

6333 Mission Gorge Road
San Diego, CA 92120



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ADDRESS

6333 Mission Gorge Rd, San Diego, CA 92120

BUILDING DETAILS

Property Type/Zoning	Commercial/ CC-4-2
Tenancy	Single
Subtype	Restaurant & Bar
Total Building SQFT	5,768
Lot Size	.29 Acres, 12,502 SQFT
APN:	458-531-02-00
County	San Diego County

CC-4-2 is intended to accommodate development with a high intensity, strip commercial characteristics and permits a maximum density of 1 dwelling unit for each 1,500 square feet of lot area

PROPERTY HIGHLIGHTS

- High end restaurant and bar buildout
- Great freeway access
- Flexible commercial uses
- Dense retail trade are in Grantville adjacent Kaiser Permanente Medical Center and dense residential

OVERVIEW

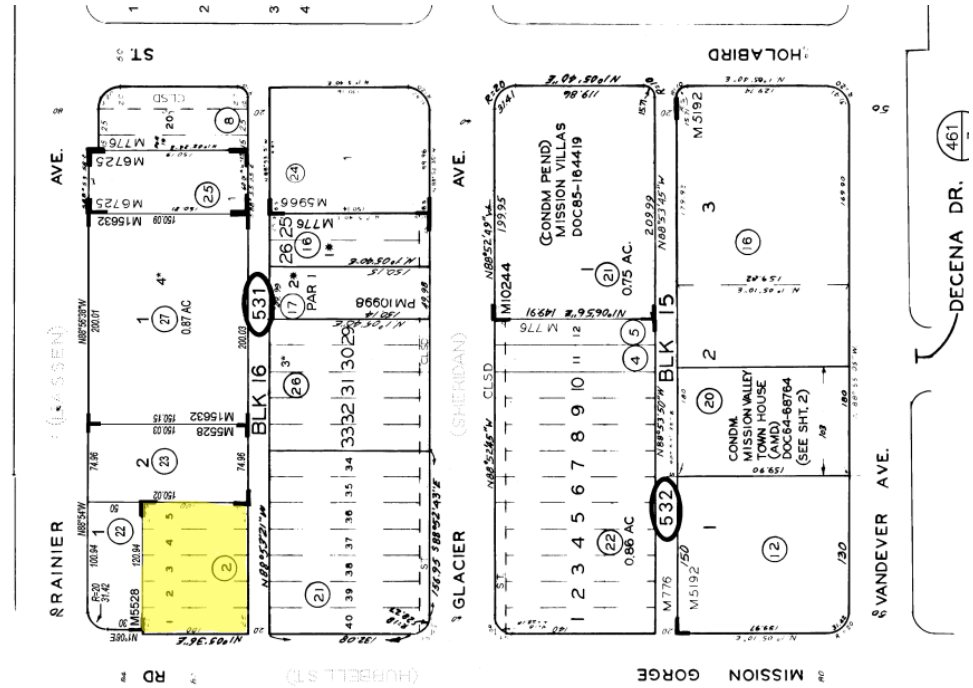


PROPERTY ADDRESS	6333 Mission Gorge Rd San Diego, CA
PRICE	\$3,500,000
PRICE PER SQ. FT.	\$728
PRICE PER SQ.FT. LAND	\$336
VALUE OF ASSETS Includes FF&E and Type 47 Liquor License	\$375,000
BUILDING SIZE	5,768 sq. ft.
PARKING SPACES	15 + Street
YEAR BUILT	1976
TENANT LEASE EXP	N/A
→	<u>Tenant will vacate early to accommodate owner-user</u>

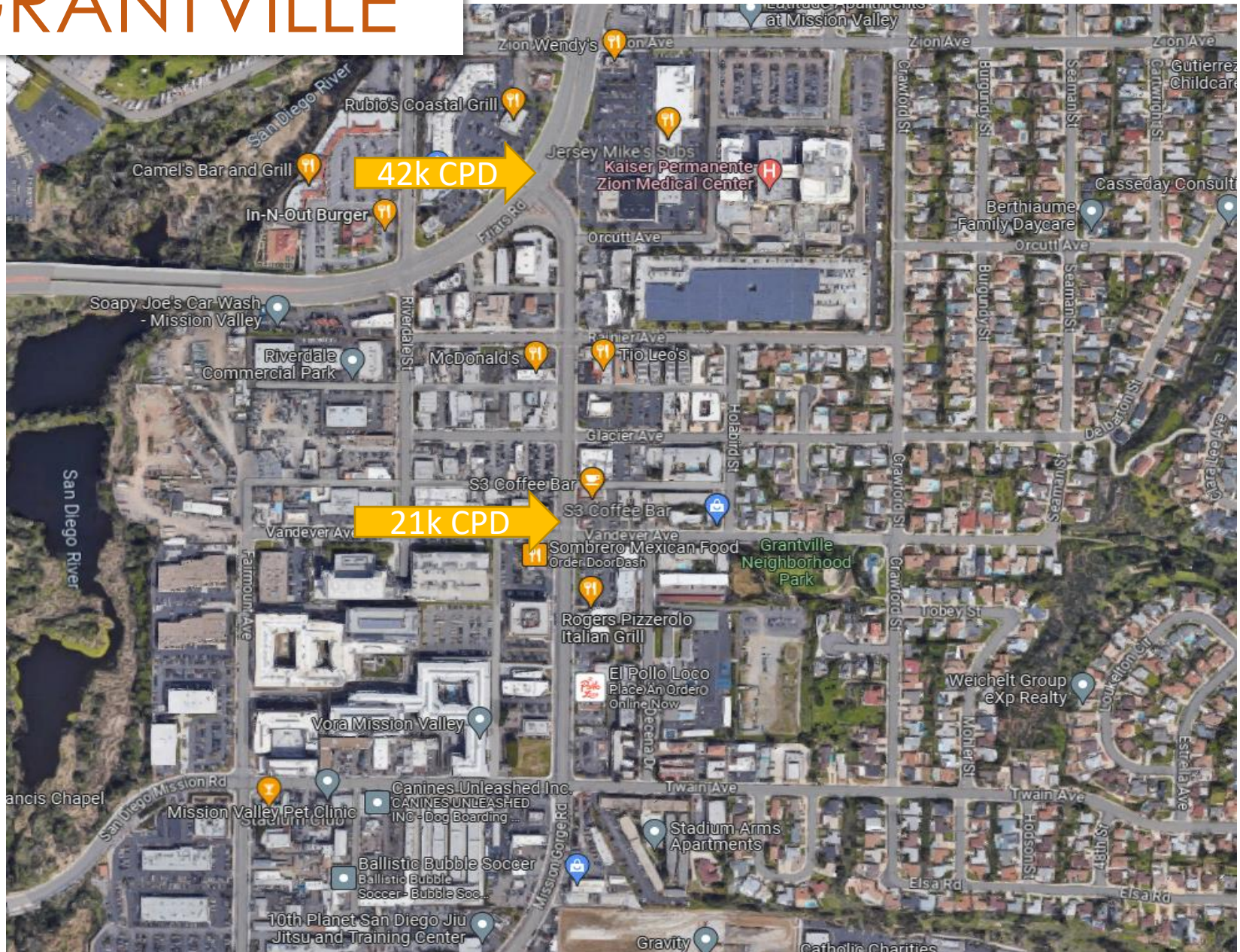
DEMOGRAPHICS

2 Mile	5 Mile	10 Mile
Population		
60,819	472,649	1,515,203
Avg Household Income		
\$115,615	\$95,659	\$101,604
Daytime Employees		
43,875	275,273	832,909

PARCEL MAP



GRANTVILLE





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