

# SAN DIEGO DAILY TRANSCRIPT

June 15, 2010

## Furniture Warehouse in Escondido

### 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](http://www.sddt.com/databases/leasing-notes).*

Retail: **The Furniture Warehouse Inc.** has leased 16,300 square feet of retail space at 1109 West Valley Parkway, Escondido **92025**, from **LaEntrada Associates**. The property was leased for five years at \$948,717.

The lessee was represented by Scott Duhs, of **Duhs Commercial**. The lessor was represented by Phil Lyons, Bruce Schiff and Chad Iafrate, of **Cassidy Turley BRE Commercial**.

Retail: **Stone Flats Inc** has leased 2,785 square feet of retail space at 9844 Hibert St., Suite G-1, San Diego **92131**, from **Coast Income Properties Inc**. The property, leased for 60 months at \$543,075, \$3.25 gross, will be used for a fast casual restaurant.

The lessee was represented by Bob Willingham and Steve Fiorentino, of **Coldwell Banker Commercial**. The lessor represented itself.

Retail: **Italianissimo** has leased 2,300 square feet of retail space at 323 Third Ave., Chula Vista **91910**, from Juan Guillen. The property was leased for five years at \$381,360.

Miguel Ma, of **Cassidy Turley BRE Commercial**, represented the lessee. The lessor represented itself.

Retail: **Magic Touch Reflexology Center** has leased 1,196 square feet of retail space at 7180-7188 Avenida Encinas, Suite 102, Carlsbad **92011**, from **Oberlin Partners, LLC**. The property was leased for five years at \$242,835.

Jeff Brown, of **Cushman & Wakefield**, represented the lessee. Phil Lyons and Bruce Schiff, of **Cassidy Turley BRE Commercial**, represented the lessor.

Industrial: **Alcal Arcade Contracting Inc.** has leased 9,200 square feet of industrial space at 1232 Simpson Way, Suite B, Escondido **92029**, from **Simpesco, LP**. The property was leased for 38 months at \$237,728, \$0.68 gross.

The lessee was represented by Bob Willingham, of **Coldwell Banker Commercial**. Joe McDermott, also of **Coldwell Banker**, represented the lessor.

Industrial: **Professional Imaging Services** has leased 6,000 square feet of industrial space at 8123 Engineer Road, San Diego **92111**, from Moore Intervivos Trust. The property was leased for 48 months at \$230,940.

The lessee was represented by Mark Arbar, of **Voit Real Estate Services**. Randy LaChance and Glen Volk, also of **Voit**, represented the lessor.

Retail: Lee Cochrum, dba **My Family Nutrition**, has leased 1,122 square feet of retail space at Fornaca Center, 2850 National Ave., San Diego **92113**, from **National LLC**. The property was leased for five years at \$222,590.

The lessee represented itself. The lessor was represented by Joel Wilson, of **CB Richard Ellis** (NYSE: CBG).

Retail: San Diego County Superintendent of Schools has leased 2,297 square feet of retail space at 155 East Valley Parkway, Suite B and C, Escondido **92025**, from **Mission Federal Credit Union**. The property was leased for five years at \$146,341.

The lessee was represented by Sam Patella, of **NAI San Diego**. Phil Lyons, Bruce Schiff and Andrew Peterson, of **Cassidy Turley BRE Commercial**, represented the lessor.

Industrial: Kamran Khan has leased 2,275 square feet of industrial space at Miramar Business Park, 7616 Miramar Road, Suite 5300, San Diego **92121**, from **Walton CWCA Vista Tech 74, LLC**. The property, leased for 39 months at \$64,333, will be used for beauty supplies sales and distribution.

The lessee was represented by Ruby Mendez, of **SB Industrial Properties**. The lessor was represented by Ty Moffatt, Arnie Friedman and Scott Moffatt, of **Colliers International**.

Office: **Benchmark Financial Group Inc.** has leased 873 square feet of office space at 511-543 Encinitas Blvd., Suite 535-108, Encinitas **92024**, from Quynh Dao. The property was leased for two years at \$52,004.

Stacy Looney, of **Cassidy Turley BRE Commercial**, represented the lessee. The lessor was represented by Kenneth Snyker, of **Lincoln Realty Associates**.

Industrial: **Mensajero Products** has leased 1,887 square feet of industrial space at 2222-2252 Verus St., Suite E, San Diego **92154**, from **Aro Partners**. The property was leased for 25 months at \$35,900.

Art Bleier and Ben Anderson, of **Voit Real Estate Services**, represented the lessee and lessor.

Office: **C&C Pet Grooming Inc.** has leased 1,613 square feet of office space at 1330 North Melrose Drive, Suite G, Vista **92083**, from **Melrose Business Center LP**. The property, leased for 24 months at \$26,325, \$0.68 modified gross, will be used for mobile pet grooming.

The lessee was represented by Tony Norris, of **Lockwood Commercial Realty**. Bob Willingham & Joe McDermott, of **Coldwell Banker Commercial**, represented the lessor.