

Comerica Bank

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955

935

BEER BANK

Downtown San Diego

935 J

STREET

2nd Generation Restaurant Available

Adjacent To Petco Park

935 J  
STREET

nk

AVAILABLE

935

BEER  
BANK

WHIP  
HAND

RI

## PROPERTY HIGHLIGHTS

### PRIME RETAIL SPACE

*serving 46,087 Downtown residents*

*Building top signage visible from PetCo Park*

**WORTH \$200,000/YEAR**

*Located en route from parking to entrance to*

### PADRES BASEBALL STADIUM

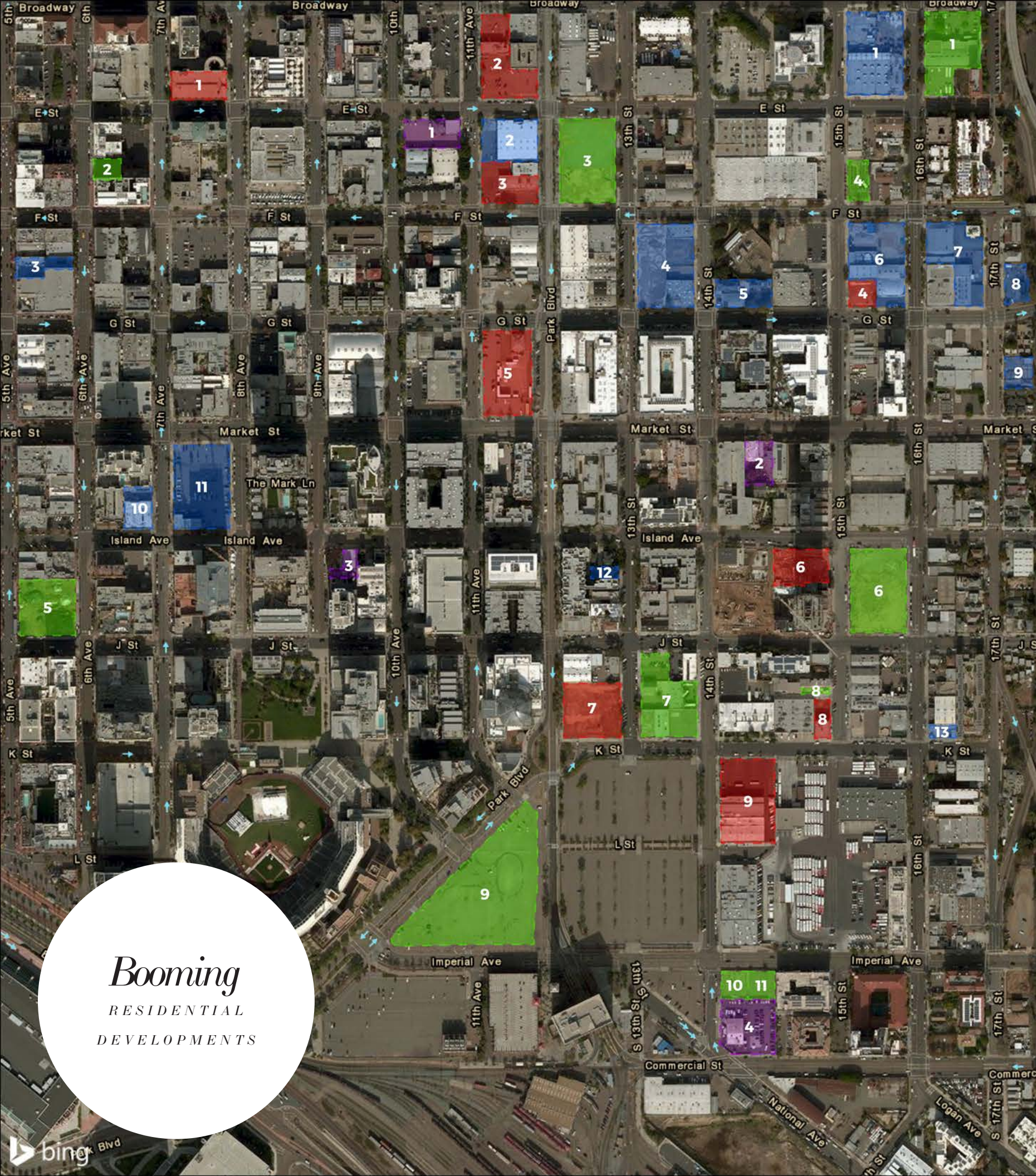
*which has an annual attendance of 2 million*

**10,620**

*new residential units built within walking distance*

*Corner location in Downtown San Diego's*

**MOST COVETED OFFICE BUILDING**



*Booming*  
RESIDENTIAL  
DEVELOPMENTS

**RECENTLY COMPLETED (2016-2019)**

- 1. BROADSTONE MAKERS QUARTER 269 apts | 5,100 sf retail
- 2. MOXY HOTEL 126 rooms
- 3. IDEA 1 292 apts | 10,000 sf retail
- 4. MAKERS QUARTER BLOCK D 44,000 sf office | 9,000 sf retail
- 5. PENDRY HOTEL 317 rooms | 5,000 retail
- 6. SHIFT 368 apts | 18,000 sf retail
- 7. ALEXAN SAN DIEGO 313 apts | 1,000 sf retail
- 8. MITRA 10 apts
- 9. PARK 12 745 apts | 55,000 sf retail
- 10. AIRBORNE SAN DIEGO 21K indoor sky diving facility
- 11. CYPRESS 63 units

**UNDER CONSTRUCTION**

- 1. 625 BROADWAY 231 apts
- 2. 11TH & BROADWAY 657 apts | 11,000 sf retail
- 3. F11 99 apts | 3,000 retail
- 4. THE LINK (15TH & G) 28 apts | 2,907 sf retail
- 5. PARK + MARKET 512 apts | 21,000 sf retail | 50,000 sf office
- 6. PINNACLE AT THE PARK - PHASE 2 476 apts | 9,000 sf retail
- 7. 330 13TH STREET 208 apts | 5,000 sf retail
- 8. NOOK EAST VILLAGE 181 apts | 2,000 sf retail
- 9. MODERA SAN DIEGO 383 apts

**PIPELINE**

- 1. JEFFERSON MAKERS QUARTER 387 apts
- 2. PINNACLE 11TH & E 462 apts | 5,326 sf retail
- 3. AC HOTEL 147 rooms | 1,200 sf retail
- 4. EAST VILLAGE GREEN PARKING (PH 1) 180-space parking garage
- 5. EAST VILLAGE GREEN PHASE 1 Public park
- 6. BLOCK F MAKERS QUARTER 405 apts | 19,695 sf retail | 48,518 office
- 7. LUCIA NEL CIELO 424 apts | 3,000 sf retail
- 8. 17TH & G 174 apts
- 9. GASLAMP BREWING COMPANY Brew pub expansion
- 10. 7TH & ISLAND HOTEL 324 rooms
- 11. 7TH & MARKET 159 apts | 59 condos | 153 rms | 39k sf ret | 155k ofc
- 12. EZABELLE 54 apts | 2,000 sf office
- 13. CREATIVO 13 apts | 1,000 sf retail | 2,000 office

**UNDER REVIEW**

- 1. 10TH & E 381 apts
- 2. BAHIA VIEW 101 condos | 6,600 sf retail
- 3. EV 9TH & ISLAND 132 rooms
- 4. 14TH & COMMERCIAL 810 apts | 4,930 sf retail

SELECT LIST OF TENANTS IN THE AREA

NEARBY OFFICE TENANTS:

- In Building*
- Houzz*
- Red Door Interactive*
- Mirum Agency*
- Fashion Institute Of Design & Merchandising*
- Cbre*
- Fox Sports*
- Comerica Bank*

NEARBY:

- Padres*
- Blvr Agency*
- 50/50 Agency*
- Meads Durkel Agency*
- Sempra Energy*
- Ucsd Extension Campus*
- Union Co-Working*

NOTABLE RESTAURANTS IN EAST VILLAGE:





Approximate Number of Employees at Diamondview - 1,400  
 Approximate Number of Members at Fit Gym - 4,000

