

FOR LEASE

MERCURY TECH CENTER

8155 MERCURY COURT, SUITE 100
SAN DIEGO, CA



*±8,443 SF Office/Warehouse Space
Available for Lease*

Approximately 60% office and 40% warehouse

Two (2) grade level roll up door

Walking distance to abundant retail amenities

Fully sprinklered

Robust fiber to project

Abundant on-site and street parking

Available March 1, 2027

Lease rate: \$1.95/SF (+ \$0.61/SF NNNs)

MICKEY MORERA
858.369.3030
mickey.morera@kidder.com
LIC N° 00950071

JAMES DUNCAN, SIOR
858.369.3015
james.duncan@kidder.com
LIC N° 01253770

DANNA TIU
858.369.3004
danna.tiu@kidder.com
LIC N° 02153012

KIDDER.COM

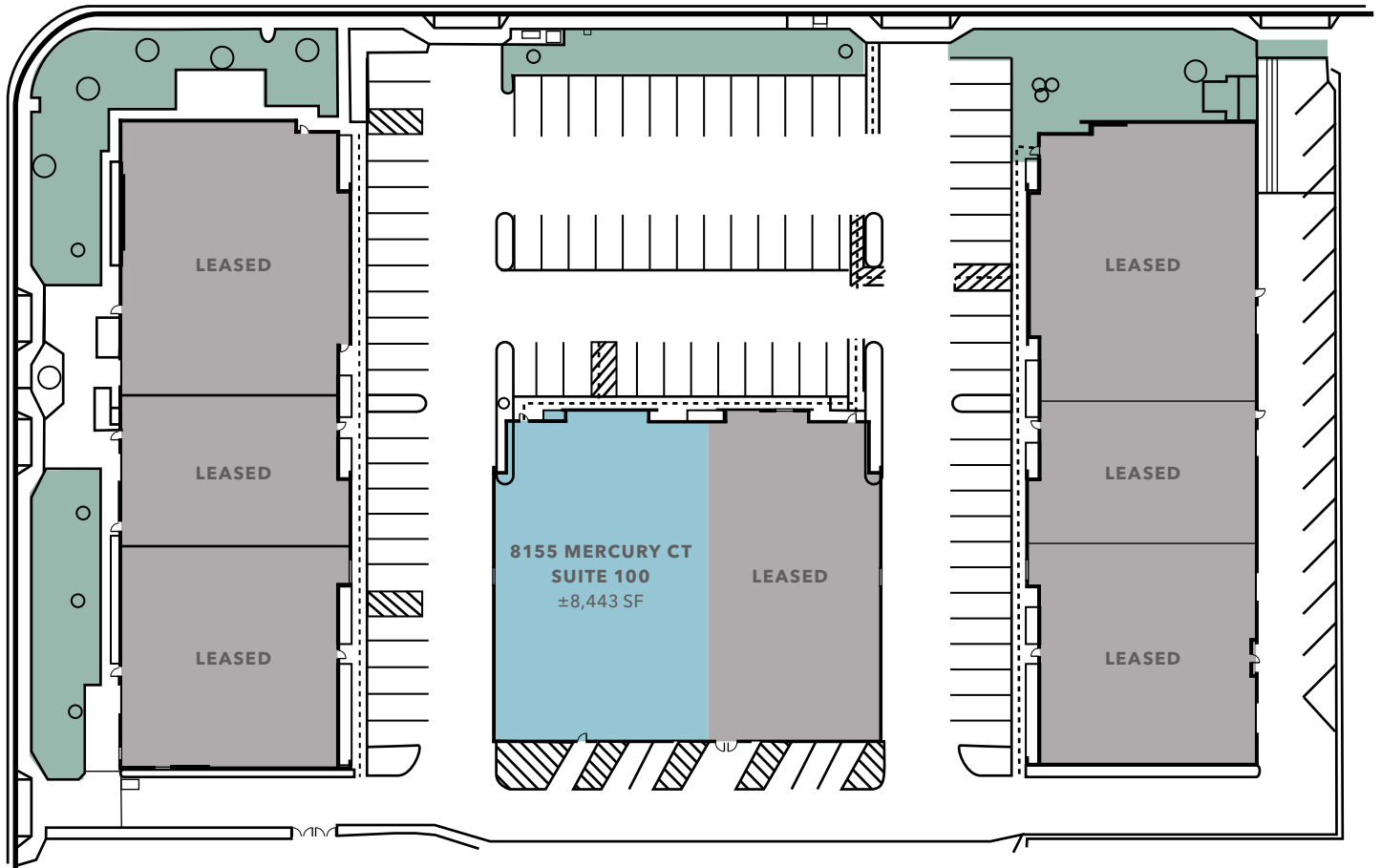
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±8,443
SF AVAILABLE

3/1/27
AVAILABLE DATE

**km Kidder
Mathews**

PROJECT SITE PLAN



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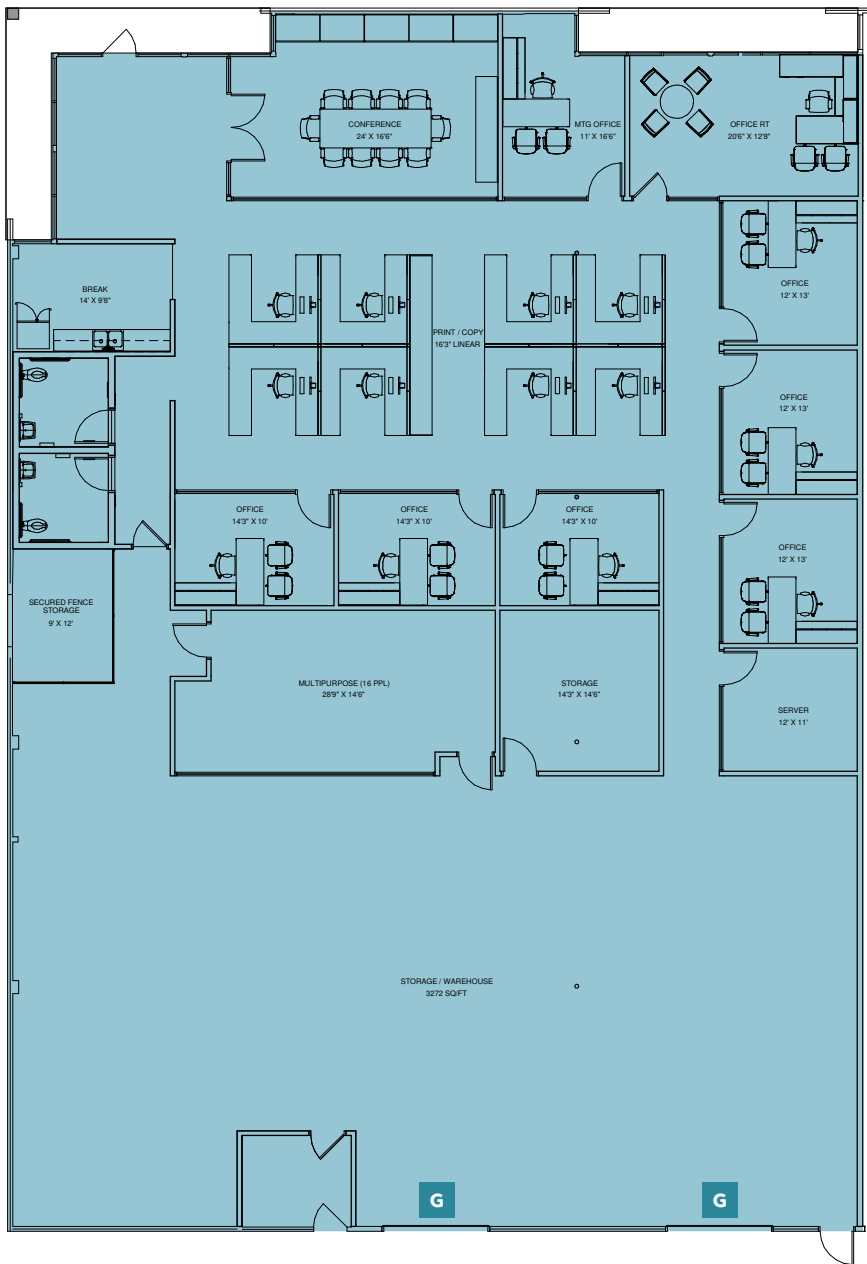
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SUITE 100 FLOOR PLAN



±8,443 SF

AVAILABLE

\$1.95/SF

NNN (\$0.61/SF) LEASE RATE

3/1/27

AVAILABLE DATE

LEGEND

G Grade level roll up door

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NEARBY RETAIL AMENITIES



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