

SAN DIEGO
INVESTMENT
REAL ESTATE

FOR LEASE

**± 924sf 3rd Floor Suite + Patio Deck in
Golden Hill Historic Property**



838 25th Street, San Diego, CA

Exclusive Broker:

PAUL SLOMAN

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619/692-1100

San Diego Investment Real Estate, Inc.: Lic. # 01378658;

Paul Sloman: Lic. # 00892531

FOR LEASE

Golden Hill Historic Building

- **ADDRESS:** 838 25th Street, San Diego CA 92102
- **AVAILABLE PREMISES:** ‘Loft Level’ (3rd floor): ±924sf + patio
\$2,275 per month
- **UTILITIES INCLUDED:** Rental rates include utilities!
- **JANITORIAL:** Tenant reimburses for 1 day a week janitorial
- **TERM:** 3 to 5 years
- **ON-SITE MANAGEMENT:** The owners run their business - Irma Shaw Designs - onsite & are available to promptly address any management issues
- **NO ELEVATOR:** Due to the historic nature of the building there is no elevator
- **AREA AMENITIES:** Dark Horse Coffee, Kingfisher Cocktail Bar & Eatery (Asian), Panchitas Bakery, Counterpoint...
- **SHOWINGS:** ALL SHOWINGS BY APPOINTMENT ONLY.

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3rd Floor 'Loft Level'



