

1350

Columbia Street

SAN DIEGO, CA 92101

metrowork Building
Professional Office for Lease



SHIRLEY KANAMU, Senior Broker Associate | D: (619) 787-6374 | Shirley@PacificCoastCommercial.com | Lic. 01268281

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PACIFIC COAST
COMMERCIAL
SALES - MANAGEMENT - LEASING

TCN
WORLDWIDE
REAL ESTATE SERVICES

01



PROPERTY FEATURES



Suite 503: Approx. 2,752 Professional Office
Lease Rate: \$2.45/SF - MG



Secure Building Access



5 Adjacent / Exclusive Parking Spaces Available
Directly Across the Street @ \$100/Month/Space



Located in the Columbia Court district of Downtown
San Diego



Walkable to all of Downtown – City Hall, San Diego
County & Federal Courts, County Administration
Building, Financial District, Downtown Waterfront,
Gaslamp District



Minutes from Extensive Retail Amenities for
Dining, Shopping & Nightlife



Close Proximity to Public Transportation –
Amtrak, Coaster, Trolley, & Bus Stations



Easy Access to I-5 and Hwy 163 Freeways



Zoned CCPD-CORE: Centre City Planned District:
CORE - (C)



Highest & Best Use: Professional Offices, Personal
Services, Instructional Studio, Business Support,
Financial Institutions, & More

02

FLOOR PLAN



2,752 SF Turn-Key Professional Office with Furniture



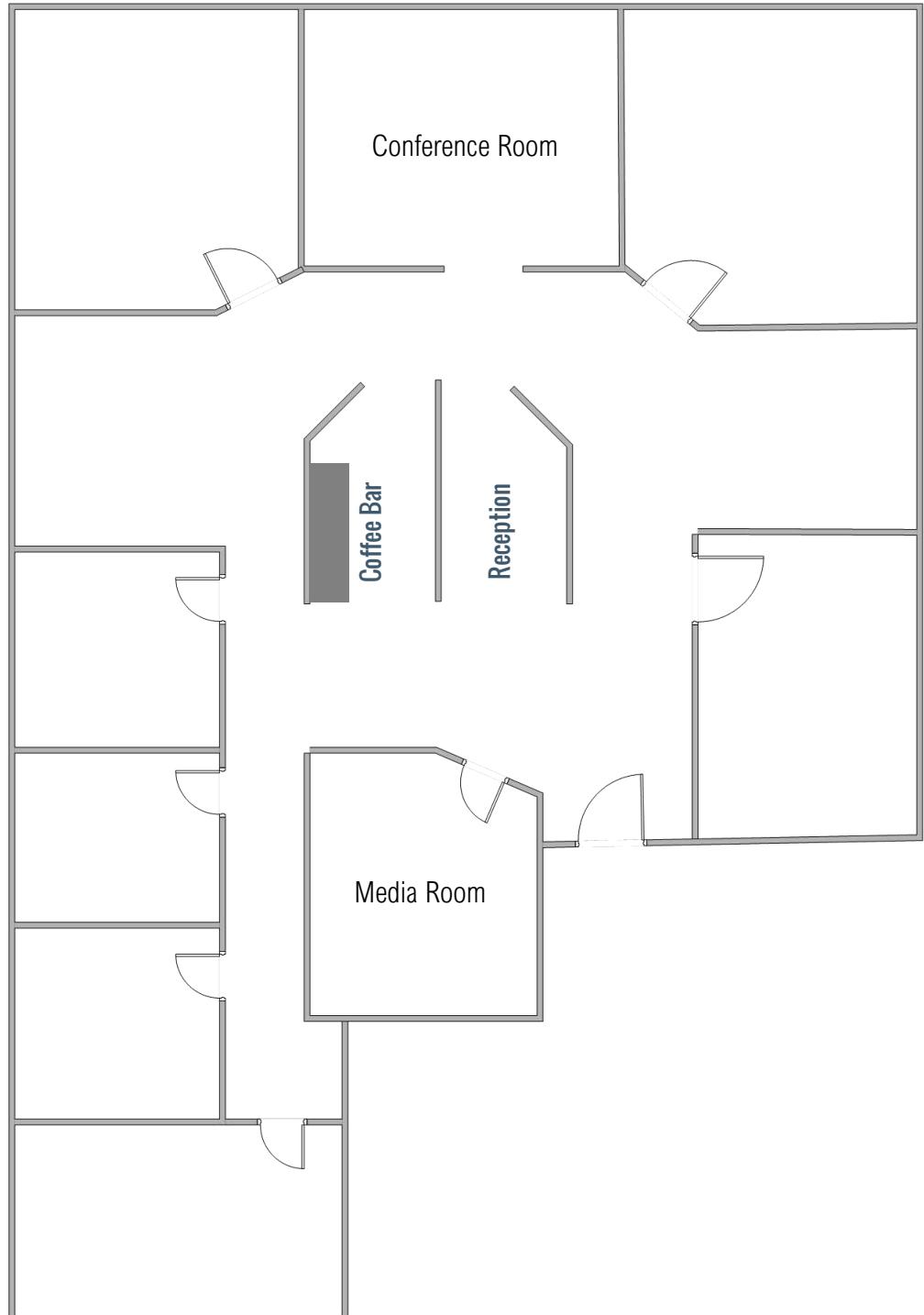
\$2.45/SF - MG



Conference Room, Media Room, 9 Private Offices, Reception, & Coffee Bar



Floor to Ceiling Windows with Downtown Views



03

PHOTOS



CHULA VISTA

04

LOCATION AERIAL



1350
COLUMBIA ST



CORONADO

SANTA FE
DEPOT



IRONSIDE



usbank

INTERSTATE
5

COLUMBIA STREET



INDIA STREET

KETTNER STREET

CAFÉ GRATITUDE

Residence
Inn®
Marriott

PACIFIC HIGHWAY



NORTH HARBOR DRIVE

W GRAPE STREET



05

20 MINUTES

15 MINUTES

10 MINUTES

1350
COLUMBIA ST

DRIVE TIMES

8

MINUTES

San Diego Intl. Airport

14

MINUTES

Chula Vista

14

MINUTES

Mission Valley

30

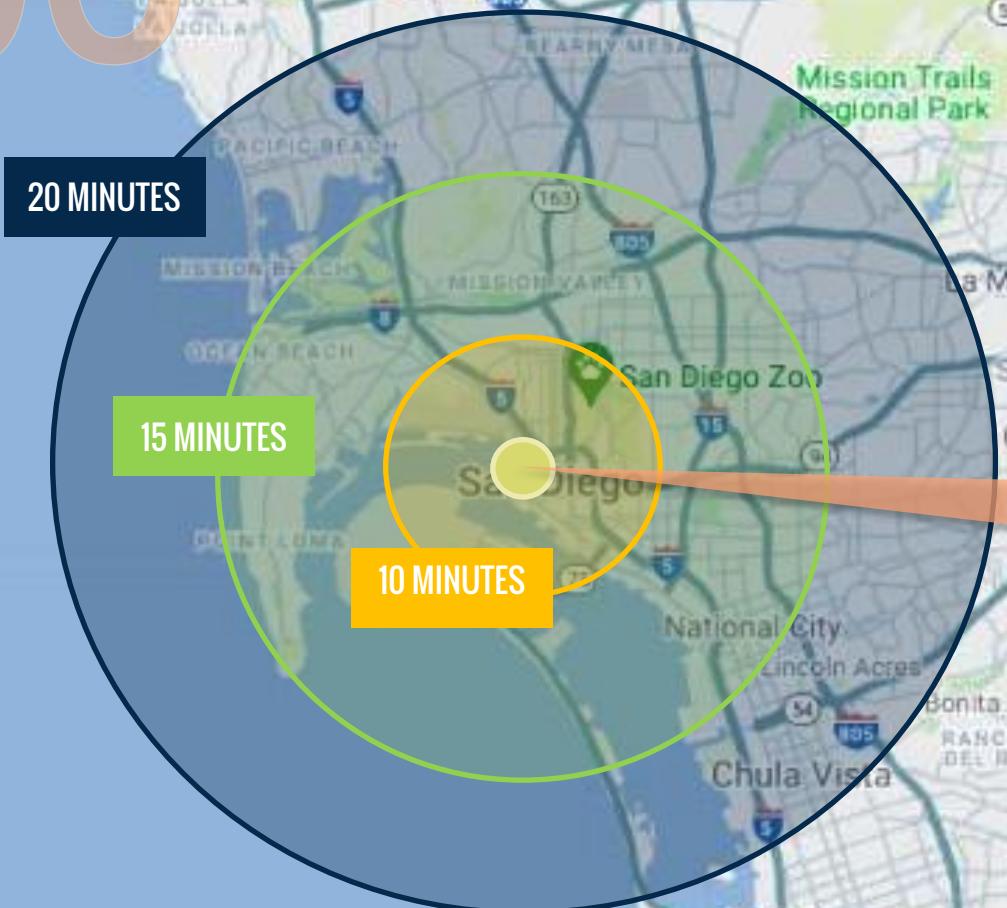
MINUTES

U.S. - Mexico Border

34

MINUTES

North County



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