

Jefferson Center

3039 Jefferson St, Carlsbad, CA 92008

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Presented By:
Mara Real Estate



Jefferson Center

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Property Details

Price: \$3,900,000

- Prime mixed-use property in Carlsbad Village—100% leased with potential for residential and retail development.
- Approved plans for 17 luxury apartments and 2,185 square-foot of retail across 4 stories.
- High-demand location with 90K+ median household income within 3 miles.
- Convenient access to public transit and Highway 5, just minutes away.

View the full listing here: <https://www.loopnet.com/Listing/3039-Jefferson-St-Carlsbad-CA/33758130/>

Price:	\$3,900,000
Property Type:	Office
Property Subtype:	Office/Residential
Building Class:	C
Sale Type:	Investment
Cap Rate:	4.53%
Lot Size:	0.32 AC
Gross Building Area:	4,840 SF
Rentable Building Area:	4,840 SF
:	
Sale Conditions:	1031 Exchange
No. Stories:	1
Year Built:	1976
Parking Ratio:	2.89/1,000 SF
Zoning Description:	CR
APN / Parcel ID:	203-351-22

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Location



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Property Photos



Front of New Building - Approved!



Rendered Aerial of New Building

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Property Photos



Side View of New Rendering



Current Property

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Property Photos



Front View



Night Shot

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Property Photos



Side Lot



4 buildings total

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Property Photos



Local tenancy

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