

Building in Rancho Bernardo on Via del Campo sold

Tuesday, July 21, 2009

The vacant, 15,121-square-foot office/warehouse building in the Rancho Bernardo Business Park at 17025 Via del Campo, San Diego 92128 has been sold for \$2.64 million.

The building was constructed in 1984 on a 1.09-acre lot. The buyer was *PDRE Investments, LLC*. Financed by two loans from *Bank of America* (NYSE: BAC). The property seller (assessor's parcel 678-271-06) was Lawrence G. Williams Trust. The property was formerly occupied by *Larry Williams & Associates Inc.*

Brandon Keith, of *Commercial Realty Advisers* represented the buyer. Glenn Arnold and Todd Murphy, of *Grubb & Ellis|BRE Commercial* represented the seller. *Chicago Title* provided transaction services with Joanne Reynolds handling escrow, and Mark Brady handling title.

The buyer intends to remodel the building and open a second location of the "Kinderhouse Montessori School" in September 2009, offering Montessori pre-school for ages 18 months to 6 years old.