

FOR LEASE Morena District Office Space



4891 Pacific Highway, San Diego, CA 92110



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The information contained herein has been given to us by the owner of the property or other sources we deem reliable, we have no reason to doubt its accuracy, but we do not guarantee it. All information, including zoning and use, should be verified prior to transaction.

Property Summary

Located in the vibrant Morena District, 4891 Pacific Highway offers an ideal office space with easy access to major highways and public transit options, including the nearby Old Town Transit Center. The building is strategically positioned near popular destinations such as Liberty Station and Old Town San Diego, providing tenants with a wide array of dining, shopping, and entertainment choices. This central location ensures that businesses can easily connect with the broader San Diego community and enjoy the convenience of a dynamic and rapidly developing neighborhood.

Property Highlights



Assigned Parking (4/1,000)



High Speed Fiber-Optic Internet



Gender Neutral Restroom



Showers and Lockers



Fitness Room



Mother's Room



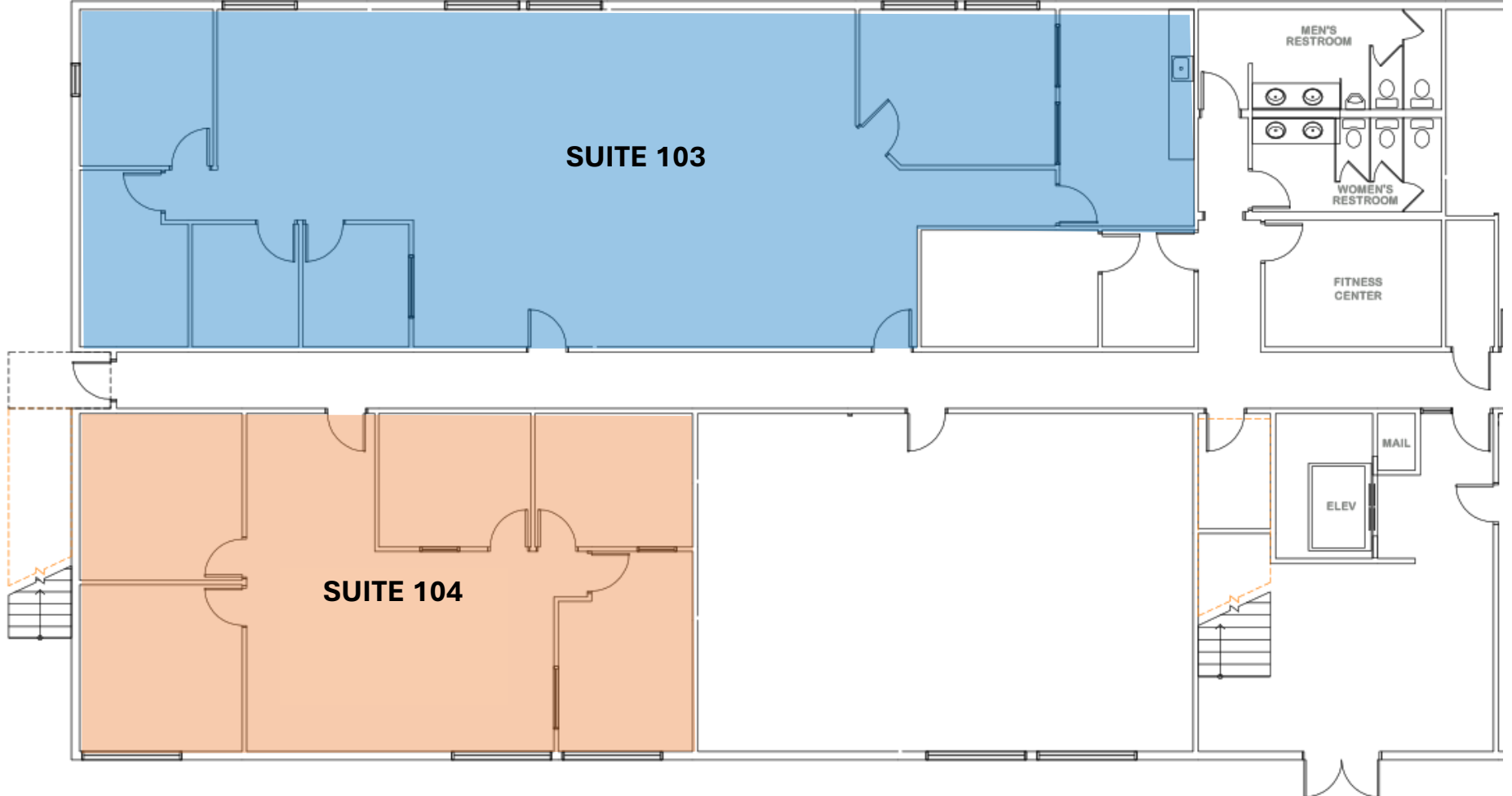
Easy Freeway Access to I-5 & I-8 with
Close Proximity to USD, Old Town,
Fashion Valley, Airport, Beaches,
Downtown District



FLOOR PLANS

Suite 103	± 2,503 SF
Features	Open Office, Conference Room, Breakroom, 4 Private Offices, Kitchenette
Divisible	All Divisible to ± 1,224 SF & ± 1,279 SF
Rate	\$ 2.00/SF + Electric

Suite 104	± 1,637 SF
Features	Open Office, 5 Private Offices
Rate	\$ 2.00/SF + Electric



SUITE PHOTOS



INTERIOR PHOTOS



EXTERIOR PHOTOS





4 MIN
OLD TOWN



7 MIN
LIBERTY STATION



8 MIN
MISSION VALLEY



8 MIN
DOWNTOWN SAN DIEGO



10 MIN
SAN DIEGO INTL AIRPORT



SEAWORLD DRIVE / TECOLOTE ROAD

4891
PACIFIC HIGHWAY

FRIARS RD

I-8

I-8 ON RAMP

I-5 ON RAMP



I-5 ON RAMP

I-5 ON RAMP

I-8 ON

I-8 ON

I-5 OFF RAMP

I-8 OFF RAMP

I-5 SOUTH

I-5 NORTH



I-5 ON RAMP

PACIFIC HIGHWAY



I-8 ON RAMP

I-8 ON RAMP



Downtown



San Diego Intl. Airport

Midway District

4891
PACIFIC HIGHWAY



Public Storage

Morena Storage

CALIBER COLLISION



COLES FINE FLOORING

AF AMERICAN FREIGHT FURNITURE - MATTRESS

Jerome's Furniture

A-1 Self Storage

Public Storage

W Morena Blvd

lyft

LAMPS PLUS THE NATION'S LARGEST LIGHTING RETAILER



Pacific Drive



Sea World Drive

DISCOVER OLD TOWN

Old Town San Diego is a historic neighborhood in San Diego, California, often referred to as the "birthplace of California." It marks the site of the first European settlement in the state, dating back to 1769. Today, Old Town is a vibrant cultural hub, showcasing preserved adobe buildings, colorful marketplaces, and museums that celebrate California's Spanish, Mexican, and early American heritage. Visitors can enjoy authentic Mexican cuisine, lively mariachis, and unique shops while exploring this charming and historically rich area.



3,104

Total Population



33,511

Day Time Population



\$110,347

Avg Household Income



\$165M

Consumer Spending



1,669

Number of Employees



6M

Total Annual Visitors



CONTACT INFORMATION

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