

# FOR LEASE

1150 Silverado Street

La Jolla, CA 92037



CAPITAL GROWTH  
PROPERTIES, INC.

## LA JOLLA PROFESSIONAL BUILDING



OFFICE SUITES UNDER RENOVATION

### PROPERTY HIGHLIGHTS

- Office available
- Flexible terms
- Great walkable location
- Space is in excellent condition

### AVAILABLE SPACES

SF

RATE

Approx.  
1,300 SF

\$3.50 psf  
+ utilities



#### TODD LAW

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[www.cgpincre.com](http://www.cgpincre.com)

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## Exceptional Village of La Jolla Location

WALKABILITY SCORE OF 95!



Walking distance to restaurants, shopping and the Pacific Ocean!

Located on Silverado Street in La Jolla, California, La Jolla Professional Building provides one of the best experiences in La Jolla. The building is within walking distance from highly acclaimed restaurants, convenient grocery stores, and the beach.

### Neighborhood Summary

- Area tenants include Herringbone Restaurant, George's Ocean Terrace, La Jolla Sports Club, Prana Yoga.
- Free street parking
- Cultural environment including The Lot—La Jolla, many museums, galleries.

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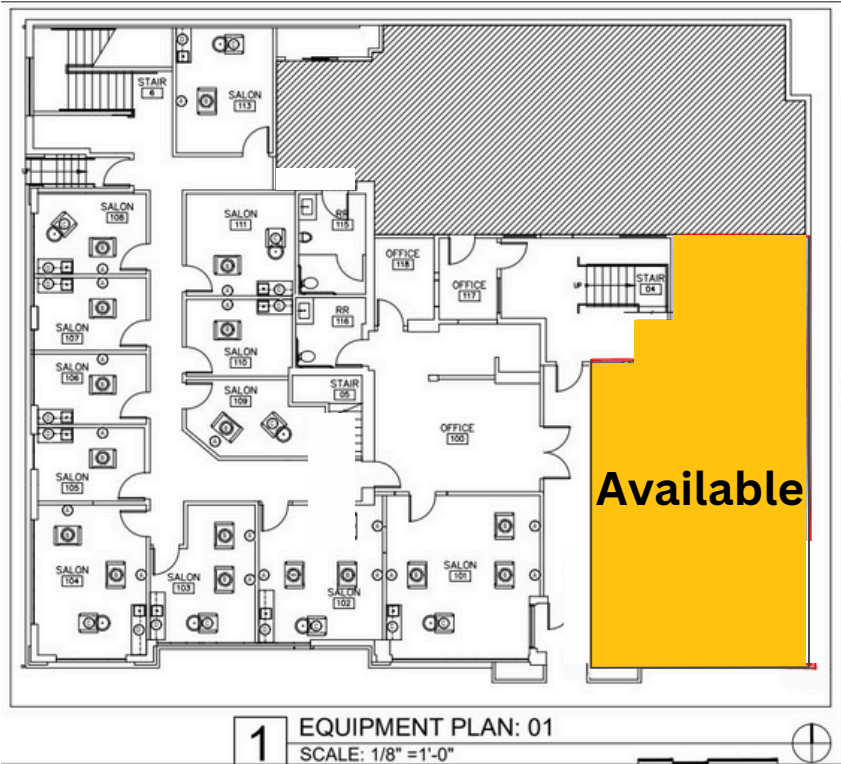
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## FLOOR PLAN – FIRST FLOOR



**Approximately 1,300 sq.ft. at the rate of  
\$3.50 psf + utilities**

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*"Todd is an extremely professional Realtor that has helped clients of mine find commercial properties. Whenever I send a client his way, I know that they will be very well taken care of and I get nothing but rave reviews. I highly recommend Todd!" - Alan Cox*



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## Capital Growth Properties, Inc.



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