



# FOR LEASE OR SALE

## 18,850 S.F. Freestanding Industrial Otay Mesa, California



### ADDRESS



2330 Michael Faraday Drive, Otay Mesa, CA

### TYPE

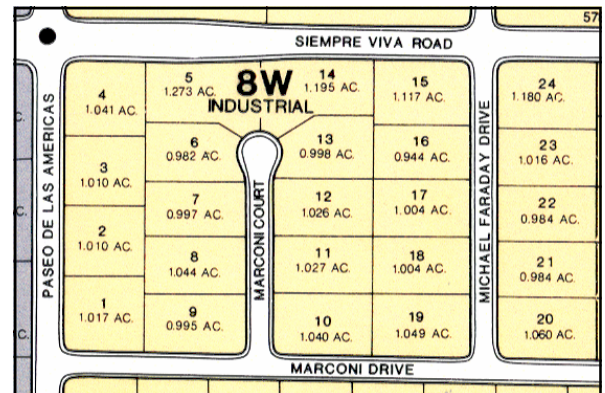


Industrial Building

### FEATURES



- Near Otay Mesa Border Crossing
- Dock Doors for Four Trucks
- Two Grade Level Doors
- Turn-key Offices of approximately 1,200 Sq. Ft.
- Divisible Into Two Units
- For Lease or For Sale
- 24' Clear Height



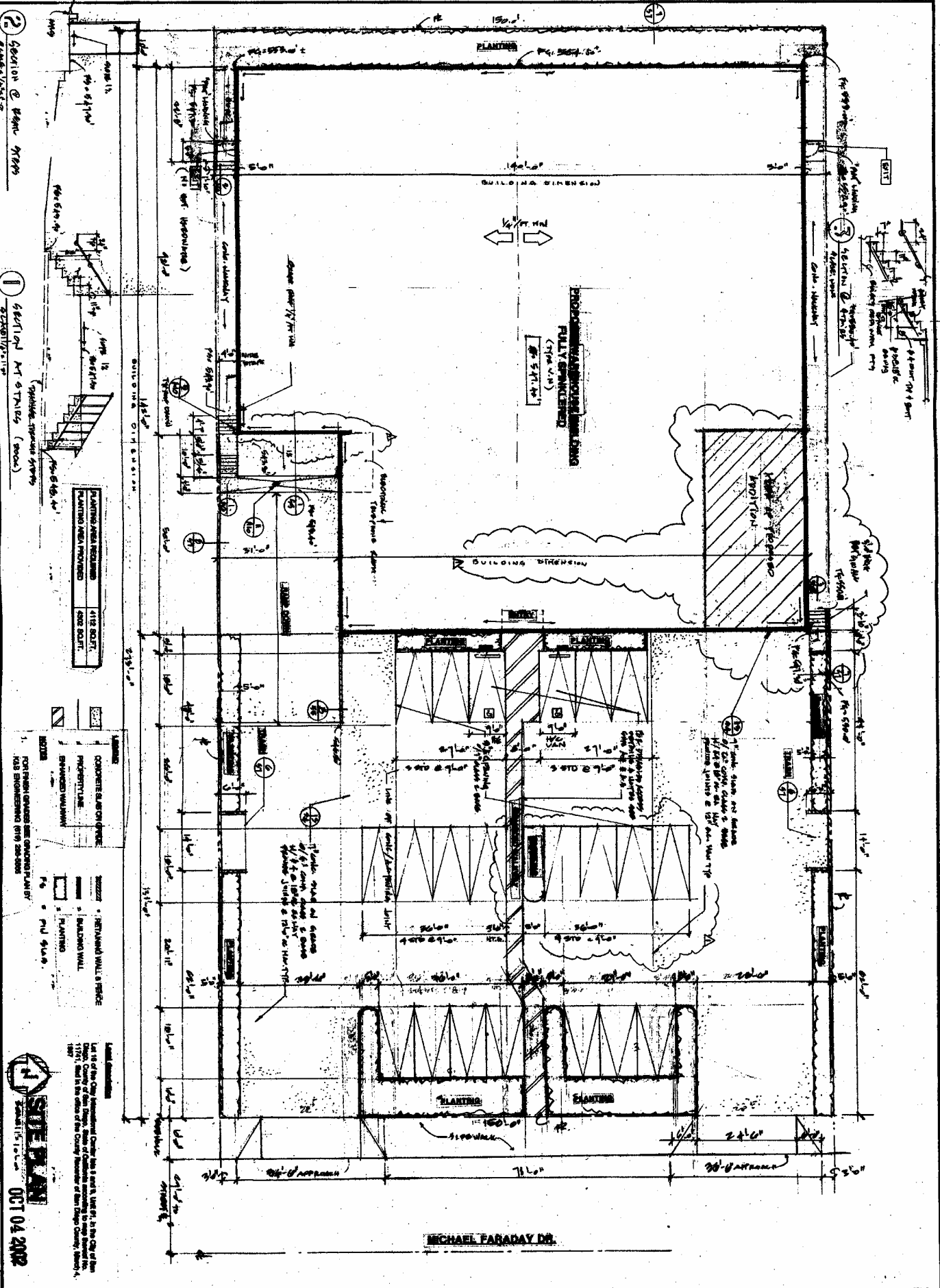
### CONTACT



Ric Shwisberg ♦ Regan Tully ♦ Mike Vogt  
 ric@ire-usa.com ♦ regan@ire-usa.com ♦ mike@ire-usa.com  
 (619) 661-6681

**International Real Estate**  
 2297 Niels Bohr Court  
 Suite # 210  
 Otay Mesa, CA 92154  
 Phone (619) 661-6681

All information furnished regarding property for sale, lease or financing is from sources we deem in our sole opinion to be reliable. No representation is made as to the accuracy thereof and is submitted subject to omissions, errors, change of leasing price, or other conditions prior to sale, lease or financing, or withdraw without notice.



SECTION @ MAIN STAIRS  
 2

SECTION AT STAIRS (DOWN)  
 1

|                          |              |
|--------------------------|--------------|
| PLANTING AREA (REMOVED)  | 1115 SQ. FT. |
| PLANTING AREA (PROPOSED) | 625 SQ. FT.  |

|                         |        |                        |
|-------------------------|--------|------------------------|
| CONCRETE SLAB ON GROUND | XXXXXX | INTERIORS WALL & FENCE |
| PROPOSED TRUSS          | XXXXXX | BRICK WALL             |
| SHAVED WALL             | XXXXXX | PLANTING               |
| EXISTING                | XXXXXX | POLE                   |
| EXISTING                | XXXXXX | POLE                   |

LET 16 OF THE CITY OF SAN DIEGO, CALIFORNIA, BE THE CITY OF SAN DIEGO, CALIFORNIA, STATE OF CALIFORNIA, COUNTY OF SAN DIEGO, CALIFORNIA, AND THE OFFICE OF THE COUNTY ENGINEER OF SAN DIEGO COUNTY, CALIFORNIA, 11707, AND IN THE OFFICE OF THE COUNTY ENGINEER OF SAN DIEGO COUNTY, CALIFORNIA, 11707.

**HERMAN GOODMAN**  
 CONSULTING STRUCTURAL ENGINEERS  
 14401 SYLVAN STREET, VAN NUYS, CALIFORNIA (818) 766-3387  
 OCT 04 2002

MICHAEL FARADAY DR.

PROPOSED: ADDITION  
 FOR: L&S AMERICA WEST II, LLC.  
 ADDRESS: 2888 MICHAEL FARADAY DR., OTAY MOUNTAIN, CA 92058

**HERMAN GOODMAN**  
 AND ASSOCIATES, INC.  
 CONSULTING STRUCTURAL ENGINEERS  
 14401 SYLVAN STREET, VAN NUYS, CALIFORNIA (818) 766-3387

These drawings and specifications are the property of Herman Goodman and Associates, Inc. and are to be used only for the project and site identified on the title block. Any reproduction or use of these drawings for any other project without the written consent of Herman Goodman and Associates, Inc. is strictly prohibited. The user of these drawings shall be responsible for obtaining all necessary permits and approvals from the appropriate authorities. The user shall also be responsible for obtaining all necessary information regarding the site conditions and existing structures. The user shall also be responsible for obtaining all necessary information regarding the local building codes and regulations. The user shall also be responsible for obtaining all necessary information regarding the local zoning and land use regulations. The user shall also be responsible for obtaining all necessary information regarding the local environmental regulations. The user shall also be responsible for obtaining all necessary information regarding the local utility regulations. The user shall also be responsible for obtaining all necessary information regarding the local transportation regulations. The user shall also be responsible for obtaining all necessary information regarding the local fire and safety regulations. The user shall also be responsible for obtaining all necessary information regarding the local health and safety regulations. The user shall also be responsible for obtaining all necessary information regarding the local education regulations. The user shall also be responsible for obtaining all necessary information regarding the local social services regulations. The user shall also be responsible for obtaining all necessary information regarding the local cultural and recreational regulations. The user shall also be responsible for obtaining all necessary information regarding the local economic development regulations. The user shall also be responsible for obtaining all necessary information regarding the local housing and community development regulations. The user shall also be responsible for obtaining all necessary information regarding the local public works regulations. The user shall also be responsible for obtaining all necessary information regarding the local parks and recreation regulations. The user shall also be responsible for obtaining all necessary information regarding the local arts and culture regulations. The user shall also be responsible for obtaining all necessary information regarding the local tourism and hospitality regulations. The user shall also be responsible for obtaining all necessary information regarding the local transportation and infrastructure regulations. The user shall also be responsible for obtaining all necessary information regarding the local energy and utilities regulations. The user shall also be responsible for obtaining all necessary information regarding the local environmental and natural resources regulations. The user shall also be responsible for obtaining all necessary information regarding the local agriculture and forestry regulations. The user shall also be responsible for obtaining all necessary information regarding the local industry and manufacturing regulations. The user shall also be responsible for obtaining all necessary information regarding the local services and retail regulations. The user shall also be responsible for obtaining all necessary information regarding the local government and public administration regulations. The user shall also be responsible for obtaining all necessary information regarding the local law and justice regulations. The user shall also be responsible for obtaining all necessary information regarding the local health and human services regulations. The user shall also be responsible for obtaining all necessary information regarding the local education and workforce development regulations. The user shall also be responsible for obtaining all necessary information regarding the local arts and culture regulations. The user shall also be responsible for obtaining all necessary information regarding the local tourism and hospitality regulations. The user shall also be responsible for obtaining all necessary information regarding the local transportation and infrastructure regulations. The user shall also be responsible for obtaining all necessary information regarding the local energy and utilities regulations. The user shall also be responsible for obtaining all necessary information regarding the local environmental and natural resources regulations. The user shall also be responsible for obtaining all necessary information regarding the local agriculture and forestry regulations. The user shall also be responsible for obtaining all necessary information regarding the local industry and manufacturing regulations. The user shall also be responsible for obtaining all necessary information regarding the local services and retail regulations. The user shall also be responsible for obtaining all necessary information regarding the local government and public administration regulations. The user shall also be responsible for obtaining all necessary information regarding the local law and justice regulations. The user shall also be responsible for obtaining all necessary information regarding the local health and human services regulations. The user shall also be responsible for obtaining all necessary information regarding the local education and workforce development regulations.