



MISSION BREWERY
ICONIC CREATIVE OFFICE SPACE

Plaza



MISSION BREWERY

2120-2140 WASHINGTON ST & 1775-1785 HANCOCK ST, SAN DIEGO, CA 92021

Plaza



MISSION BREWERY
BUILT 1913
ARCHITECT RICHARD GRUNSER
RECONSTRUCTED 1980
FOYLE DEVELOPMENT COMPANY

Mission Brewery Plaza is a historic brewery building in the Middletown neighborhood of San Diego. The building was added to the National Register of Historic Places on July 6, 1989.

Built from 1912 to 1913, the brewery was the first in the U.S. to be designed in the Mission Revival style. The brewery was operated by the San Diego Consolidated Brewing Company, a group led by August F. Lang. Although the brewery was a short-lived venture, it was the first Mission Revival style brewery to have been built in America and is now the oldest surviving brewery structure in San Diego.

In 1987 the property was restored and converted into offices. Mission Brewery Plaza continues to serve office space offering an iconic and creative atmosphere.



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**"THE GREATEST OPPORTUNITIES
ARE NOT FOUND,
THEY ARE CREATED."**

Founded in 1978, Pacifica is a privately-owned real estate firm with operations that span the globe. While their holdings are diverse in kind and character, they remain true to a single principle: The greatest opportunities are not found, they are created.

Pacifica Companies has proudly owned, operated, and occupied Mission Brewery Plaza since 1995. With their commitment to the asset through steady and constant improvement to the property, they have transformed Mission Brewery Plaza into one of San Diego's most prestigious located creative office locations, while continuing to honor the history of one of San Diego's historic sites.

With Mission Brewery Plaza, they bring an authentic yet progressive approach to office environments where their customers live, work, and play.



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SAN DIEGO'S PREMIER OFFICE ENVIRONMENT!

Located just minutes from I-5, I-8, Downtown, and San Diego Airport, Mission Brewery Plaza is walking distance to plentiful retail and restaurants. Enjoy secure underground parking and the adjacent Trolley Line stop for hassle free parking and transportation options.



- **CONVENIENT LOCATION**
- **EFFICIENT:** Low Core factor 14% (2150) and 11% (1770)
- **FLEXIBLE:** 77,368 SF Project with suites from 465 SF to 14,393 SF to accommodate your needs
- **EASY:** 208 Covered and Gated On-Site Parking Spaces Parking Validation for guests, Abundant Public Parking.
- **UNIQUE:** The only Mission Revival Style building in San Diego offering an eclectic mix of Creative Office spaces.
- **CONNECTED:** Cox Cable, Fiber, and T1 Service Available
- **WELL SERVED:** 5 day per week Janitorial service provided
- **FUN:** On-site brewery and tasting room, walking distance to legendary local eateries, including Lucha Libre Taco Shop, Rubicon Deli, El Indio, and Shakespeare Pub and Gril and more!



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PACIFIC HIGHWAY

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FRONTAGE ROAD

WASHINGTON STREET TROLLEY



HANCOCK STREET

WASHINGTON STREET

HUXLEY SALON



ADJACENT TO INTERNATIONAL RESTAURANT ROW

SHAKESPEARE PUB

SAN DIEGO, CA



Wine Vault & Bistro



AND MORE.... !



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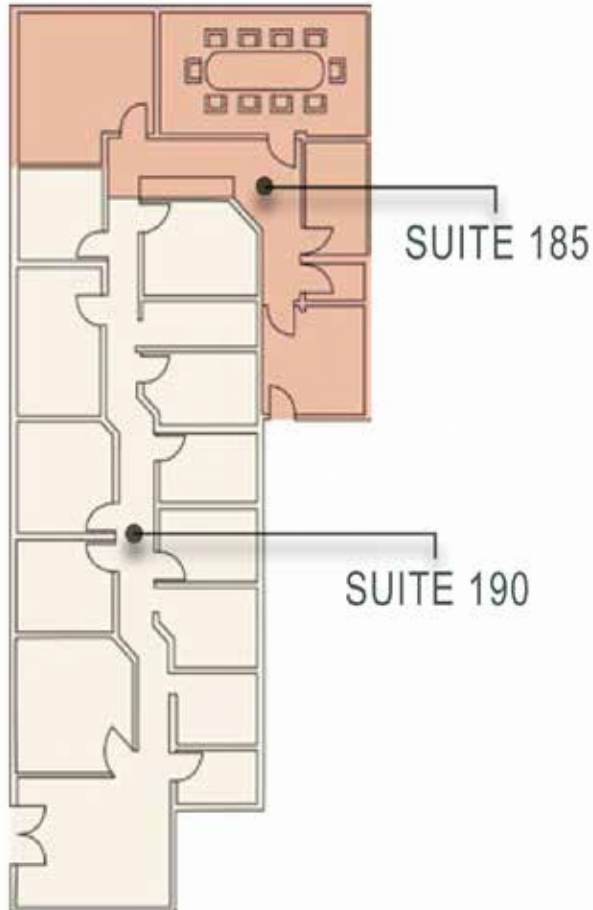
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1775 HANCOCK ST - SUITES 185 & 190



SUITE DETAILS

- Available Now
- 3,528 SF Divisible to 1,207 SF
- Lease Rate: Negotiable
- Suite 185: 1,207 SF
- Suite 190: 2,321 SF



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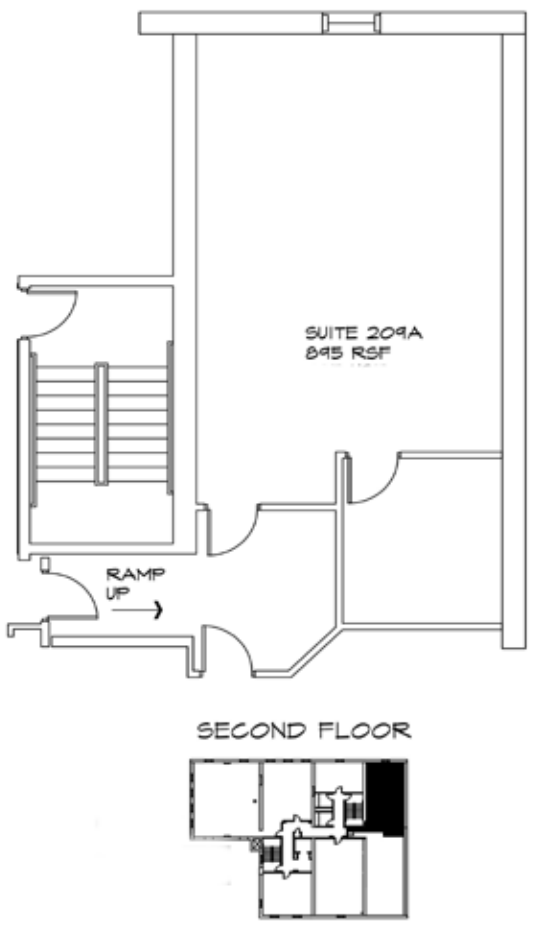
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2150 WASHINGTON ST - SUITES 209-A & 209-B

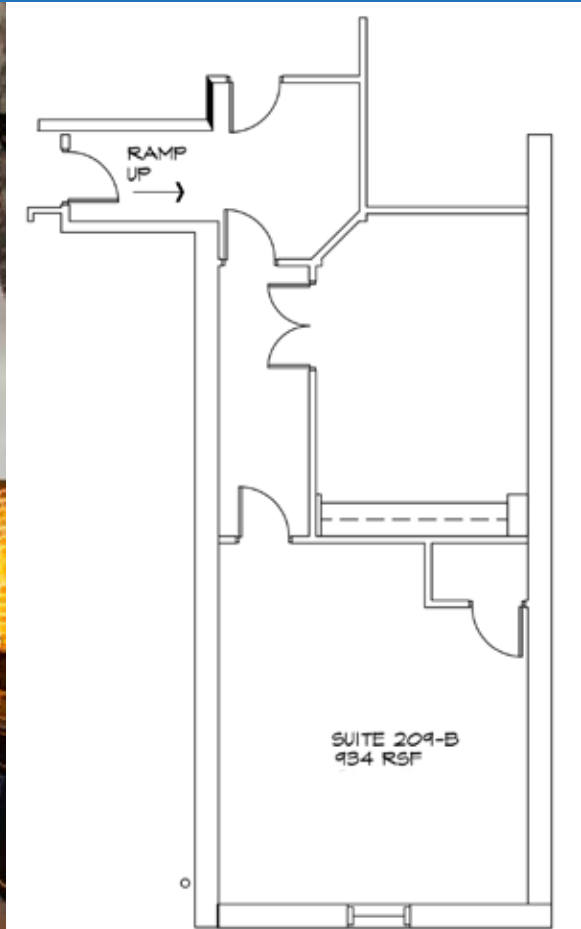


SUITE DETAILS

- **Suite 209-A: 895 RSF**
- **Open Space With 1 Private Office**
- **Lease Rate: Negotiable**

- **Suite 209-B: 934 RSF**
- **Open Space With 1 Private Office**
- **Lease Rate: Negotiable**

**Suites Are Potentially Contiguous
For 1,829 RSF**



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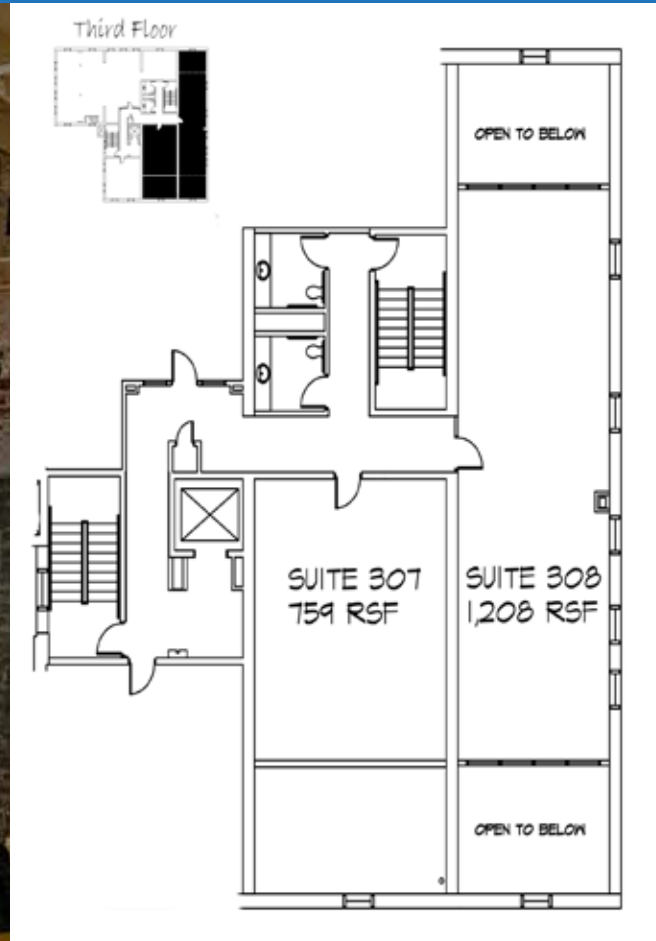
2150 WASHINGTON ST - SUITES 307 & 308

SUITE DETAILS

- **Suite 307: 759 RSF**
- **Open Space**
- **Lease Rate: Negotiable**

- **Suite 308: 1,208 RSF**
- **Open Space With Loft**
- **Lease Rate: Negotiable**

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