



## Trio of Smaller Office Comps from San Diego

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For those of you who like to keep up on the latest office activity throughout the San Diego region, we have three recent, smaller comps to share with you in this update.

We'll start in Sorrento Mesa, where Canon Business Solutions Inc agreed to a five-year, \$1 mil (\$2.03/sf/mo) expansion/renewal deal for 8.2k sf of office space at Sorrento South Corporate Center, located at 9330 Scranton Rd.

Sorrento South Corporate Center is a two-building, six-story, 276k sf Class A office project located just east of I-805 at Mira Mesa Blvd. The center features both covered and surface parking (4/1000 parking ratio), an on-site fitness center with locker facilities, free concierge service to tenants, and an on-site Starbucks.

Ron Magnaghi of Jones Lang LaSalle handled brokerage duties for the tenant. The landlord, Trizec Sorrento Towers LLC, was represented by Eric A. Northbrook and Christopher P. High of Cushman & Wakefield.

In downtown San Diego, Lipsey, Youngren, Means, Ogren & Sandberg LLP, a certified public accounting firm, has signed a five-year lease for 7.9k sf of office space at 525 B St. The deal value was not disclosed.

The 22-story, 447.2k sf high-rise consists of 421.4k sf of office space above 25.8k sf of retail space. Other tenants include Liberty Mutual, Elsevier Inc, Navy Human Resources and Barrister Executive Suites. The building is a 2007 ENERGY STAR Label award recipient.

The property owner, Hines 525 B Street LP, was represented by Matthew T. Carlson of Cushman & Wakefield. The tenant was repped by Mike Gallagher of Shelton Gallagher and Brian Ffrench of Studley.

And in Cardiff by the Sea, Trappings Home Collection inked a five-year, \$344k lease for 2k sf of office space at 2071 San Elijo Ave, just south of Birmingham Ave and east of Coast Hwy. Peter Curry and Matt Campbell of Grubb & Ellis|BRE Commercial represented the property owner, Cardiff Towne Center LLC, c/o Stepstone Real Estate Services. Ryan Grant, also with Grubb & Ellis|BRE Commercial, represented the tenant.