

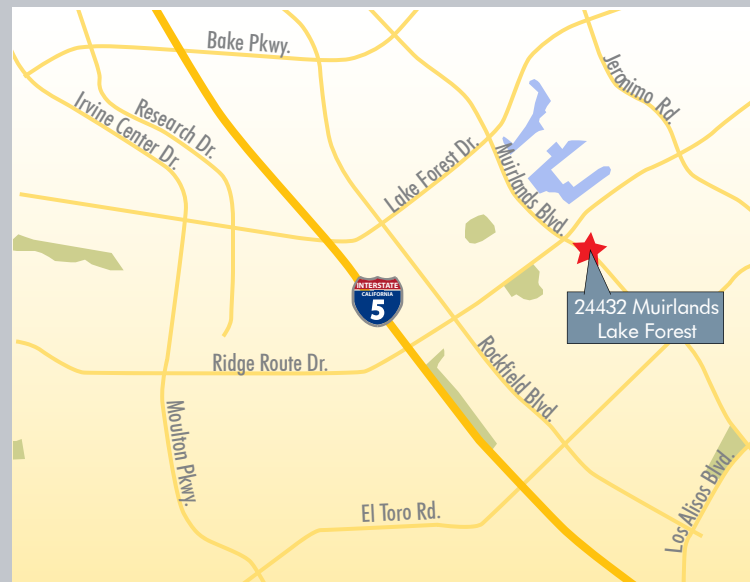


**24432** MUIRLANDS  
FEATURES:

- Two-Story Medical Building
- Close to Retail Amenities
- Medical "Spec" Suites
- Close Proximity to San Diego (5) Freeway and Area Hospitals

**AVAILABILITY:**

SUITE	RSF	LEASE RATE	COMMENTS
102	621	\$2.00 FSG	Waiting area, reception, restroom & 2 patient rooms with sinks.
131	1,820	\$2.00 FSG	Waiting room, reception, storage, work room, restroom, 5 patient rooms (1 with sink) & physician's office.



Please Contact Exclusive Agents:



**ADAM WICKER**  
Senior Vice President  
949.790.3135  
awicker@lee-associates.com

**DAVE SMITH**  
Senior Vice President  
949.790.3134  
dsmith@lee-associates.com

**ROB RADER**  
Senior Associate  
949.790.3145  
rrader@lee-associates.com

Lee & Associates - Irvine, Inc. 7700 Irvine Center Drive, Suite 600 | Irvine, California 92618

No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.