

±15,196 SF SCHOOL SPACE FOR LEASE

2111 CAMINO DEL RIO S, SAN DIEGO, CA



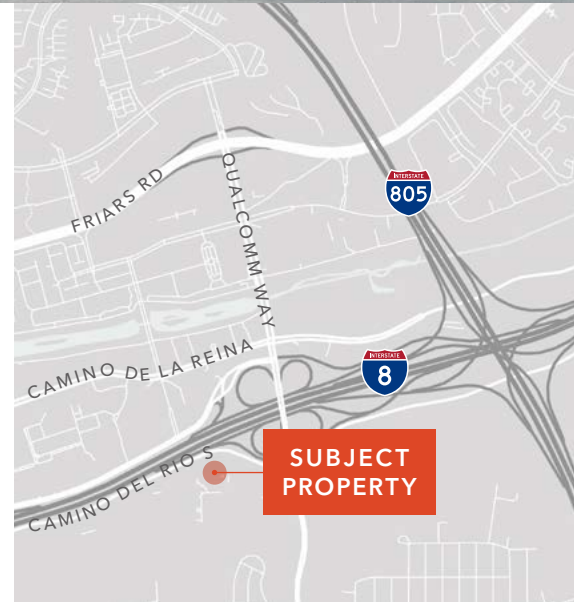
The Offering

First United Methodist Church of San Diego is offering the opportunity to lease school space within its church campus. The offering provides exclusive use during traditional school days and hours. Several classrooms, offices, assembly hall, kitchen, and large on-site parking lot. This space is suitable for a wide variety of educational users, such as private, charter, or home-school groups, as well as non-profits and similar community organizations. **No Preschools.**

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 **Kidder Mathews**

SCHOOL SPACE FOR LEASE

PROPERTY HIGHLIGHTS

PREMISES:	±15,196 SF, 12 classrooms, offices, kitchen, assembly hall, and elevator
UTILITIES:	Tenant to pay its share of sewer, water, gas, electric, and trash
PARKING:	Large on-site parking lot
RESTROOMS:	4 Restrooms total: 2 on each level (2 stalls each)
APPROVALS:	A Conditional Use Permit is likely needed (verify with city)
SHARED VS. EXCLUSIVE:	Landlord requires shared use of the first floor spaces
NON-PROFIT VS. FOR-PROFIT:	Non-profit is preferred; Landlord will consider for-profit (Tenant to be responsible for any increase in property taxes)
LEASE RATE:	\$2.50 PSF MG



FOR LEASING INFORMATION PLEASE CONTACT

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FIRST FLOOR PLAN



LEGEND

- Shared Space
- Common Areas
- Not Available

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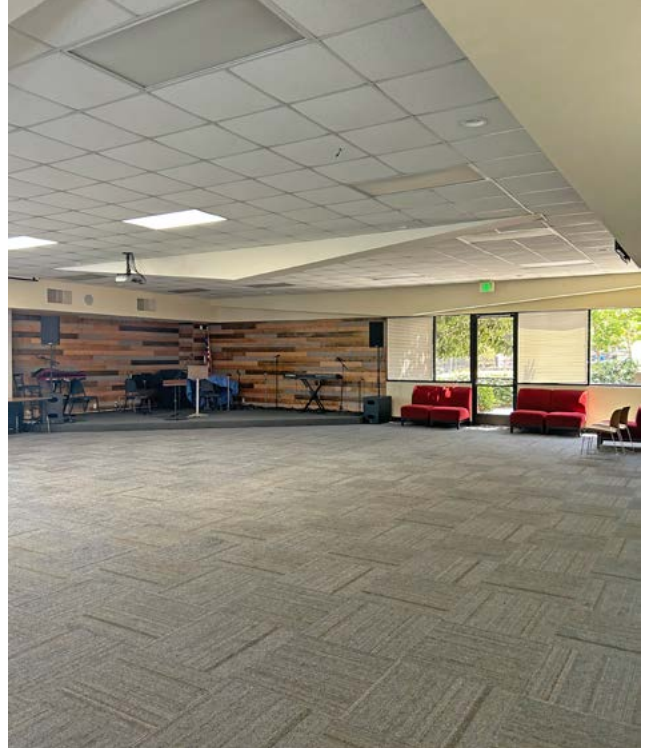
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