

JUST LISTED

E 8th Street

DEVELOPMENT SITE

1540 E 8th St, National City, CA 91950



PODIUM MULTIFAMILY DEVELOPMENT SITE

PROPERTY SUMMARY



+/- 0.62 AC
TOTAL LAND
SIZE



1.1731%
TAX RATE



Podium Multifamily
PROJECTED SITE USE



71
PROJECTED
NUMBER OF UNITS



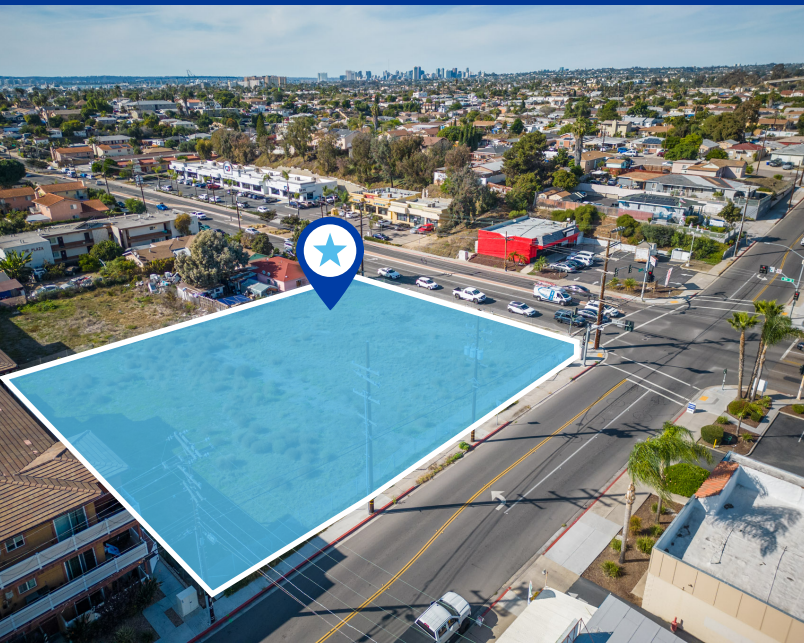
Vacant Land
CURRENT USE



San Diego
COUNTY

EXECUTIVE SUMMARY

Northmarq is pleased to present **8th Street Development Site**, a +/- 0.62-acre podium multifamily development site in National City, CA. National City is a dynamic and vibrant community, just five miles from downtown San Diego, allowing residents to escape from fast-moving city life. The Site is centrally located just two blocks from Interstate 805, on East 8th Street, providing future residents with significant connectivity to the entire San Diego MSA. By utilizing the Affordable Housing Density Bonus, 8th Street Development Site is planned for a 71-unit podium multifamily development. The Site presents a developer the opportunity to capitalize on San Diego's outward expansion, by providing rental housing in a supply constrained environment.



PROPERTY DESCRIPTION

ADDRESS	1540 E 8th St, National City, CA 91950
OFFERING PRICE	To Be Determined by Market
TERMS	All Cash
ACREAGE	+/- 0.62 Acres
PROJECTED UNITS	71 Units
PROJECTED DENSITY	115 U/AC
PARCEL ID NUMBERS	557-180-09 & 557-180-11
TAX RATE	1.1731%
COUNTY	San Diego
SUBMARKET	National City
CURRENT USE	Vacant Land
PROJECTED SITE USE	Podium Multifamily
ZONING	Major Mixed-Use Corridor (MXC-2)
SCHOOL DISTRICT	National School District



FOR MORE INFORMATION, PLEASE CONTACT:

Scott Lamontagne

National Director
512.450.6820
slamontagne@northmarq.com

Erik Anderson

Senior Vice President
858.675.7641
eanderson@northmarq.com

Diane Sogal

Vice President
512.450.6822
dsogal@northmarq.com

Chase Gardner

Senior Associate
512.450.6817
csgardner@northmarq.com

