



Freestanding Industrial Building Available

350 Pauma Pl. Escondido CA 92029

Jones Lang LaSalle Brokerage, Inc. RE lic. #01856260



Building Specs

Address: 350 Pauma Pl. Escondido CA 92029

Building size: ± 4,717 SF

Availability: Now

Power: 400 Amp 120/208 Volt 3-phase

Parking: 2.0/1,000

Loading: 1 grade level loading doors

Zoning: M-2 (Heavy Industrial)

Features

Newly repainted exterior

Updated modern office improvements with LED lighting

Fenced for secure parking & loading

Excellent business image and identity

Business friendly City of Escondido

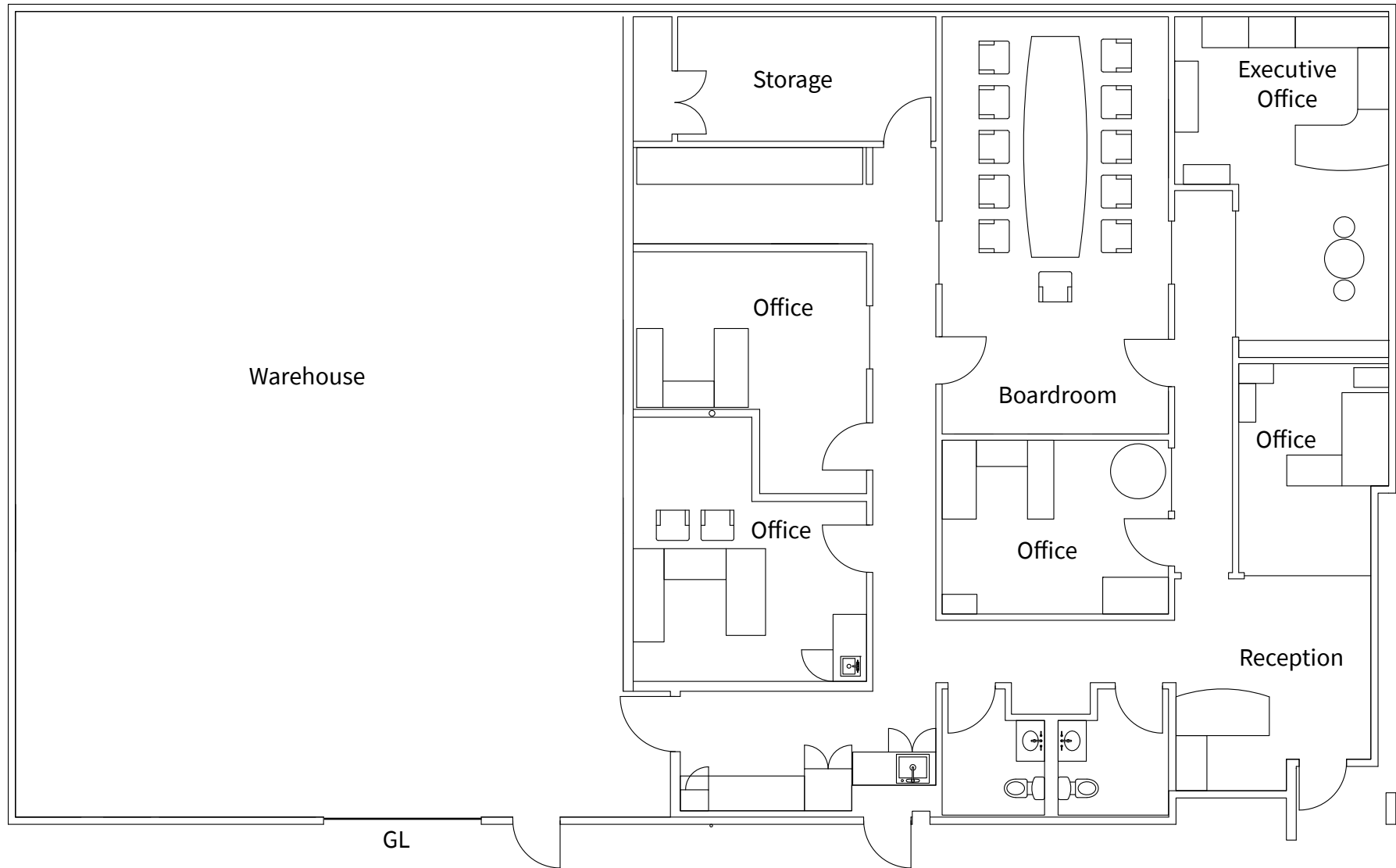
Convenient access to Highway 78 and Interstate 15

Lease Rate: \$1.65/sf NNN

NNN: \$0.36/sf



Floor plan



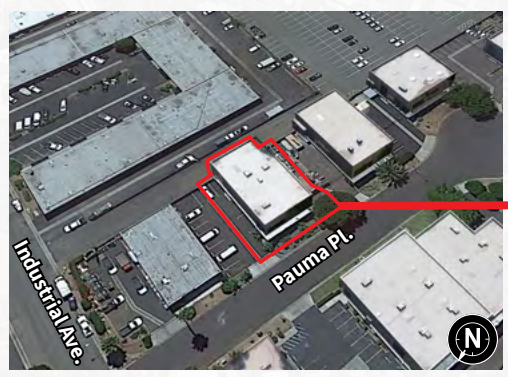
Exterior photo gallery



Interior photo gallery



Location



- Home Sweet Home Cafe
- Escondido World Marketplace
- Petco
- Mi Guadalajara
- Olive Garden Italian
- In-N-Out Burger
- HomeGoods
- Target
- Vintana Wine + Dine
- Pegah's Kitchen
- The Home Depot
- Tina's Too
- Stone Brewing World Bistro
- Mother's Lovin Baking Co.



For more information please contact:

Chris Baumgart, SIOR

Managing Director

+1 858 736 1710

chris.baumgart@jll.com

RE license #01888224

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 The Property may be withdrawn without notice.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.

