

FOR SALE

MORENA

4455 MORENA BOULEVARD
SUITE 205

SAN DIEGO, CA 92110



GARRETT FENA, SIOR
Senior Vice President, Partner
Lic #01909122 | 858.458.3318
gfena@voitco.com

Voit
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4180 La Jolla Village Drive, Suite 100
La Jolla, California 92037
858.453.0505 | 858.408.3976 Fax
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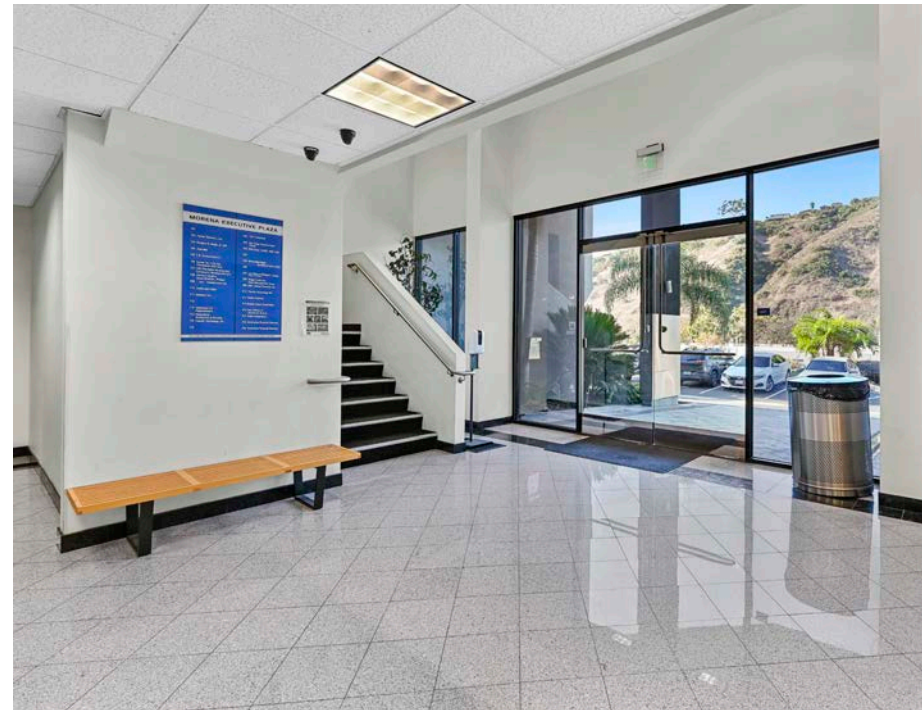
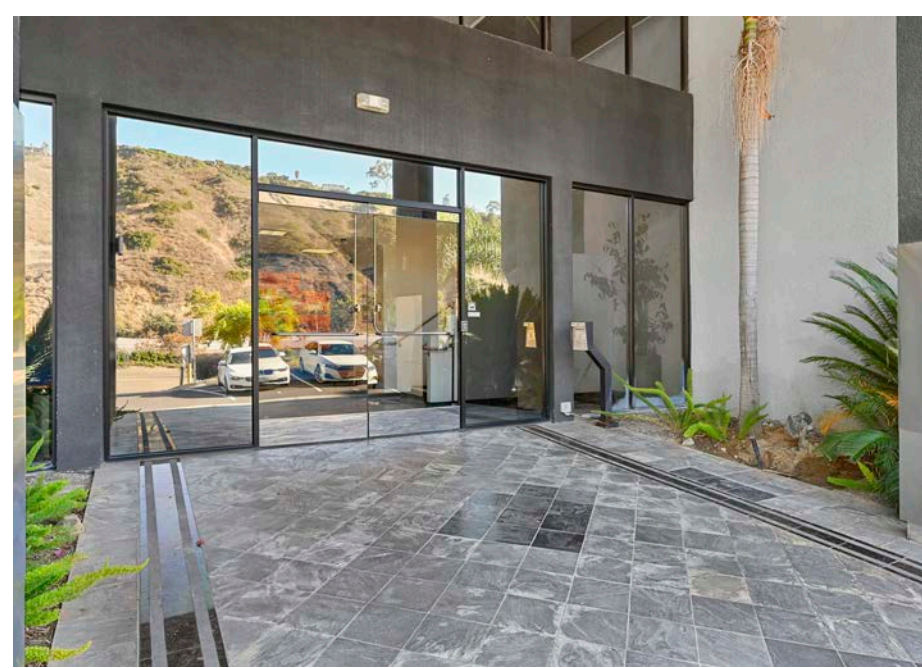
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SALE PRICE
\$375,000

4455 Morena Boulevard, is an approximate 732 square foot office condominium space for sale in the highly desirable Morena submarket. These units are a rare owner/user opportunity in a quiet and well maintained office building.

PROPERTY HIGHLIGHTS

- ±732 Square Foot Office Space - Can Deliver up to 1,555 Square Feet
- Great Location in the Pacific Beach/Rose Canyon/Morena Submarket
- Excellent Access Along the I-5 Corridor & 52-Freeway
- 4/1000 SF Parking Ratio
- Close Proximity to Retail Amenities
- Direct Access to Costco
- Beautiful Lobby & Common Areas
- Building Wired For High Speed Fiber
- Plenty of Free Parking for Visitors & Special Guests



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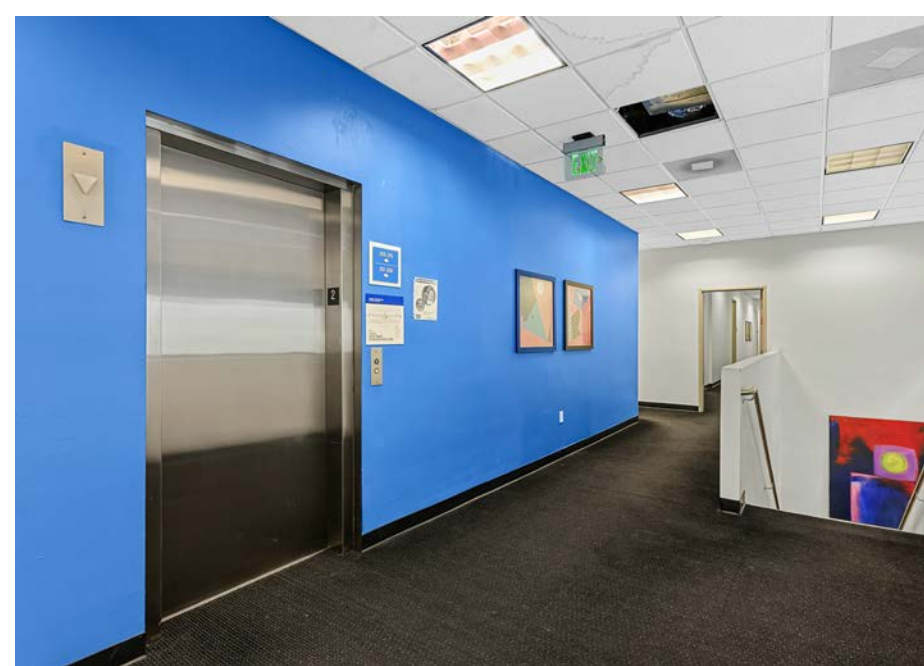
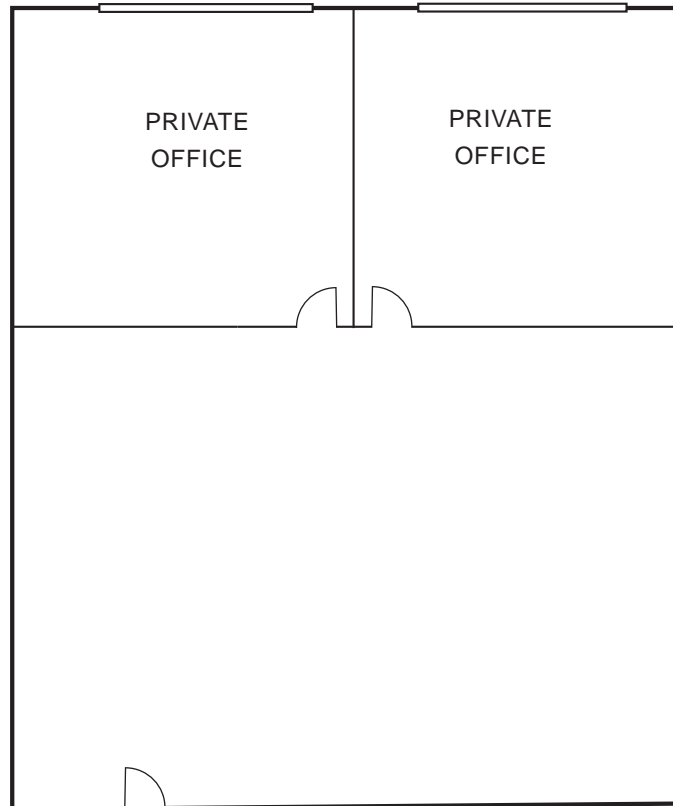
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- ±732 SF Office Space
- Two (2) Private Offices/Small Conference
- Open Area/Reception
- Excellent Views
- Can Deliver up to 1,555 SF of Contiguous Space



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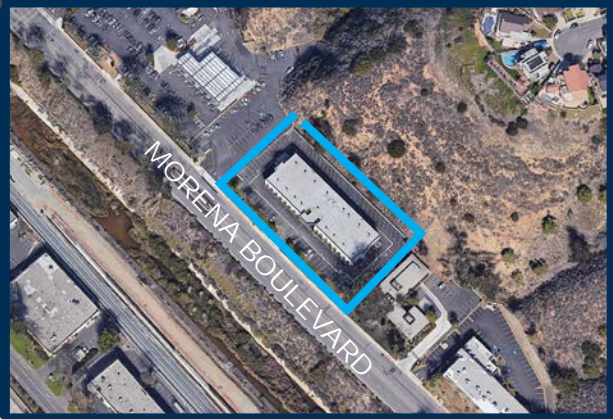
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