

**FOR
LEASE**



EMPIRE CENTRE
±131,586 SF | 2 BUILDING INDUSTRIAL PROJECT

7880 & 7920 AIRWAY ROAD
OTAY MESA, CA



Jones Lang LaSalle Brokerage, Inc.
CA License #01856260

EMPIRE CENTRE

FEATURES



± 132,000 SF
two building
development



Premier Location
directly off the SR-905
freeway



55
Dock Doors



9
Grade Doors



24'
Clear Height



Multiple
Freeway
Access Points



Concrete
Truck Court



Executive Suites
Available On-Site



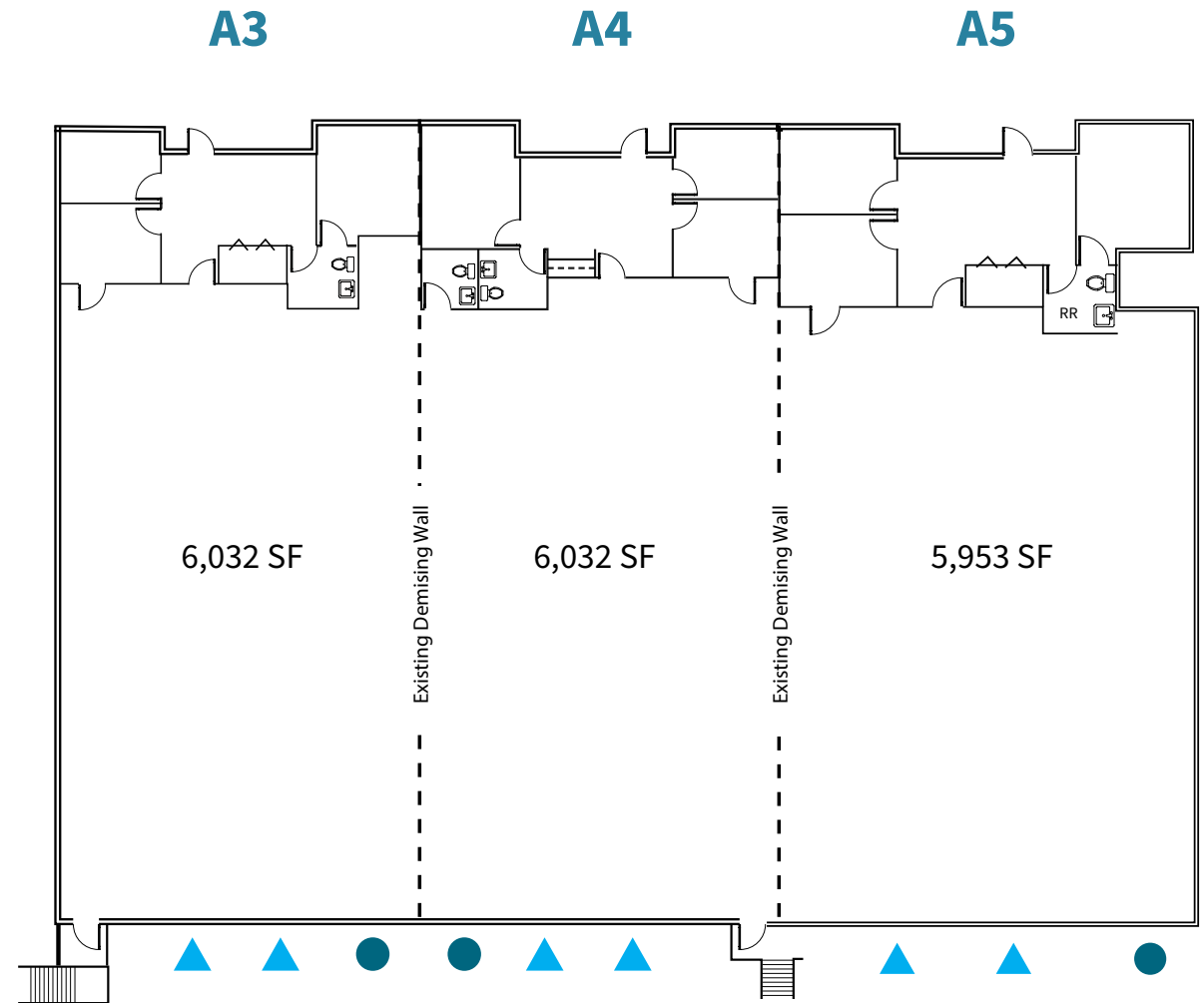
- ▲ DOCK HIGH DOOR (55)
- GRADE LEVEL DOOR (9)

7920 AIRWAY RD

Suites A3, A4 & A5

Size	±5,953 SF/±12,064/±18,017 SF
Office Area	±25% Per Suite
Clear Height	24'
Dock Doors	6
Grade Doors	3
Power	Heavy Power (800+ amps)
Available	Now
Rent	\$1.15 - \$1.20 NNN

Sizes are approximate - tenant to verify



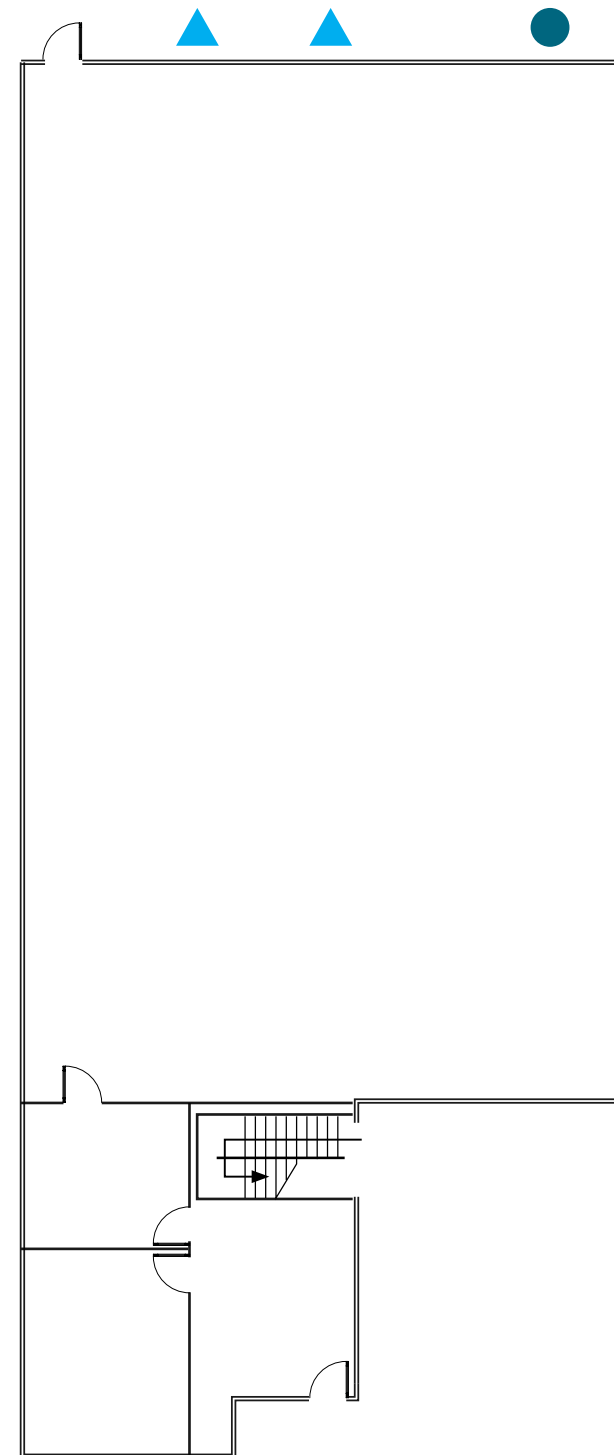
- ▲ DOCK HIGH DOOR (6)
- GRADE LEVEL DOOR (3)

7880 AIRWAY RD

Suite B5

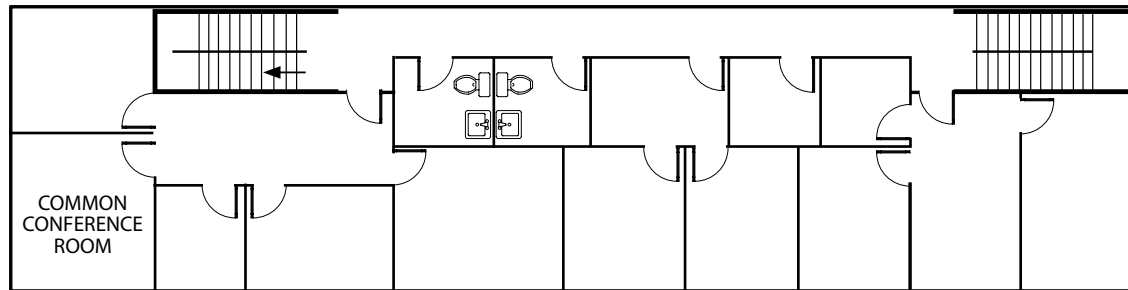
Size	±5,613 SF
Office Area	±1,059 SF
Clear Height	24'
Dock Doors	2
Grade Doors	1
Power	Heavy Power (800+ amps)
Available	Now
Rent	\$1.20 NNN

Features are approximate - tenant to verify

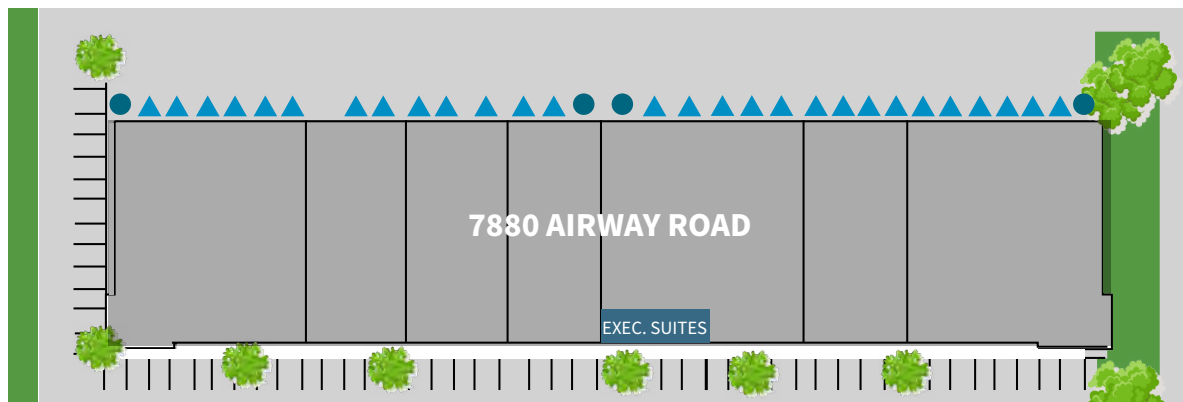
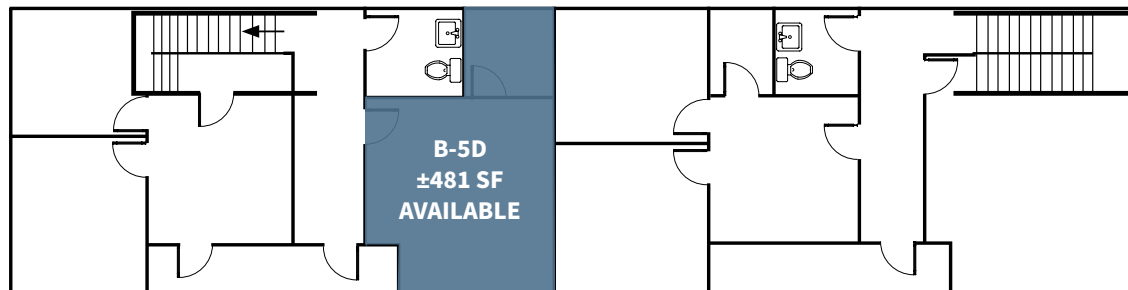


▲ DOCK HIGH DOOR (2)
● GRADE LEVEL DOOR (1)

FIRST FLOOR



SECOND FLOOR



7880 AIRWAY RD

Executive Suite

Size	±481 SF
Available	Now
Rent	\$2.50/SF Gross

Features are approximate - tenant to verify

EMPIRE CENTRE

LOCATION







Jackson Childers

+1 858 352 2905
jackson.childers@jll.com
Re lic. #02224366

Greg Lewis

+1 858 410 1251
greg.lewis@jll.com
RE Lic. #013656002

Andy Irwin

+1 858 410 6376
andy.irwin@jll.com
RE Lic. #01302674



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. © 2025 Jones Lang LaSalle IP, Inc. All rights reserved.