

# THE LISTINGS

THE WEEK'S SALES, LEASES, LOANS, NOTICES OF DEFAULT AND UPCOMING INDUSTRY EVENTS

## daily deals

Financings, sales and leases from  
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Compiled by Carla Pineda. Deals are listed in order of  
dollar amount, then square footage.

### HOSPITALITY

**SAN FRANCISCO** — The 24-room European Guest House at 761 Minna St. sold for \$1.9 million. Eric Gunderson of **NAI BT Commercial** represented the buyer and seller.

**CASTRO VALLEY** — A 54-unit, three-story Comfort Suites hotel traded hands. Chuck LaPorte of **Brown Hotel Group** represented the buyer and seller.

### MULTIFAMILY

**MOUNTAIN VIEW** — The Suffolk Square Apartments, a two-story, two-building apartment property totaling 8,898 square feet on two parcels at 1860 and 1870 Ednamary Way, sold for \$1.8 million. Brian Henry of **NAI BT Commercial** represented the buyer and seller.

**REDWOOD CITY** — Rafik Assad purchased the seven-unit Fulton Avenue Apartments at 806 Fulton Ave. from SC Properties for \$1 million. Jamie D'Alessandro of **NAI BT Commercial** represented the buyer.

**RICHMOND** — Ernesto and Leticia De La Mora purchased the four-unit Chanslor Apartments at 1334 Chanslor Ave. from Wachovia Mortgage FSB. Joel Kelly of **NAI BT Commercial** represented the seller.

### INDUSTRIAL

**WEST SACRAMENTO** — A \$1.5 million permanent loan was arranged for the 40,000-square-foot Shore Street industrial property. Matt Swanston of **Preferred Capital Advisors** arranged the 10-year financing with a five-year fixed interest rate of 6.15 percent and 60 percent loan-to-value ratio.

**GARDENA** — A 9,700-square-foot property on 38,398 square feet of land at 1230 W. 132nd St. sold for \$1.3 million. The property consists of 6,150 square feet of warehouse space and a 3,550-square-foot office building. Brent Hogan of **The Hogan Group** represented the seller, while Dan Wakumoto of **Ramsey Shilling** represented the buyer.

**SANTA ANA** — Structural Materials Co. signed a five-year, \$1.2 million lease for a 32,480-square-foot industrial building at 1201 E. McFadden from Barnard Ventures. Ryan Peterson of **CB Richard Ellis** represented the landlord along with Jim Snyder and Kevin Thomas of **Lee & Associates - Newport Beach Inc.**, while Rob Leiter, Dave Hunsaker and Chuck Noble of **Lee & Associates - Orange Inc.** represented the tenant.

**SAN DIEGO** — Ameer Bay signed a five-year, \$253,000 lease for 5,246 square feet of industrial space at 7390 Trade St. from Diane Purcell. Bryce and Brent Aberg of **Grubb & Ellis** represented the landlord, while Mark Lewkowitz of **Lee & Associates** represented the tenant.

**SAN DIEGO** — Advanced System Engineering Group Inc. signed a three-year, \$154,000 lease for 3,965 square feet of office and warehouse

space at 6867 Nancy Ridge Drive from Champion Pacific LP. Dean Asaro of **CB Richard Ellis** represented both parties.

**CARLSBAD** — BioMed Supply Inc. signed a 63-month, \$149,000 lease for 2,131 square feet of industrial space at 5920 Sea Lion from Techbilt Construction Corp. Erik McNary of **Colliers International** represented the lessor, while Dennis Visser and Aric Starck of **Grubb & Ellis | BRE Commercial** represented the lessee.

**FONTANA** — KTR Capital Partners purchased the three-building Jasmine Distribution Center totaling 651,000 square feet of industrial space at 13003-13169 Slover Ave. from Adaya Asset Corp. David C. Hasbrouck and Charles R. Belden of **Cushman & Wakefield** represented the seller with **Meridian Group**.

**FREMONT** — Exp Pharmaceutical Services signed a long-term lease for 106,100 square feet of research-and-development space at 48021-48027 Warm Springs Blvd. from WCV Commercial Properties. Gary Nichols, John McMahon and Paul McManus of **Colliers International** represented the tenant.

**SAN JOSE** — American Medical Response West signed a long-term lease for 45,962 square feet of industrial space at 1670 Las Plumas Ave. from PS Business Parks. Ed Hofer of **Colliers International** represented the landlord.

**MILPITAS** — WP Investments signed a long-term lease for a 41,855-square-foot warehouse at 660 Vista Way from Daylight Produce Co. LLC. Ed Hofer, Steve Zamudio and Terry Healy of **Colliers International** represented the landlord.

### RETAIL

**ENCINITAS** — Lotus Café signed a 126-month, \$1.1 million lease for 2,675 square feet of retail space at 765 S. Coast Highway 101 from Cornerstone Property Management. Bruce Schiff, Phil Lyons and Chad lafrate of **Grubb & Ellis | BRE Commercial** represented the lessor.

**CARLSBAD** — Hooked on Sushi signed a 10-year, \$688,000 lease for 2,000 square feet of retail space at 2508 El Camino Real from Hughes Investments. Bruce Schiff, Phil Lyons and Chad lafrate of **Grubb & Ellis | BRE Commercial** represented the lessor.

**SAN MARCOS** — Preferred Appliance Parts Inc. signed a five-year, \$170,000 lease for 1,500 square feet of retail space at 407 Twin Oaks Valley Road from TMACK LLC. Bruce Schiff, Phil Lyons and Andrew Peterson of **Grubb & Ellis | BRE Commercial** represented the lessor, while Scott Forest of **Grubb & Ellis | WestMar** represented the lessee.

**LA JOLLA** — Barefoot Laser Centers Inc. signed a five-year, \$108,000 lease for 573 square feet of retail space at 4130 Regents Road from Regents Court Capital Partners I LLC, in care of American Assets. Duncan Dodd of **Grubb & Ellis | BRE Commercial** represented both parties.

**CHULA VISTA** — Mills Communication Inc., doing business as Cricket Wireless, signed a 63-month, \$97,000 lease for 840 square feet of retail space at 1090 Third Ave. from The Cardone Group. Joe Yetter, Mike Clark and Brian Jinings of **Grubb & Ellis | BRE Commercial** represented the lessor, while Tony Suh of **8949 Realty & Investments** represented the lessee.

**VISTA** — First Steps in Music signed a three-year, \$51,000 lease for 1,321 square feet of

retail space at 745 Shadowridge Drive from Village Plaza at Shadowridge. Bruce Schiff, Phil Lyons and Chad lafrate of **Grubb & Ellis | BRE Commercial** represented the lessor, while Todd Davis, Karen Fuller and Monique Medley, also of Grubb & Ellis, represented the lessee.

**PLEASANT HILL** — Dan Chao Insurance Agency leased 1,437 square feet of retail space at 2340 Monument Blvd. from PH Holdings. Gwen White and Keith Marr of **Cornish & Carey Commercial** represented the lessor.

**PLEASANT HILL** — Curtis M. Martin Chiropractic leased 1,013 square feet of retail space at 2350 Monument Blvd. from PH Holdings. Gwen White and Keith Marr of **Cornish & Carey Commercial** represented the lessor.

**CLOVIS** — China Massage leased 936 square feet of retail space at 325 Clovis Ave. from Victor and Alberta Bringetto. Troy McKenney of **Grubb & Ellis | Pearson Commercial** represented both parties.

**ELK GROVE** — Manh Van Vu leased 900 square feet of retail space at 4 Bruceville Road from Donahue Schriber Realty Group. Kelli Trujillo and John Austin of **Cornish & Carey Commercial** represented both parties.

### OFFICE

**CARLSBAD** — Volt Information Sciences Inc. signed a 63-month, \$499,000 lease for 3,545 square feet of office space at 5050 Avenida Encinas from Cognac Carlsbad Pacifica LLC. Joe Anderson, Stacy Looney and Brooks Campbell of **Grubb & Ellis | BRE Commercial** represented the lessor, while Bill Maloney of **Lee & Associates** represented the lessee.

**SOLANA BEACH** — Del Mar Pacific Acquisitions signed a three-year, \$236,000 lease for 1,872 square feet of office space at 153 N. Highway 101 from 153 North Highway 101 LLC. Joe Balla of **Lee & Associates** represented both parties.

**CARLSBAD** — Solvis Healthcare signed a 38-month, \$223,000 lease for 3,046 square feet of office space at 1925 Palomar Oaks Way from Cognac Plaza LLC, in care of Prudential Real Estate Investors. Joe Anderson, Stacy Looney and Brooks Campbell of **Grubb & Ellis | BRE Commercial** represented the lessor, while Tucker Hohenstein of **Cushman & Wakefield** represented the lessee.

**DEL MAR** — Valerie Beckwith L.Ac signed a 64-month, \$136,000 lease for 810 square feet of office space at 12865 Point Del Mar Way from Mitchell Land & Improvement Co. Brooks Campbell of **Grubb & Ellis | BRE Commercial** represented both parties, while Peter Curry and Matt Campbell, also of Grubb & Ellis, represented the lessee.

**CARLSBAD** — Concordia Communities LLC signed a one-year, \$67,000 lease renewal for 2,736 square feet of office space at 1959 Palomar Oaks Way from **Arden Realty LP**. The landlord represented itself, while Tucker Hohenstein of **Cushman & Wakefield** and Dan Tate of **Colliers International** represented the tenant.

**SAN DIEGO** — Sharp Healthcare signed a two-year, \$59,000 lease for 1,188 square feet of office space at 3555 Kenyon St. from Techbilt Homes Inc. Dan McCarthy and Jim Laing of **Cushman & Wakefield** represented both parties.

**ESCONDIDO** — Payman Aayadi and Said Ram signed an 11-month, \$22,000 lease for 2,400

square feet of office space at 1339 Simpson Way from the Cardinal Edward & Virginia Trust. Mary Kay Bier and Steve Malley of **Lee & Associates** represented the tenant.

**SOLANA BEACH** — American Mortgage Capital Inc. signed a one-year, \$21,000 lease for 435 square feet of office space at 2533 S. Coast Highway 101 from Plastino II. Stacy Looney of **Grubb & Ellis | BRE Commercial** represented both parties.



15400 Sherman Way, Van Nuys

**VAN NUYS** — North Los Angeles County Regional center signed a 10-year lease renewal for 70,358 square feet of office space at 15400 Sherman Way from **Embarcadero Capital Partners**. Mark Riches represented the lessor in-house, while Brian Davies and David Toomey of **Cresa Partners** represented the lessee.

**CONCORD** — Bank of the West signed a two-year lease extension for its lease on 55,000 square feet of office space at 2655 Stanwell Drive from Hanover Real Estate Partners. Warren Collins of **MCC Realty Group Inc.** represented the tenant.

**LAGUNA BEACH** — Laguna Broadway purchased an 18,000-square-foot office building situated on a 33,000-square-foot lot at 580 Broadway Ave. from Laguna Beach Playhouse. Chris Chinnici and Roman Ciuni of **NAI Capital** represented both parties.

**CONCORD** — Contra Costa County Employees' Retirement Association leased 16,510 square feet of office space at 1355 Willow Way from CCC Employees Retirement Association. Vicky DeYoung of **Cornish & Carey Commercial** represented both parties.

**EMERYVILLE** — Kinemed leased 15,454 square feet of office space at 5980 Horton St. from Emery Station Office II. Jonathan Tomasco of **Cornish & Carey Commercial** represented the lessee.

**EMERYVILLE** — Wiss Janney Elstner Associates leased 12,640 square feet of office space at 2000 Powell St. from NOP Watergate LLC. Dan Pivnick of **Cornish & Carey Commercial** represented the lessee.

**BERKELEY** — Intel Americas Inc. leased 11,324 square feet of office space at 2150 Shattuck Ave. from First Shattuck. Jeff Hoffman, Jonathan Tomasco and Bill Nork of **Cornish & Carey Commercial** represented the tenant.

**HAYWARD** — Lassen Commercial Properties, in care of Castle Management, purchased 11,100 square feet of office space from 1st United Credit Services. John Hone, Joe Fabian and Zachary Smith of **Cornish & Carey Commercial** represented both parties.

**LIVERMORE** — Autozone Development leased 10,400 square feet of office space at 1511 First St. from 1511 First Street LLC. Keith Marr of **Cornish & Carey Commercial** represented the lessor.