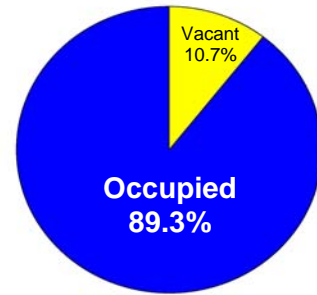


**We do more than just list buildings,
we LEASE THEM!**

Johnston Pacific has leased
40,019 SF in the past 30 days!
Those buildings include:

- 990 Calle Amanecer - 17,000 SF
- 910 Calle Negocio #300 - 20,000 SF
- 1023 Calle Sombra #B - 3,019 SF

**Industrial Building
VACANCY RATE IS 10.7%**



in the Rancho San Clemente and
Talega Business Parks

May 2010 Update

JOHNSTON PACIFIC
COMMERCIAL REAL ESTATE, INC.

1305 Calle Avanzado
San Clemente, California 92673
(949)366-2020
www.johnston-pacific.com

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Earning the Right to Represent You Since 1991!

Only a Few Units Remain!

Unit #	Total Size	Office Size	Price per SF
203	2,768 SF	564 SF	170.00
204	2,999 SF	564 SF	180.00
108	3,236 SF	2131 SF	175.00
107	4,545 SF	2608 SF	180.00
208	2,654 SF	561 SF	SOLD
210	2,005 SF	561 SF	SOLD
109	3,236 SF	2,131 SF	SOLD
205	2,765 SF	561 SF	ESCROW

**216 Fabricante,
San Clemente**



Leasing Activity Continues to Gain Momentum

1210 Puerta Del Sol, San Clemente



Total Size: 6,809 Sq. Ft.
Office Area: 1,009 Sq. Ft. Warehouse: 5,800 Sq. Ft.

PROPERTY FEATURES:

- One Ground Level Loading Door
- 400 Amp Power Supply
- 23 Exclusive Parking Spaces
- 16' Min. Warehouse Clearance
- Possible Fenced Yard Area
- **Entire Building for Lease at \$0.95 Gross per SF**
- **Warehouse Space Only for Lease at \$0.65 Gross per SF**

1221 Puerta Del Sol #600, San Clemente



Total Size: 1,899 Sq. Ft.
Office Area: 1,488 Sq. Ft. Warehouse: 411 Sq. Ft.

PROPERTY FEATURES:

- Upgraded Offices
- Lobby, One Private Office
- Open Office Area
- 16' Warehouse Clearance
- 1 Ground Level Loading Door
- Ample Parking
- **For Lease at \$1.10 Gross per SF**

236 Calle Pintoresco, San Clemente



Total Size: 7,069 Sq. Ft.
Office Area: 2,800 Sq. Ft. Warehouse: 4,269 Sq. Ft.

PROPERTY FEATURES:

- Freestanding Building
- Reception Area
- 7 Offices, 1 Large Open Office
- 2 Ground Level Loading Doors
- 16' Warehouse Clearance
- 13 Exclusive Parking Spaces
- **For Lease at \$0.95 Gross per Sq. Ft.**

981 Calle Negocio #100, San Clemente



Total Size: 11,463 Sq. Ft.
Office Area: 2,300 Sq. Ft. Warehouse: 9,163 Sq. Ft.

PROPERTY FEATURES:

- Reception Area and 10 Private Offices
- Approx. 20' Warehouse Clearance
- 1 Dock High Loading Door
- 1 Ground Level Loading Door
- Street Frontage with Building Sign Allowed
- **Available Now for \$0.79 Gross per SF**
- **9,163 SF Warehouse Space Available Month-to-Month for \$0.60 Gross per SF**

JOHNSTON PACIFIC
COMMERCIAL REAL ESTATE, INC.

Call me for the most up to date information in the Market.

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