

EDUCATIONAL

OFFICE

WORSHIP/ASSEMBLY

PACIFIC BEACH

RELIGIOUS/EDUCATIONAL/OFFICE SPACE FOR LEASE

1675 GARNET AVENUE | SAN DIEGO, CA 92109



PROPERTY HIGHLIGHTS

EDUCATIONAL 16,000± SF free-standing educational building with 15± classrooms and supporting areas to include: chapel, assembly area with stage, meeting room and office space. Outdoor space includes covered playground and enclosed patio. Available to lease Monday-Friday 8AM-5PM

RELIGIOUS Sanctuary available for lease for meeting/assembly on Saturday evenings or Sunday afternoons. Large upstairs room also available for smaller groups.

OFFICE 1,500± SF free-standing office/service building which was previously used as a food pantry. Available for exclusive use.

PROPERTY DETAILS

ADDRESS	1675 Garnet Avenue San Diego, CA 92109
USES	Religious/Educational/Office
PARKING	40± Paved Spaces (Shared with Church)
APN	424-011-18-00
PRICING	Contact Broker

Notes: Do not disturb owners, contact broker to discuss intended use before scheduling a tour. Owner is a non-profit 501 (c3) and exempt from property taxes. For-profit entities seeking to occupy may be assessed additional property taxes.

FOR MORE INFORMATION, PLEASE CONTACT:

CHRIS BURY | 949.939.6238
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Chris.Bury@foundrycommercial.com
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EDUCATIONAL BUILDING PHOTOS



ASSEMBLY AREA



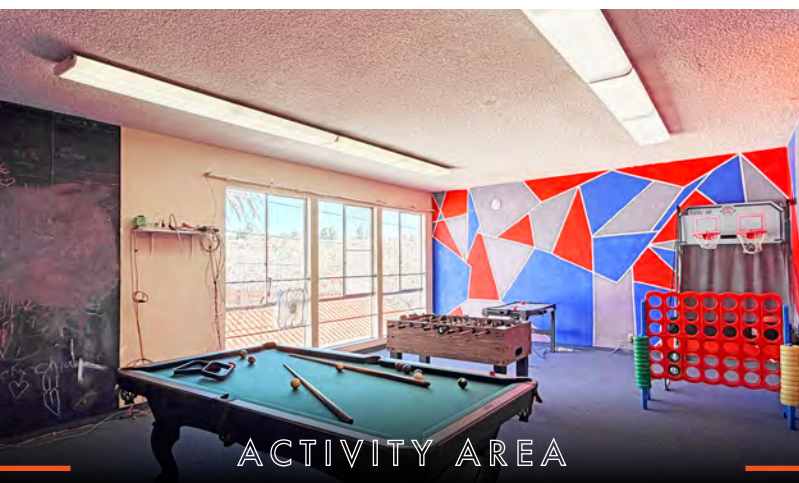
KITCHEN



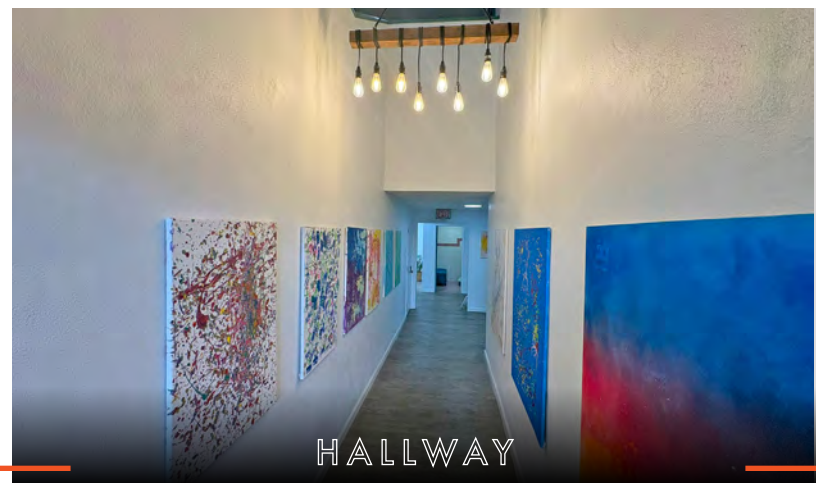
MEETING ROOM



PATIO



ACTIVITY AREA



HALLWAY

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EDUCATIONAL BUILDING PHOTOS



CLASSROOM



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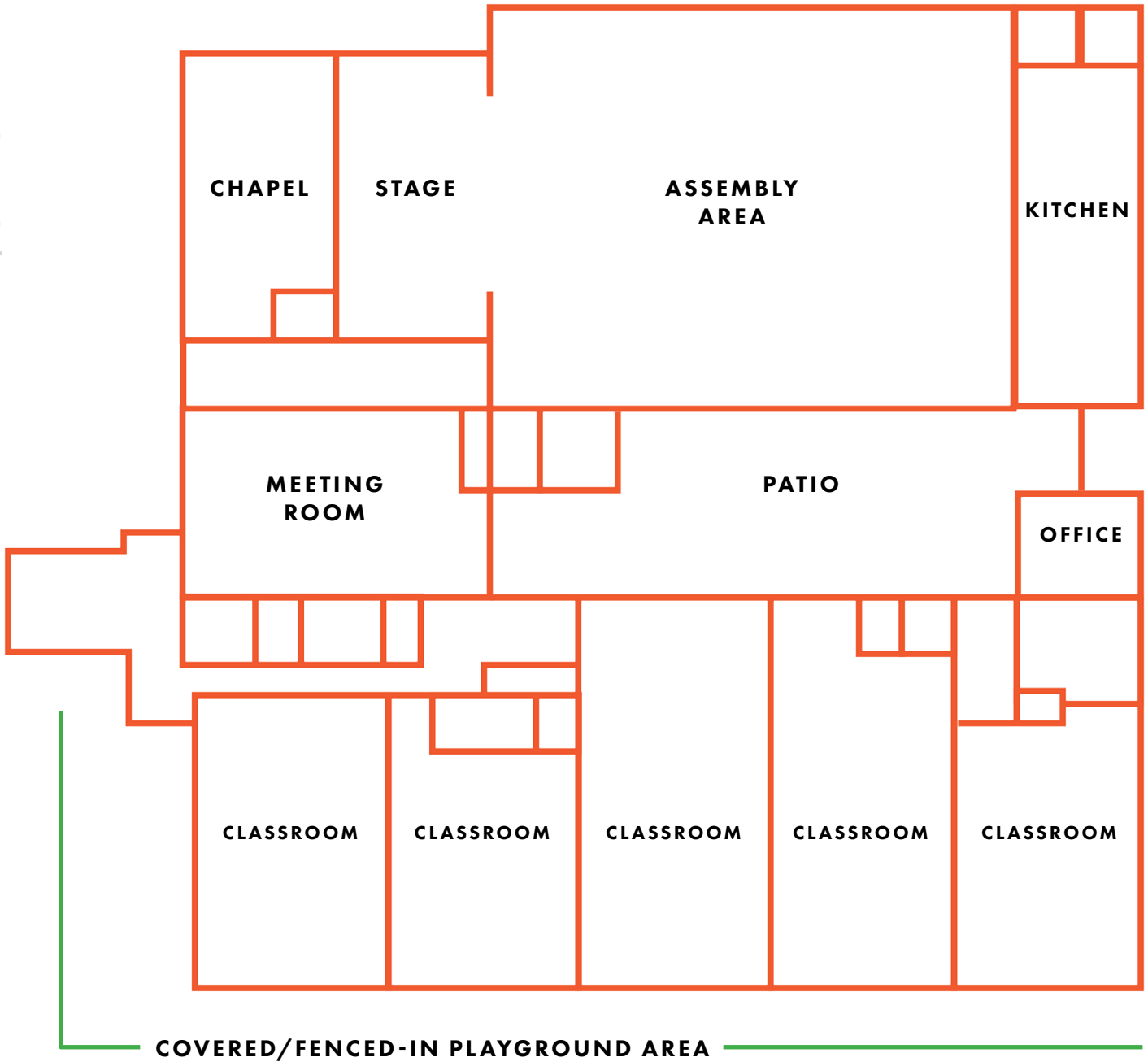
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FIRST FLOOR LAYOUT EDUCATION BUILDING

PARKING LOT

FRONT OF BUILDING



NOT DRAWN TO SCALE

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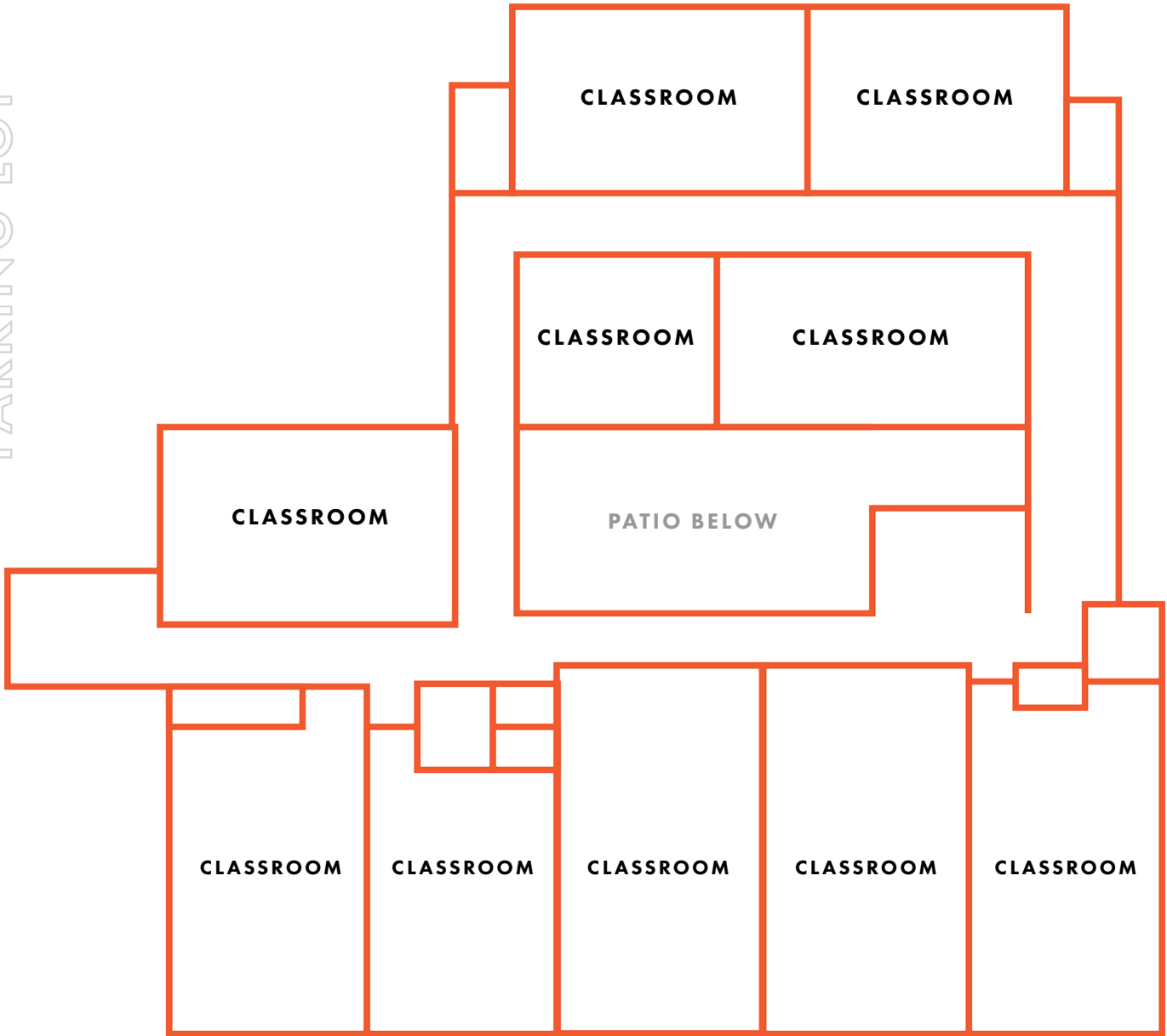
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SECOND FLOOR LAYOUT EDUCATIONAL BUILDING

PARKING LOT



FRONT OF BUILDING

NOT DRAWN TO SCALE

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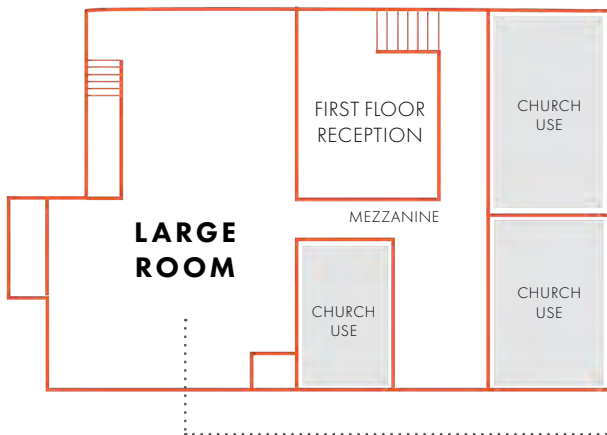
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RELIGIOUS/ASSEMBLY SPACE



In addition to the sanctuary being available for lease in the church building, there is also a large room upstairs that is available for smaller groups.

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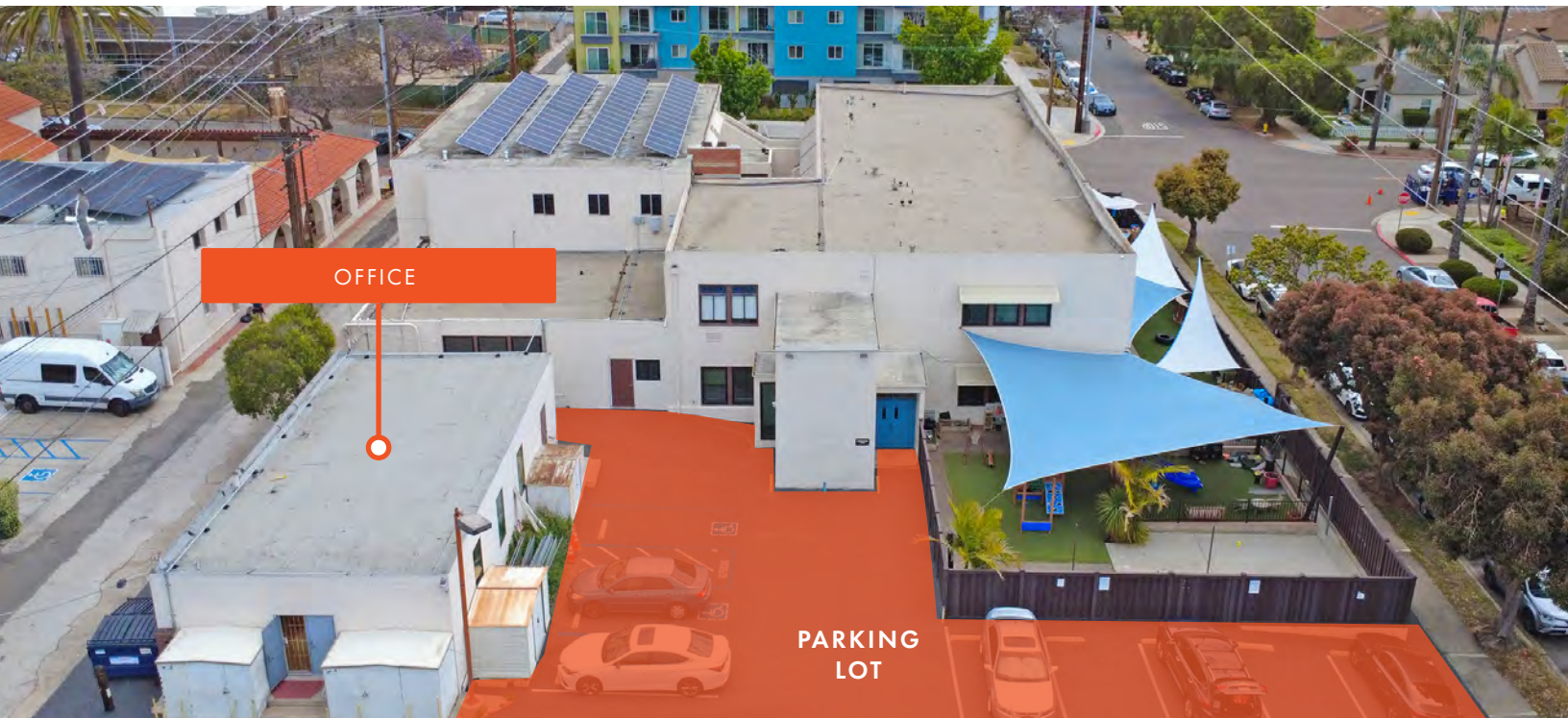
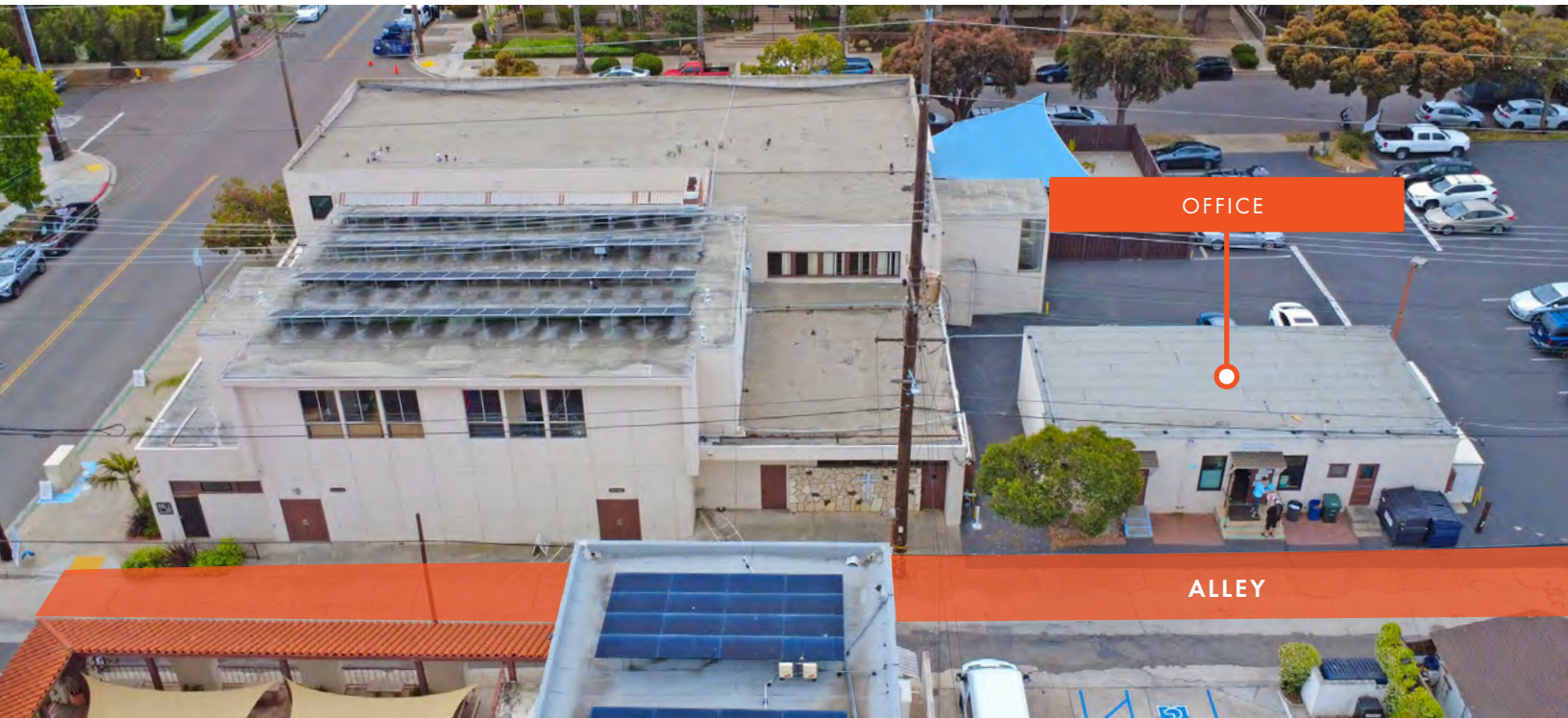
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OFFICE/SERVICE BUILDING



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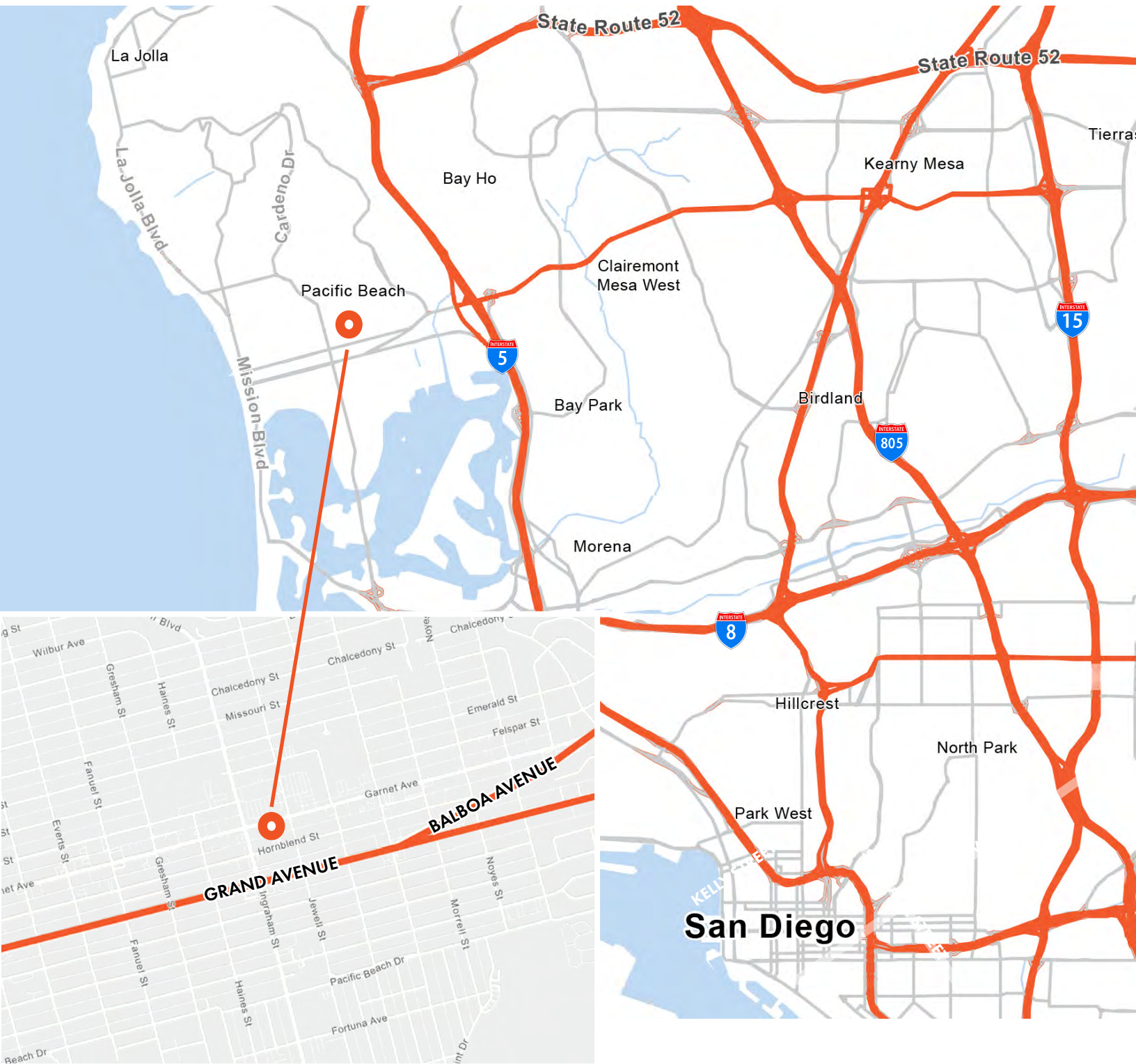
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LOCATION



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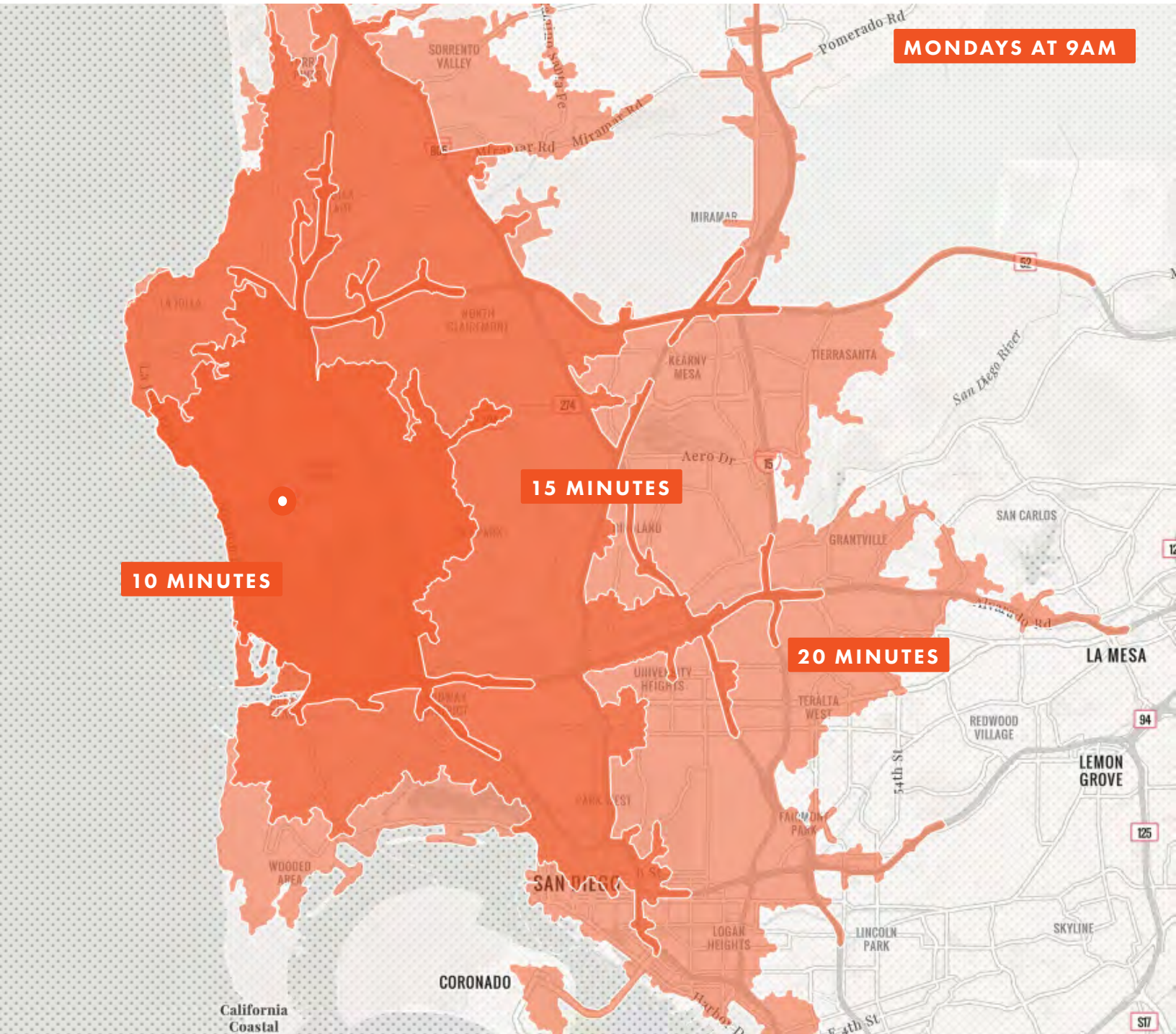
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APPROXIMATE DRIVE TIMES TO FACILITY



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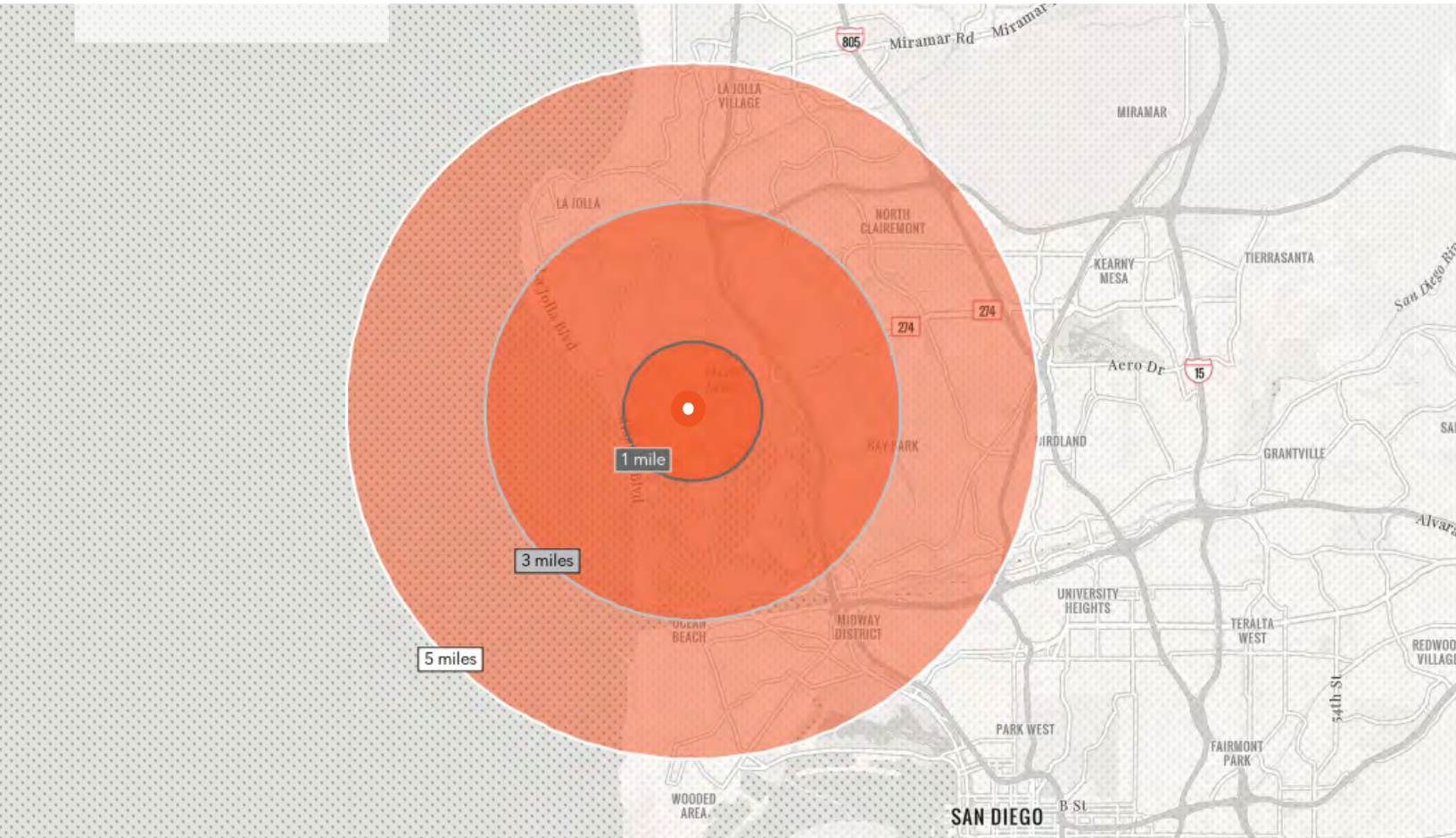
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DEMOGRAPHICS



1 MILE RADIUS

	31,080 ESTIMATED POPULATION 2025
	34.7 MEDIAN AGE
	\$1.2 M MEDIAN HOME VALUE 2025
	8,905 TOTAL EMPLOYEES
	\$161,467 AVG HOUSEHOLD INCOME

3 MILE RADIUS

	96,331 ESTIMATED POPULATION 2025
	40.2 MEDIAN AGE
	\$1.42 M MEDIAN HOME VALUE 2025
	34,676 TOTAL EMPLOYEES
	\$187,105 AVG HOUSEHOLD INCOME

5 MILE RADIUS

	298,236 ESTIMATED POPULATION 2025
	39.0 MEDIAN AGE
	\$1.24 M MEDIAN HOME VALUE 2025
	131,857 TOTAL EMPLOYEES
	\$166,435 AVG HOUSEHOLD INCOME

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