

East Village Office Space for Lease

633 9th Avenue, Suite 100, San Diego, CA 92101

Emmett Cahill
Lic #02033604
619.243.8457
ecahill@qfcre.com

Peter Wright
Lic # 01846272
619.318.2139
pwright@qfcre.com



The information contained here has been obtained from sources considered to be reliable, but no guarantee of its accuracy is made by this company. In addition, no representation is made respecting zoning, condition of title, dimensions or any matters of a legal or environmental nature. Such matters should be referred to legal counsel for determination. Terms and conditions are subject to change without prior notice. Subject to errors and omissions.

PROPERTY SUMMARY



LEASE RATE

Base Rent- Suite 100 \$1.95 psf + NNN (\$.20)
Base Rent- Suite 200 \$1.95 psf + NNN (\$.20)

SPACE HIGHLIGHTS - SUITE 100

+/- 4,000 SF
Mezzanine
Exposed Brick Walls, Wood Flooring
2 Conference Rooms, Large Break room
4 offices, Bull pen area
Private men's and women's restrooms
Great natural light, operable windows
Roll up door with outside lounge area
Two entry ways, 24/7 access

SPACE HIGHLIGHTS - SUITE 200

+/- 1,500 SF
Second Floor Office Space
Fits 4-12 people
Two (2) Private Offices
Mostly Open Floor Plan Layout
Kitchen
Shower Facilities
Central Air Conditioning
Abundant Natural Light

LOCATION HIGHLIGHTS

Fantastic East Village location
Walking distance to local shops, restaurants and entertainment
Proximate to SR-163, I-94 and I-5 Freeways
Five (5) blocks to Downtown Core
Close to public transportation

The information contained here has been obtained from sources considered to be reliable, but no guarantee of its accuracy is made by this company. In addition, no representation is made respecting zoning, condition of title, dimensions or any matters of a legal or environmental nature. Such matters should be referred to legal counsel for determination. Terms and conditions are subject to change without prior notice. Subject to errors and omissions.

PHOTOS - SUITE 100



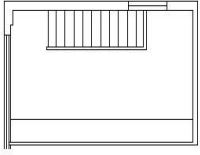
The information contained here has been obtained from sources considered to be reliable, but no guarantee of its accuracy is made by this company. In addition, no representation is made respecting zoning, condition of title, dimensions or any matters of a legal or environmental nature. Such matters should be referred to legal counsel for determination. Terms and conditions are subject to change without prior notice. Subject to errors and omissions.

PHOTOS - SUITE 200

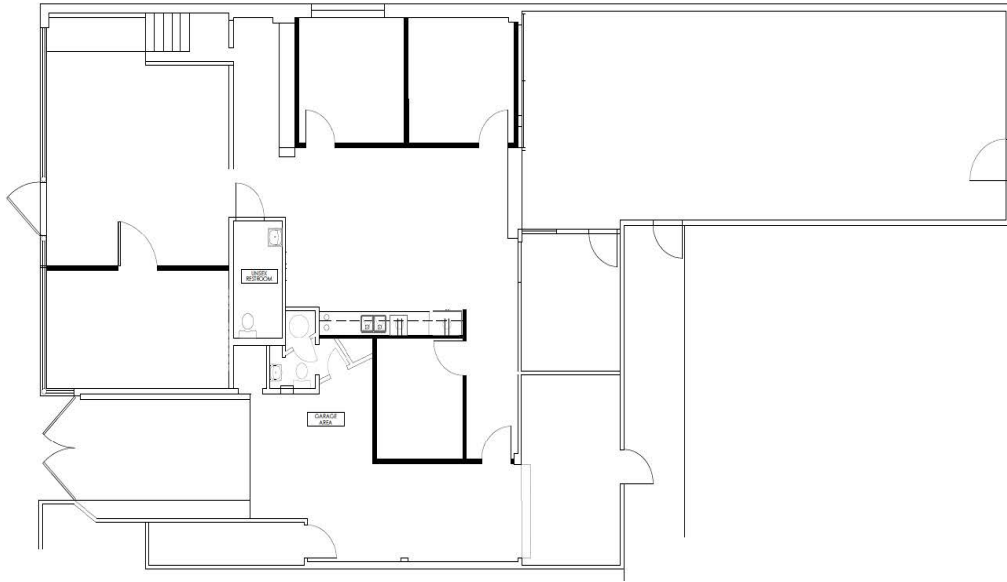


The information contained here has been obtained from sources considered to be reliable, but no guarantee of its accuracy is made by this company. In addition, no representation is made respecting zoning, condition of title, dimensions or any matters of a legal or environmental nature. Such matters should be referred to legal counsel for determination. Terms and conditions are subject to change without prior notice. Subject to errors and omissions.

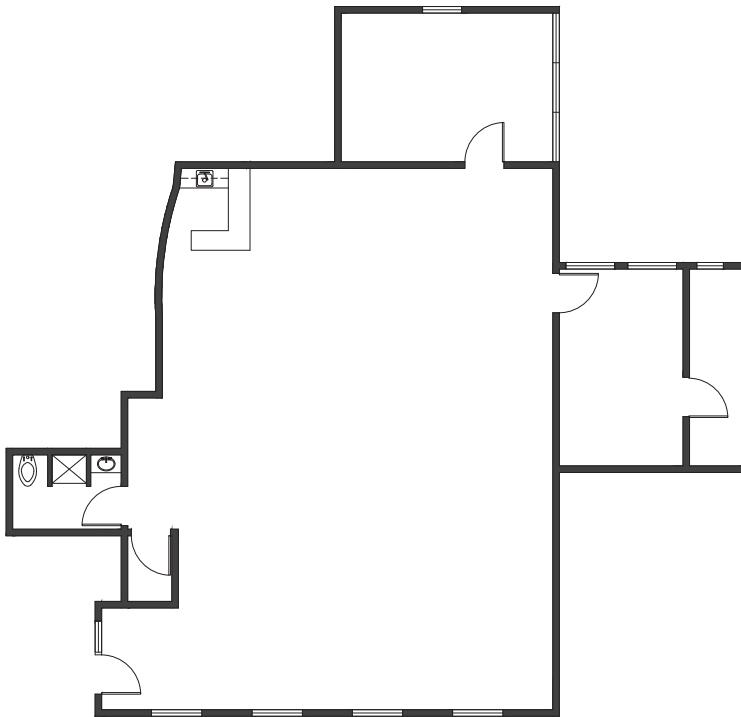
LAYOUT



FURNITURE & POWER PLAN - UPPER LOFT SPACE
1/4" = 1'-0"



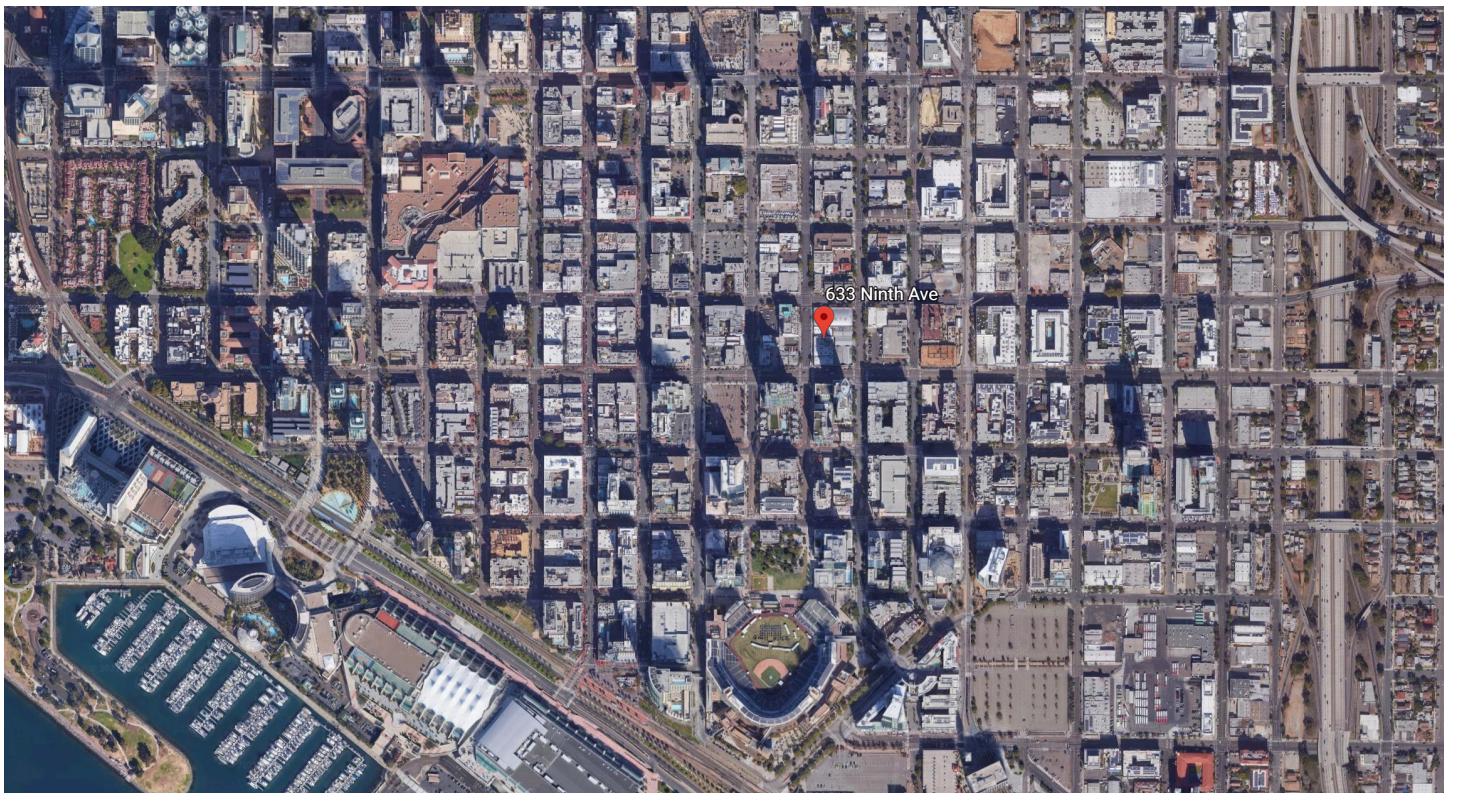
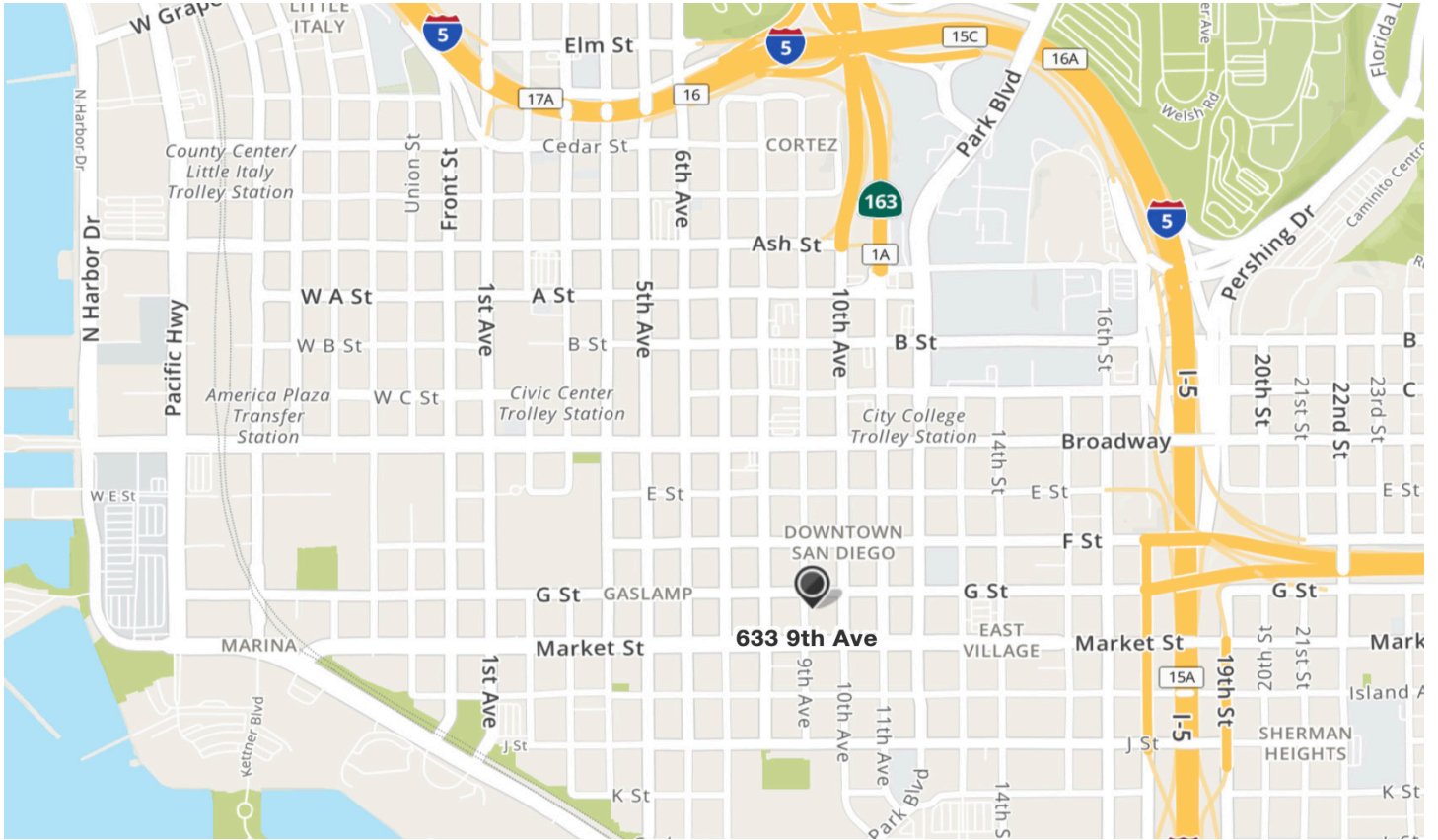
SUITE 100



SUITE 200

The information contained here has been obtained from sources considered to be reliable, but no guarantee of its accuracy is made by this company. In addition, no representation is made respecting zoning, condition of title, dimensions or any matters of a legal or environmental nature. Such matters should be referred to legal counsel for determination. Terms and conditions are subject to change without prior notice. Subject to errors and omissions.

LOCATION



The information contained here has been obtained from sources considered to be reliable, but no guarantee of its accuracy is made by this company. In addition, no representation is made respecting zoning, condition of title, dimensions or any matters of a legal or environmental nature. Such matters should be referred to legal counsel for determination. Terms and conditions are subject to change without prior notice. Subject to errors and omissions.

CONTACT INFORMATION



CONTACT INFORMATION

QFC Real Estate
1495 Pacific Highway, Suite 450
San Diego, CA 92101
619.243.8454
<https://qfcre.com/>

Emmett Cahill
QFC Real Estate
ecahill@qfcre.com
619-243-8470
DRE #020336045

Peter Wright
QFC Real Estate
pwright@qfcre.com
619.318.2139
Lic # 01846272

The information contained here has been obtained from sources considered to be reliable, but no guarantee of its accuracy is made by this company. In addition, no representation is made respecting zoning, condition of title, dimensions or any matters of a legal or environmental nature. Such matters should be referred to legal counsel for determination. Terms and conditions are subject to change without prior notice. Subject to errors and omissions.