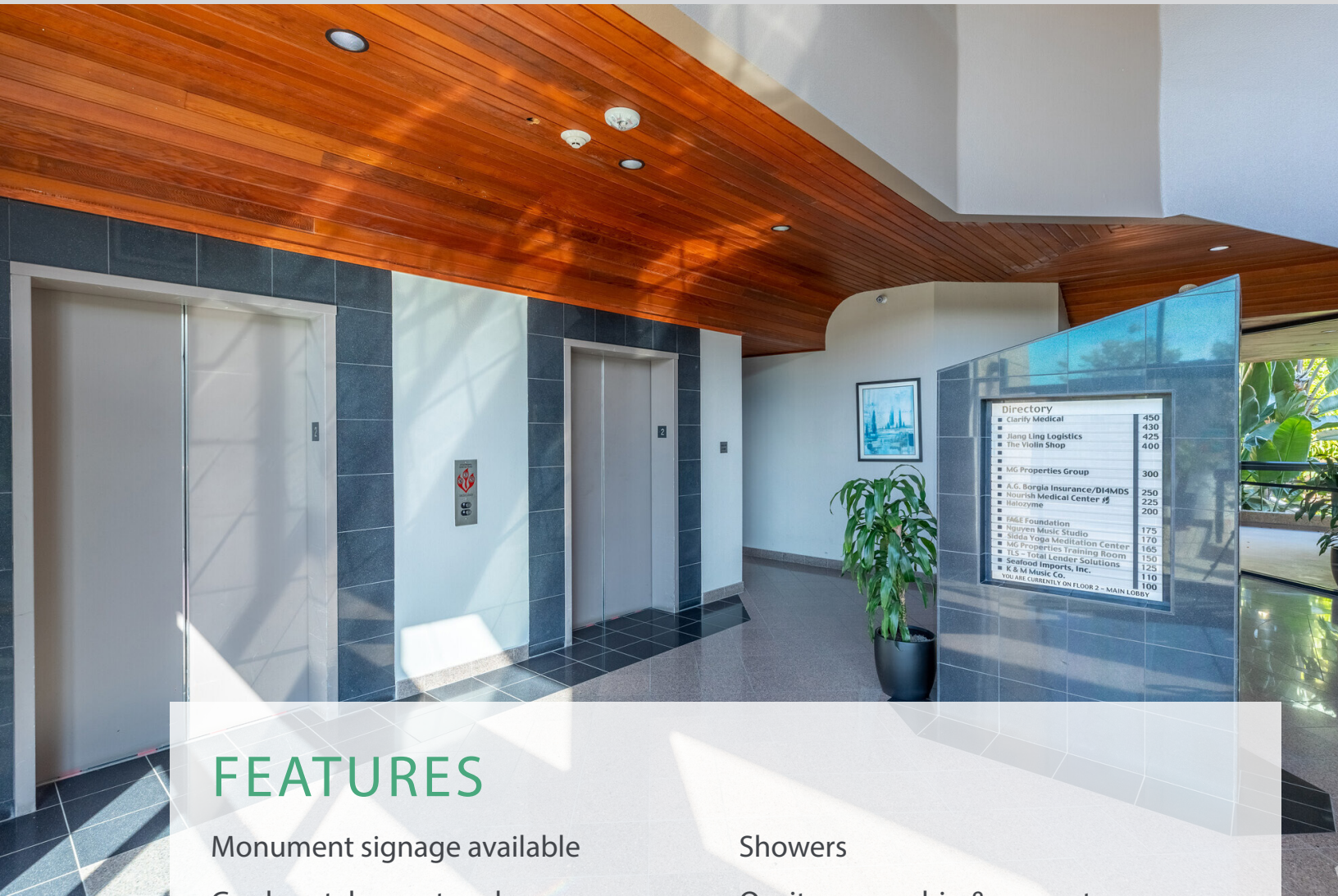
MONUMENT
Signage



MODERN
Lobby renovations



SPEC
Suites available



FEATURES

Monument signage available

Garden style courtyard

New AC & cooling tower

Operable windows

Common area conference room

Showers

Onsite ownership & property
management

Close proximity to Freeway

AMENITIES

TORREY PINES



10505

SORRENTO VALLEY ROAD

Copa
Vida



Come
On In! Café

8 Elements
Indian Cuisine

Karl
Strauss

Sorrento
Court

Sorrento
Plaza

Mira Mesa Boulevard

.....
TRANSIT

Coaster Rail Line



\$110,899

Average Household
Income within 15 min.



BIOTECH

San Diego's premier tech
oriented submarket



HIGH GROWTH

Home to a booming
innovation economy

SORRENTO MESA

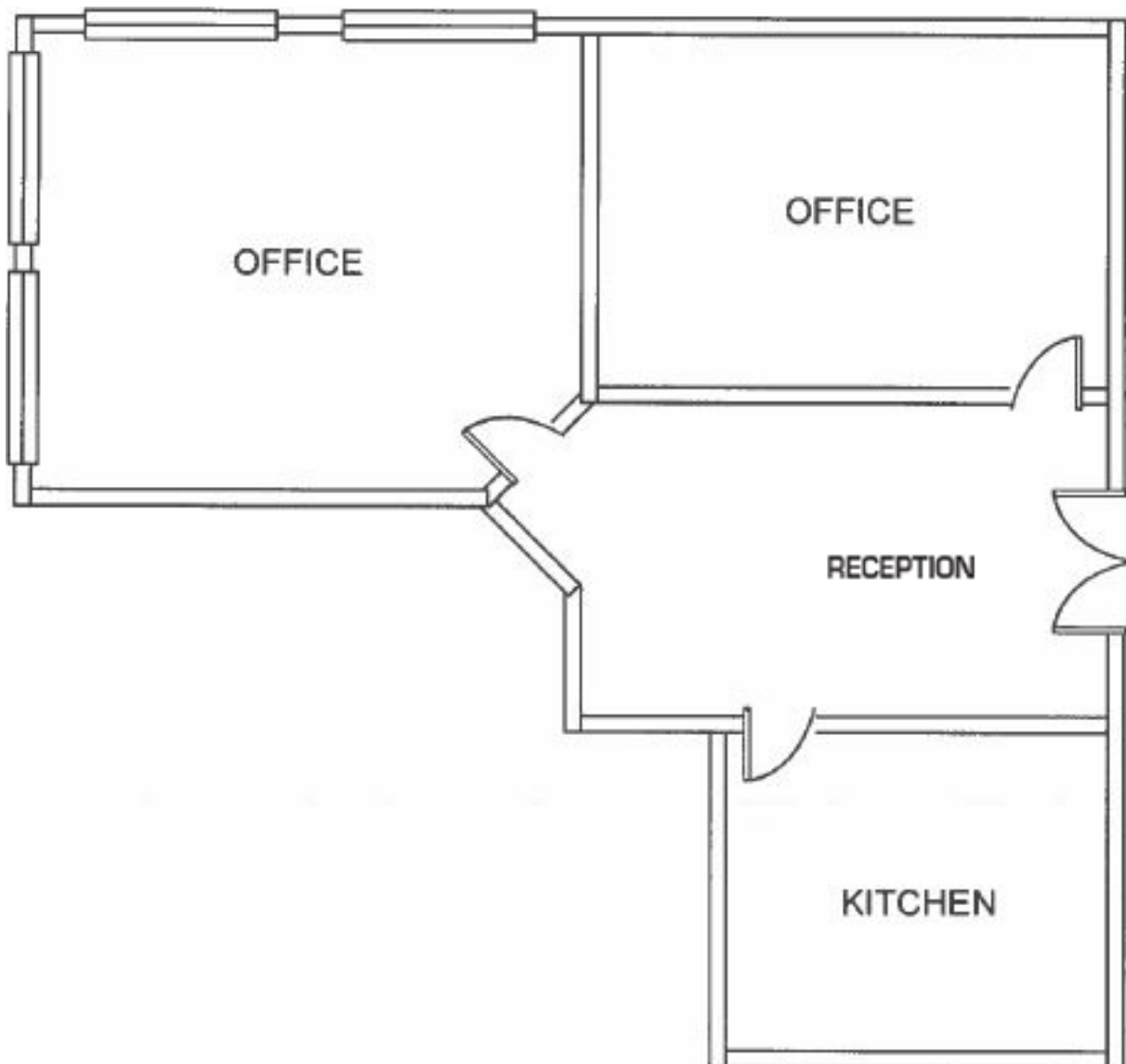
Gravity
Heights

Dominic's
Deli

Centerpark
Café

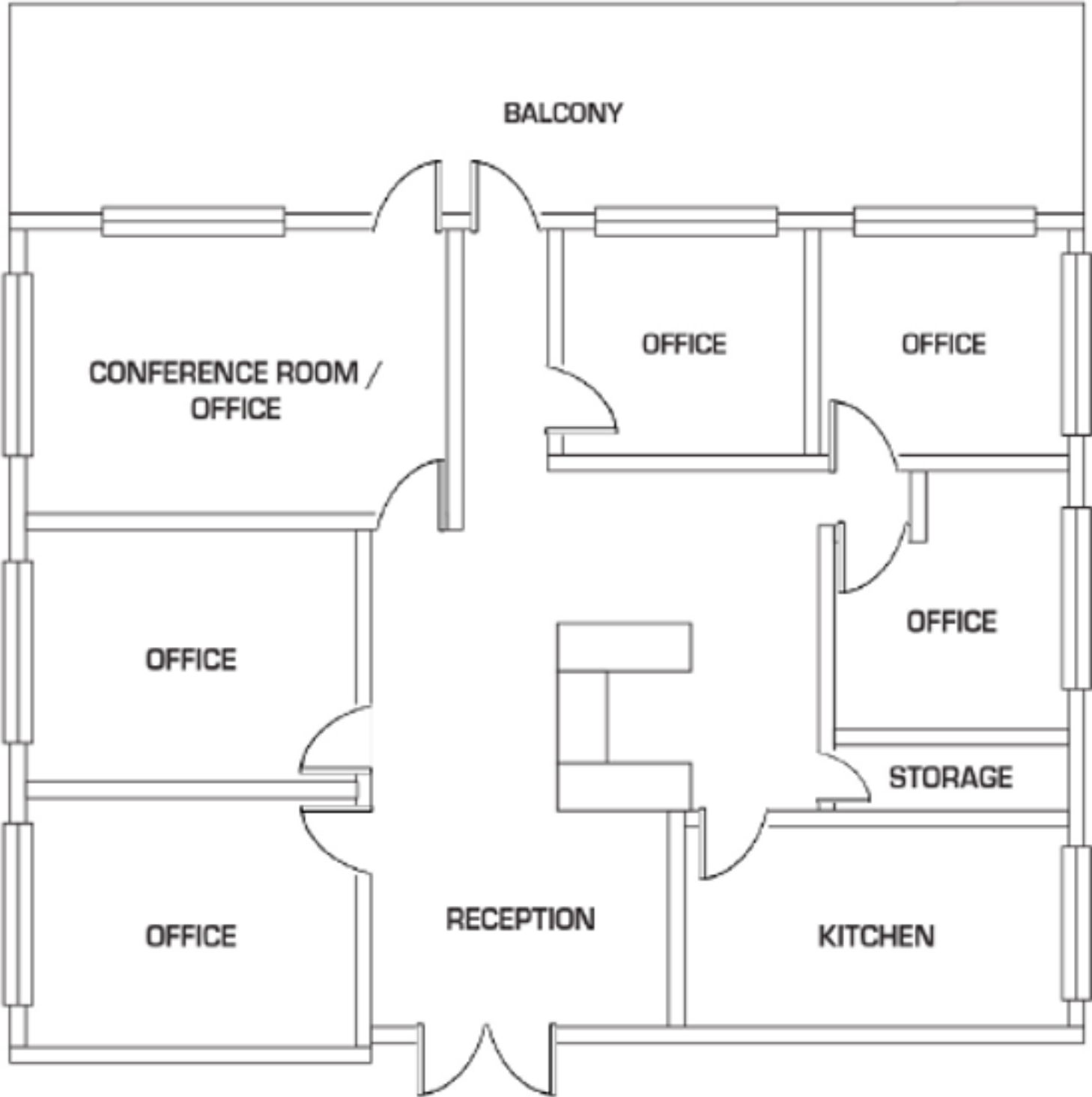
10505 SORRENTO VALLEY ROAD | FOURTH FLOOR

SUITE 430 | 1,380 RSF



10505 SORRENTO VALLEY ROAD | FOURTH FLOOR

SUITE 450 | 1,907 RSF



10505

SORRENTO VALLEY ROAD



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