

SAN DIEGO DAILY TRANSCRIPT

April 27, 2010

Manufacturer in Sorrento Mesa

Leasing Notes

By Richard Spaulding

Leasing Notes are updated twice weekly and are now available in a fully searchable database format at www.sddt.com/databases/leasing-notes.

Office: **ZTE USA Inc.** has leased 6,795 square feet of office space in Sorrento Mesa at One Pacific Heights, 9920 Pacific Heights Blvd., San Diego **92121**, from **RREEF**. The property, leased for five years at \$970,000, will be used for a telecom manufacturer.

The lessee was represented by David Crabb, of **CB Richard Ellis** (NYSE: CBG). The lessor was represented by Steve Wolf, of **Cushman & Wakefield**.

Retail: **GSAHTC Inc.**, dba **Jersey Mike's Subs**, has leased 1,354 square feet of retail space at 595 Grand Ave., Suite F-103, San Marcos **92078**, from the city of San Marcos. The property was leased for 10 years at \$605,361.

Danny Fitzgerald, Michael Burton and Robb Frye, of **Cassidy Turley BRE Commercial** represented the lessee. The lessor was represented by Matt Traino, of **IDS Real Estate Group**.

Last year, two leases were reported by GSAHTC, dba Jersey Mike's Subs; 1,280 square feet at 3570 Sports Arena Blvd., San Diego, for 10 years at \$514,211 and 1,373 square feet at 10764 Westview Parkway, San Diego, for 120 months at \$744,718. Cassidy Turley BRE represented the lessee in both transactions.

Retail: **New East Buffet** has leased 10,594 square feet of retail space at 1356 W. Valley Parkway, Suites B and C, Escondido **92029**, from **GDA Real Estate**. The property was leased for five years at \$584,943.

The lessee represented itself. Phil Lyons, Bruce Schiff and Andrew Peterson, of Cassidy Turley BRE Commercial, represented the lessor.

Retail: **AT&T** (NYSE: T) has leased 3,500 square feet of retail space at the northeast corner of Dogwood and Danenberg, Suite 1, El Centro, **92243**, from **The Russ Group Inc.**, dba **IV Plaza, LLC**. The property was leased for five years at \$525,000.

Dave Hagglund, of CB Richard Ellis, represented the lessee.

The lessor was represented by Joe Yetter, Mike Clark and Brian Jinings, of **Cassidy Turley BRE Commercial**.

Retail: Jose Robledo and Valeria Robledo, dba **Roberta's Taco Shop**, has leased 2,400 square feet of retail space at 1525 Morena Blvd., San Diego **92110**, from **KM Joint Venture**. The property, leased for 57 months at \$266,004, will be used for a drive-through restaurant.

The lessee and lessor were represented by Bud Marsh, of **Colliers International**.

Retail: Judy Pan, dba **H2O Spa**, has leased 1,830 square feet of retail space at 727 W. San Marcos Blvd., Suite 106, San Marcos **92078**, from **San Marcos Pavilion, LLC**. The property was leased for five years at \$250,069.

Chris Rink and Randee Stratton, of Cassidy Turley BRE Commercial, represented the lessee. The lessor was represented by Mark Esbensen, of **Grubb & Ellis/WestMar**.

Office: **Wealth Analytics Partners Inc.** has leased 1,563 square feet of office space at 12651 High Bluff Drive, Suite 305, San Diego **92130**, from **R.B. Income Properties**. The property was leased for five years at \$233,840.

The lessee was represented by Dave Odmark, of **Cassidy Turley BRE Commercial**. Robert Kuzman, also of Cassidy Turley BRE, represented the lessor.

Retail: **7 Moon Enterprises LLC**, dba **Sushi Freak**, has leased 1,196 square feet of retail space at 5175 Linda Vista Road, Suite A-3, San Diego, **92110**, from **Morena Vista LLC**. The property was leased for five years at \$195,976.

The lessee was represented by Randee Stratton, of **Cassidy Turley BRE Commercial**. The lessor was represented by Bill Thaxton, of **Flocke and Avoyer**.

Industrial: **Arborwell Inc.** has leased 25,000 square feet of industrial space at 5601 Eastgate Drive, San Diego, **92121**, from **Border Construction Specialties of California**.

The property, leased for 36 months at \$111,273, will be used for storage of vehicles and associated equipment.

The lessee was represented by Tony Norris, of **Lockwood Commercial**. The lessor was represented by Derek Hulse and Evan McDonald, of **Colliers International**.

Retail: Wangsug 'Tony' Suh has leased 800 square feet of retail space at 1412 South Mission Road, Fallbrook, **92028**, from **El Tigre Holding Corp.** The property, leased for 36 months at \$38,880, triple net, will be used for a cell phone retail store.

The lessee and lessor were represented by Don Zech and Nick Zech, of **CDC Commercial**.