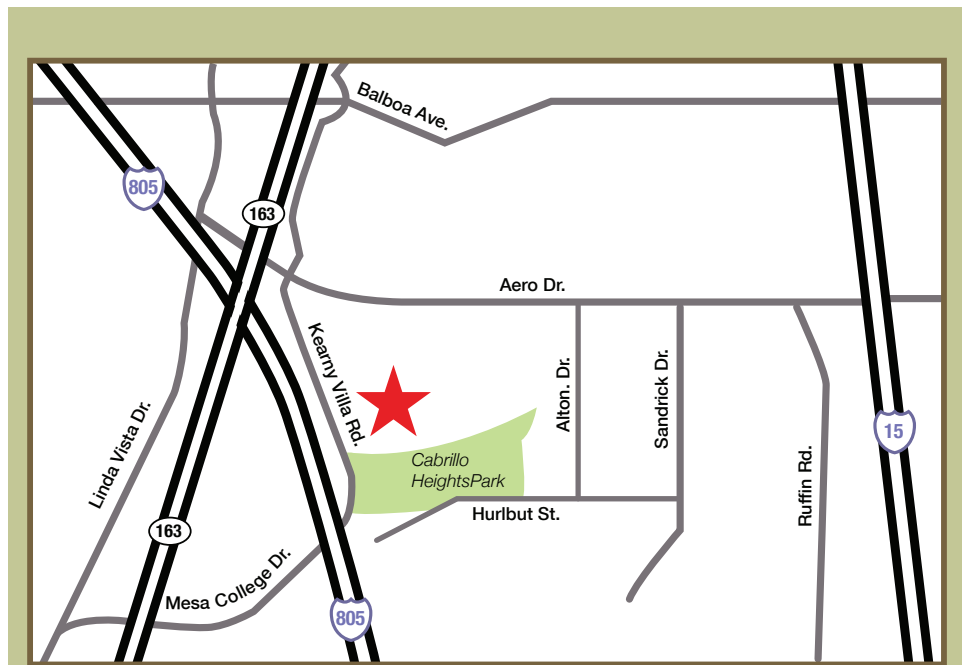


IDEAL LOCATION

At Mira Bella, you don't have to go far to enjoy everything San Diego has to offer. Mira Bella is located just minutes from the area's best shopping, dining and attractions, with easy access to all major freeways to reach La Jolla, Pacific Beach and downtown San Diego in no time. Stroll picturesque Mission Beach, enjoy world class shopping and dining at Fashion Valley, revel in the beauty of the San Diego skyline at Petco Park - no matter what you desire, Mira Bella is a central location for a lifestyle of endless possibilities.

There's no time like now to enjoy life at Mira Bella. With a short commute to just about everything including several top employers, your new home is in the middle of it all. A home where unparalleled style, community, convenience and service comes full circle.



RentMirabella.com
3455 Kearny Villa Road,
San Diego, CA 92123
858-560-5720



MIRA BELLA



DISTINCTIVE LIFESTYLE



IT'S NOT JUST WHERE YOU LIVE, IT'S HOW.

Welcome to Mira Bella - elevating San Diego apartment living from ordinary to extraordinary within a warm and welcoming village designed to evoke the old world essence of Tuscany. Here, life is a combination of community, convenience and style energized by the beauty and vibrancy of the surrounding San Diego area.

When selecting a new place to live, location can be everything - but at Mira Bella, it's certainly not the only thing. Mira Bella surrounds you in a playground that ensures every moment is filled with something to do. Explore your culinary prowess at our full indoor serving kitchen or at any one of our numerous outdoor grilling spaces. For days when stress is high, the yoga studio or salt-water pool can help you feel refreshed and invigorated. And if exercise is your thing, our fully-equipped, state-of-the-art Fitness Room is a perfect spot to work out to your favorite music. Residents can also enjoy The Lounge with its billiards area, multiple TVs, complimentary gift-wrapping station, Starbucks coffee and digital movie rental kiosk powered by Digiboo, or unwind by the fire pits in our open-air courtyards. A perfect way to enjoy the beautiful evenings.

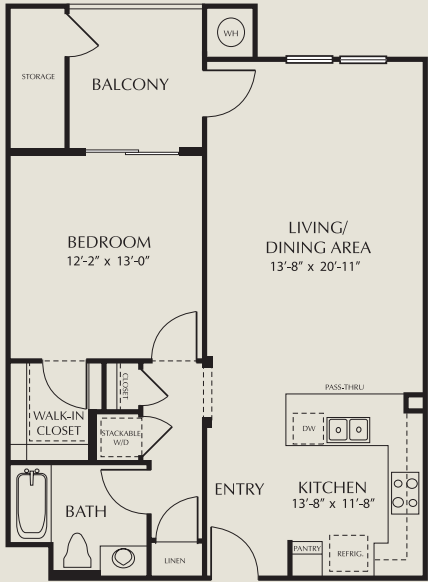
Using rich Mediterranean detailing inside and out, from finishes to landscapes, Mira Bella creates a distinctive lifestyle for its residents. All designed to make coming home, your ultimate destination.

COMMUNITY AMENITIES

- 2 Large Community Fire Pits
- 5 Open-Air Courtyards
- 7 Outdoor Grilling Areas
- Spacious Lounge with Billiards Table & TVs
- Digital Movie Rental Kiosk Powered by Digiboo
- Starbucks Coffee
- Complimentary Gift-Wrap Station
- Fitness Room with MATRIX Cardio, Strength Training & Accessories
- Private Yoga Studio
- Weekly Group Exercise Classes
- Salt Water Pool & Spa
- Pet & Walking Path
- Underground Garage
- Multiple Elevator Access
- Gated Community
- On-Site Maintenance
- On-Site Management
- Nightly Security Patrol
- Package Acceptance
- Smoke Free Community
- High Speed Wi-Fi Available
- Additional On-Site Storage Spaces Available
- Close Proximity to Tot Lot
- Direct Access to Cabrillo Heights Neighborhood Park

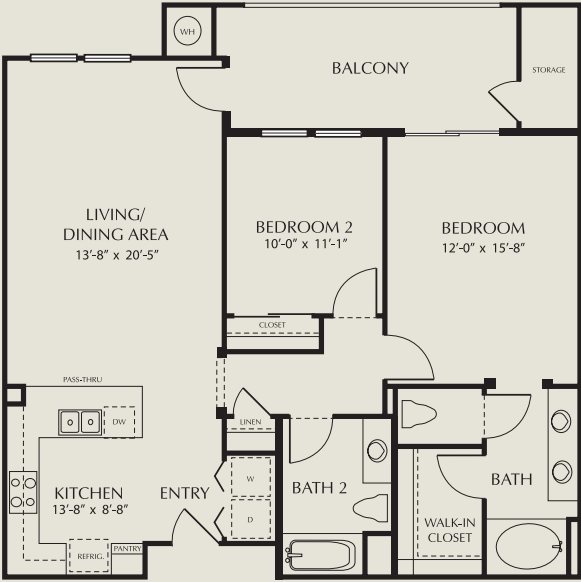
APARTMENT FEATURES

- Additional Patio Storage
- Central A/C & Heat
- Cable and Internet Ready
- Expansive Walk-In Closets
- Full Sized Washer & Dryer
- Window Coverings
- Custom Bathrooms with Granite Countertops
- Natural Stone Pendant Lighting
- Espresso Cabinetry
- Carpet and Hardwood-style Flooring
- Granite Kitchen Countertops
- Double Stainless Steel Kitchen Sinks
- Garbage Disposal
- Stainless Steel and Black Appliances with Energy Star Technology
- Private Oversized Patio with Ample Storage
- Mountain and Park Views Available



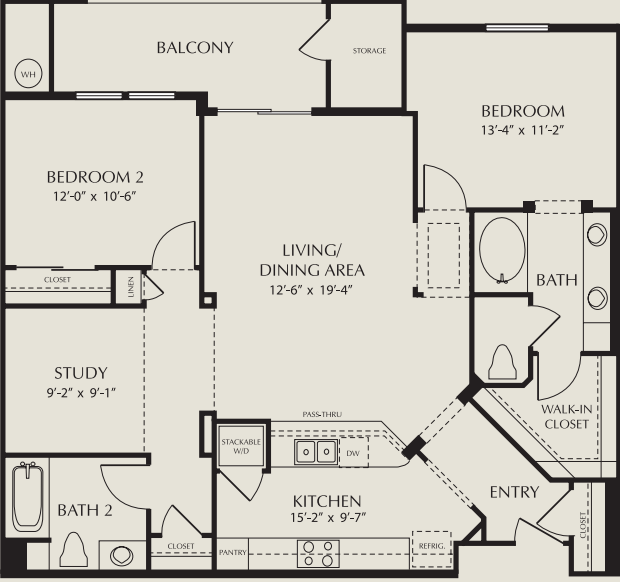
ALBA • 780 Sq. Ft.
One Bedroom / One Bath

\$ _____



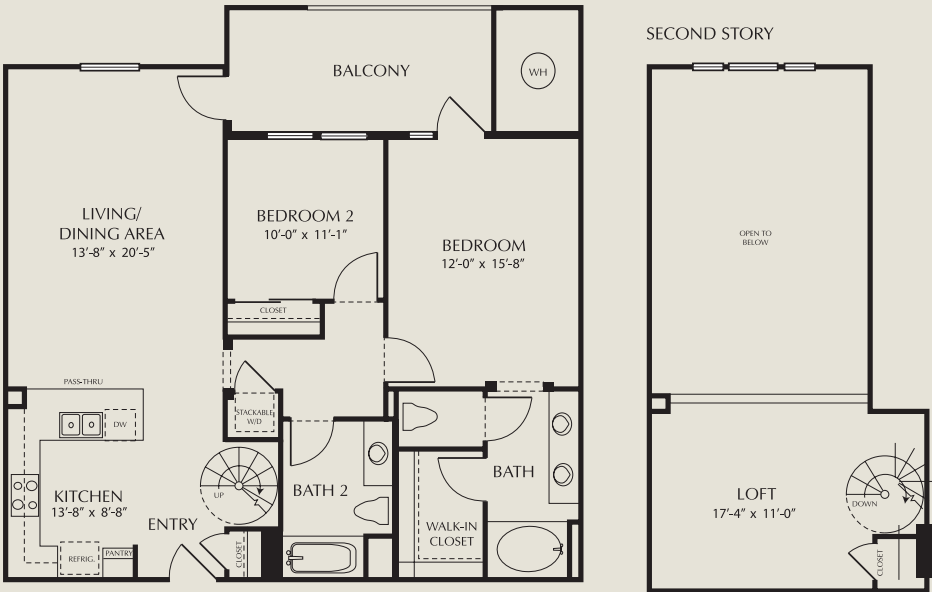
PRATO • 1059 Sq. Ft.
Two Bedroom / Two Bath

\$ _____



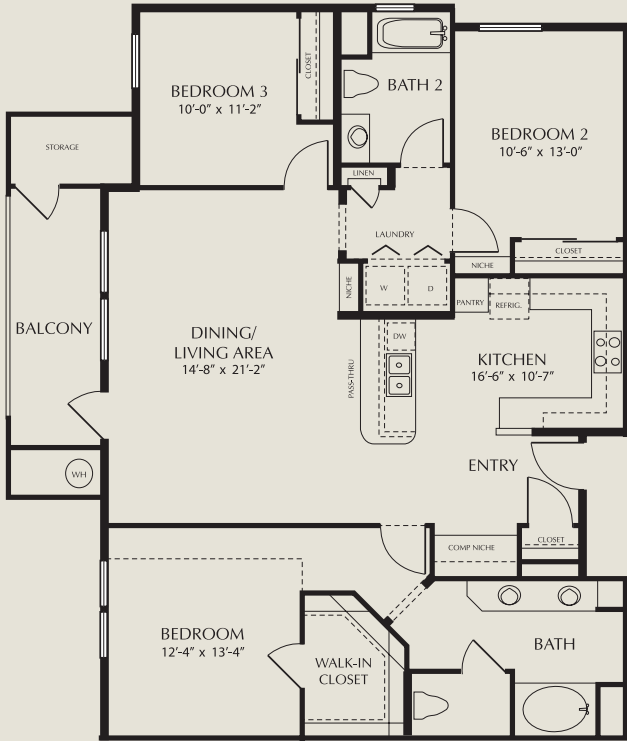
TRAMANTO • 1198 Sq. Ft.
Two Bedroom / Two Bath / Den

\$ _____



LAGO • 1261 Sq. Ft.
Two Bedroom / Two Bath

\$ _____

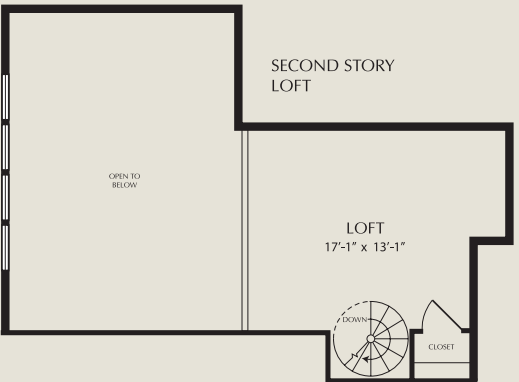
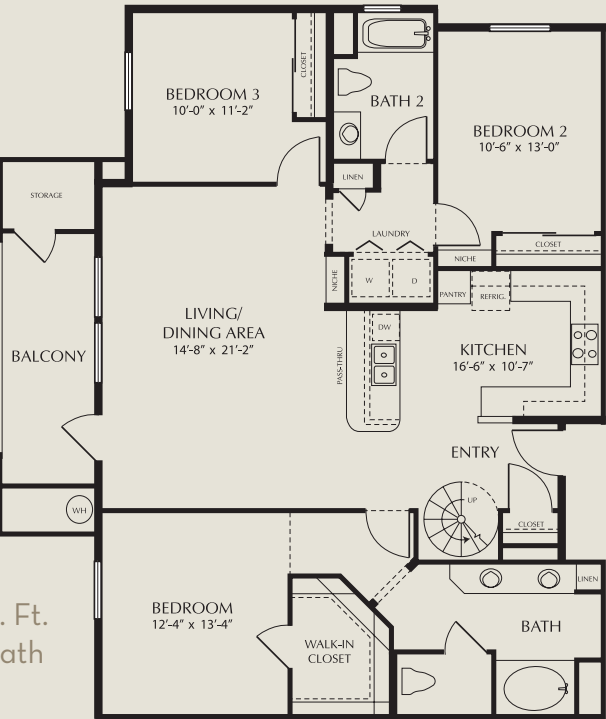


GIARDINO • 1,453 Sq. Ft.
Three Bedroom / Two Bath

\$ _____

MONTAGNA • 1662 Sq. Ft.
Three Bedroom / Two Bath

\$ _____



Prices change daily. Floor plans are not to scale. Dimensions and square footage may vary.

Date: _____	Deposit \$ _____	Other _____
Application Fee \$ _____	Pet Deposit/ Pet Rent \$ _____	Apartment # _____