

# LIONSHEAD LANDING

1483 Poinsettia Ave Vista, CA 92081



Available SF  
**1,455-49,384 SF**

Renovated  
**2024**

Clear Height  
**24'**

Location  
**VISTA, CA**



- Abundant Parking - 3.0/1,000 SF
- Move-In Ready - Industrial/Flex Units featuring high quality office build out
- Amenities - Walking distance to Starbucks, Target, and hiking/bike trails
- Strategic Location - Border of Carlsbad & Vista
- Growth Accommodation - Diverse unit sizes and expansion options
- Connectivity - Fiber optic capability
- Corporate Identity - Immaculate conditions enhance brand image

## FOR MORE INFORMATION

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### Conor Boyle

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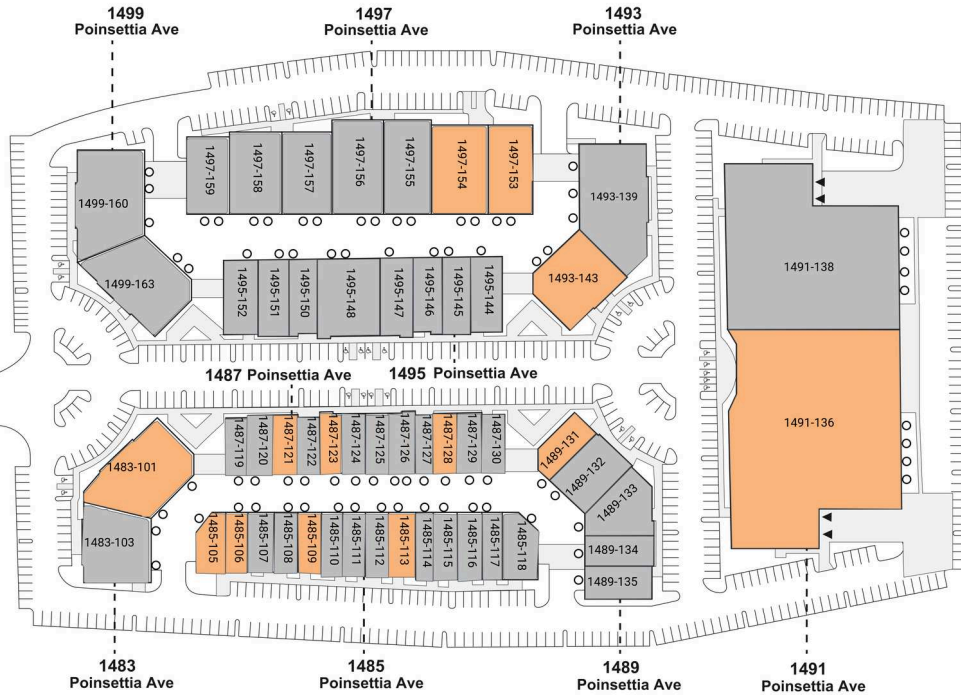
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**LEGEND**  
 ▲ DOCK HIGH DOORS  
 ○ GRADE LEVEL DOORS



POINSETTIA AVE



● AVAILABLE ● OCCUPIED

## CURRENT AVAILABILITIES

BUILDING	SUITE	TOTAL SF	OFFICE SF	OFFICE %	TYPE	CLEAR HT	GL	DL
1483	1483-101	7,392	4,641	63%	IND	18	2	0
1485	1485-105	1,566	618	39%	IND	18	1	0
1485	1485-106	1,455	406	28%	IND	0	1	0
1485	1485-109	1,455	545	37%	IND	0	1	0
1485	1485-113	1,551	534	34%	IND	18	1	0
1487	1487-121	1,504	411	27%	IND	0	1	0
1487	1487-123	1,530	0	0%	IND	0	0	0
1487	1487-128	1,504	538	36%	IND	14	1	0
1489	1489-131	2,421	797	33%	IND	0	1	0
1491	1491-136	49,384	17,067	35%	IND	0	8	2
1493	1493-143	5,928	1,778	30%	IND	18	2	0
1497	1497-153	4,750	1,425	30%	IND	17	2	0
1497	1497-154	5,032	0	0%	IND	0	0	0

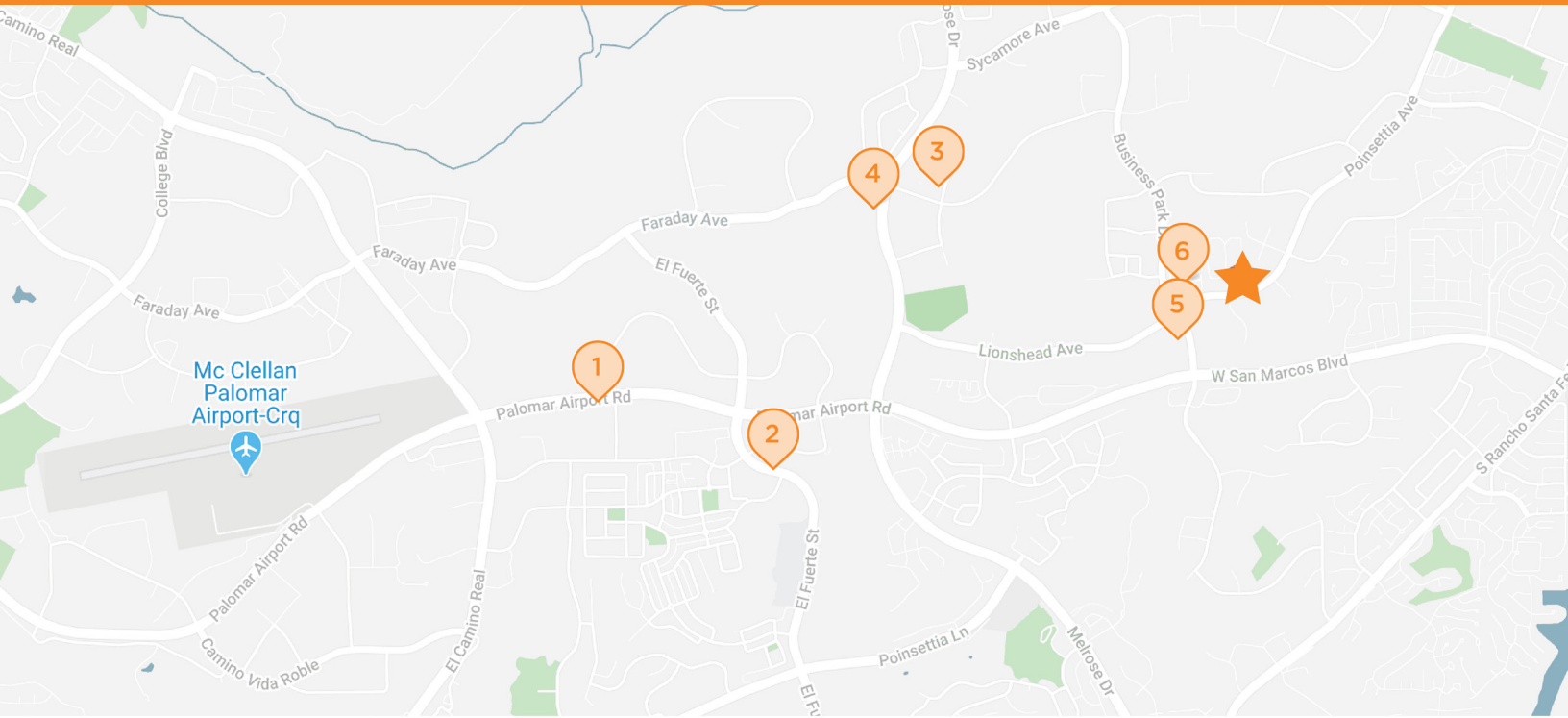
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## LIONSHEAD LANDING

1483-1499 Poinsettia Avenue, Vista, CA 92081



### STARBUCKS

2708 Loker Avenue W. #10  
Vista, CA



### SHELL GAS STATION

2741 Gateway Road  
Vista, CA



### HOME DEPOT

2340 S. Melrose Drive  
Vista, CA



### HYATT PLACE

2430 S. Melrose Drive  
Vista, CA



### WELLS FARGO

3211 Business Park Drive  
Vista, CA



### TARGET

3150 Business Park Drive  
Vista, CA