



2810-2832 Cañon St, San Diego, CA 92106

PRIME RETAIL SUITES AVAILABLE

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PROPERTY SUMMARY

PROPERTY ADDRESS	2810-2832 Canon St
PROPERTY TYPE	Multi-Tenant Retail
PROPERTY SF	± 14,782 SF
LOT SF / ACRES	± 17,689 SF / 0.41 AC
ZONING	CC-4-2
AVAILABLE SF	± 840 SF
LEASE RATE	\$2.65/SF NNN

AVAILABLE SUITES

Suite 2814: ± 840 SF

Suite 2818: ± 840 SF



PRIME RETAIL SUITES AVAILABLE

PROPERTY HIGHLIGHTS



Prime Coastal Location:

Highly walkable location in the heart of Point Loma Village, just minutes from Liberty Station, San Diego Bay, Shelter Island, and Downtown San Diego.



Property & Suite Amenities:

Attractive storefront entrances with large display windows, private restroom(s), and HVAC.



Flexible Usage:

Ideal for ground floor retail, office, wellness, medical, creative, and service-oriented businesses.



Maximum Exposure:

Excellent storefront visibility and signage opportunities within a high-income trade area experiencing strong local and visitor traffic.



Parking & Accessibility:

Features on-site and nearby customer parking, along with convenient access to Rosecrans Street, Harbor Drive, and the San Diego International Airport.



Vibrant Surroundings:

Surrounded by established restaurants, boutiques, marinas, and professional services, all supported by locally managed ownership.



Suite 2814:

± 840 SF



Flexible floor plans to accommodate a variety of business types



Attractive storefront entrances with large display windows



Private restroom(s)



HVAC



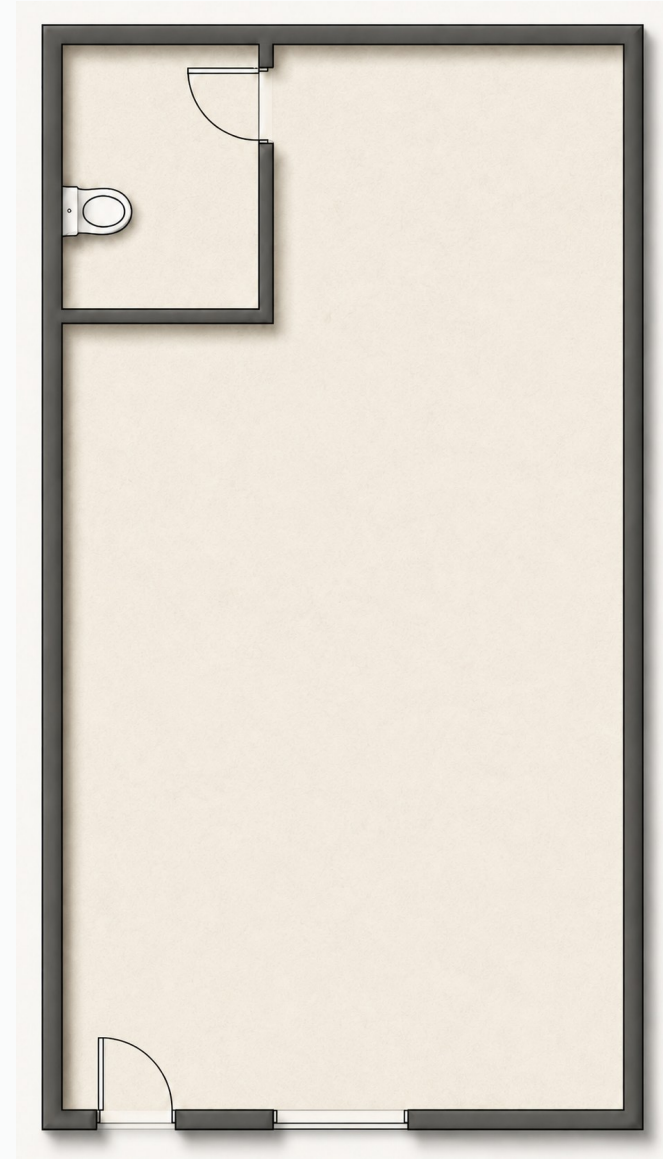
On-site and nearby customer parking



Lease Rate: \$2.65/SF NNN



SUITE 2814 TOUR
VIEW VIDEO



Floor Plan Not Fit to Scale;
for Reference Purposes Only.

Suite 2818:

± 840 SF



Flexible floor plans to accommodate a variety of business types



Attractive storefront entrances with large display windows



Private restroom(s)



HVAC



On-site and nearby customer parking



Recessed Lighting



Turnkey



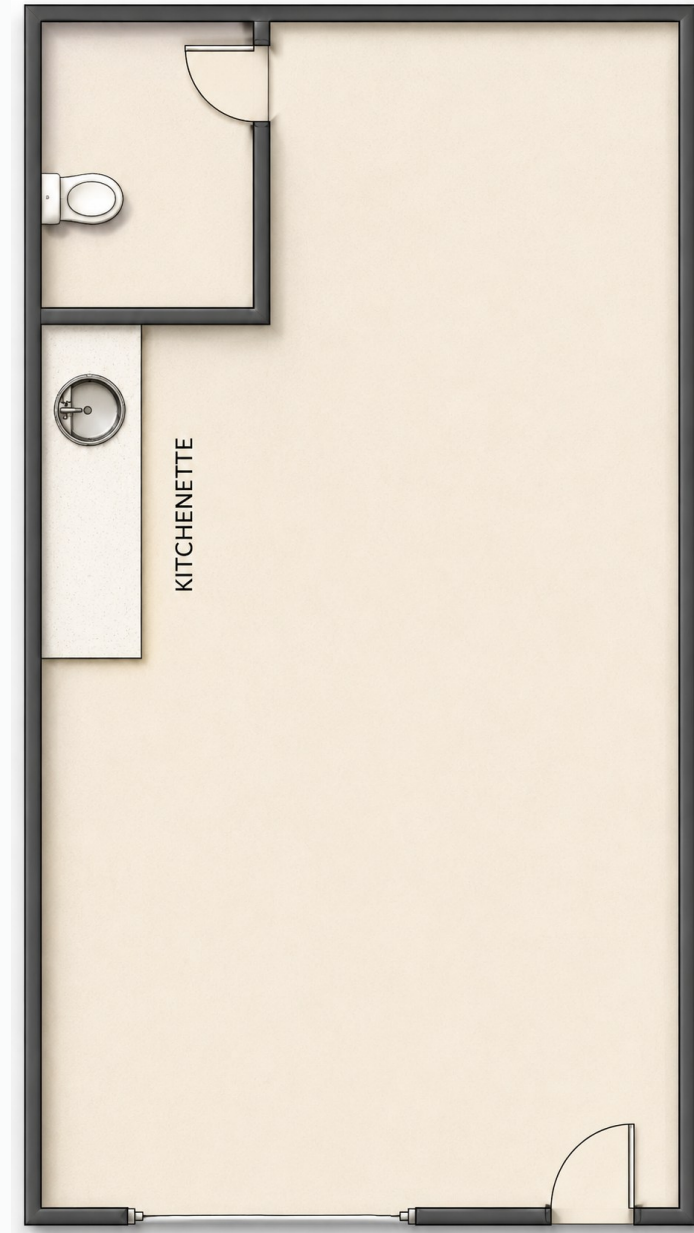
Kitchenette



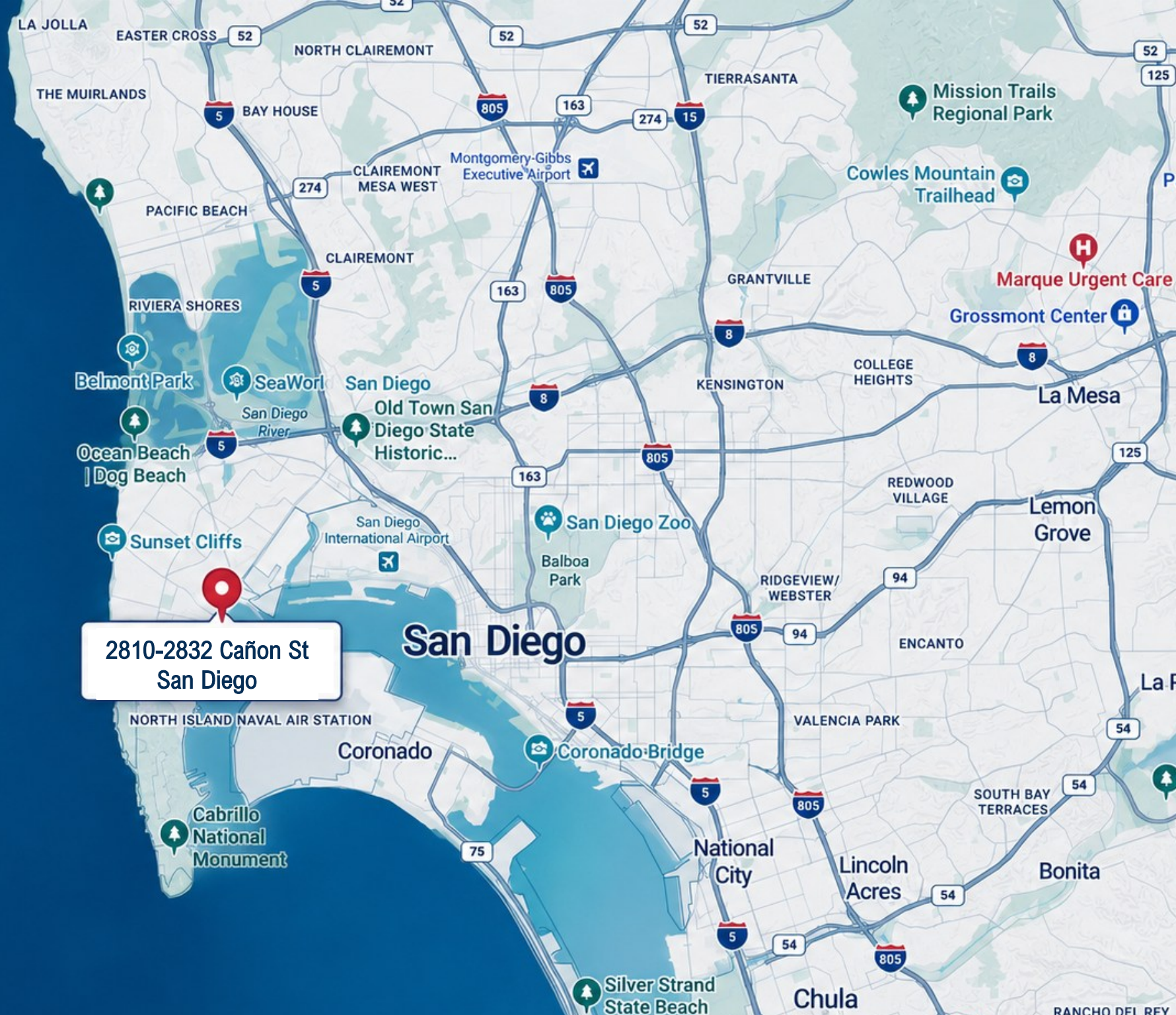
Lease Rate: \$2.65/SF NNN



SUITE 2818 TOUR
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