

**AVAILABLE
FOR
LEASE**

**1045 14TH ST
SAN DIEGO, CA 92101**

8,714 SF OF DIVISIBLE CREATIVE OFFICE SPACE IN EAST VILLAGE/CITY COLLEGE AREA



**LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES

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ALEX WEISS

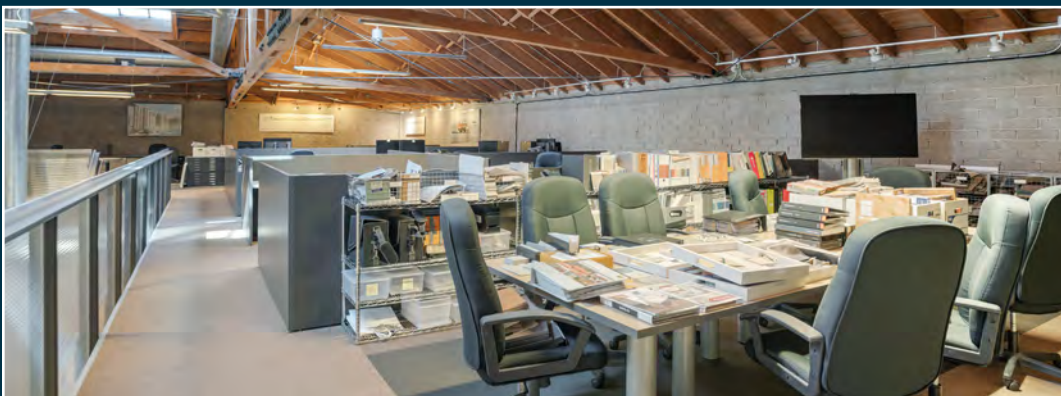
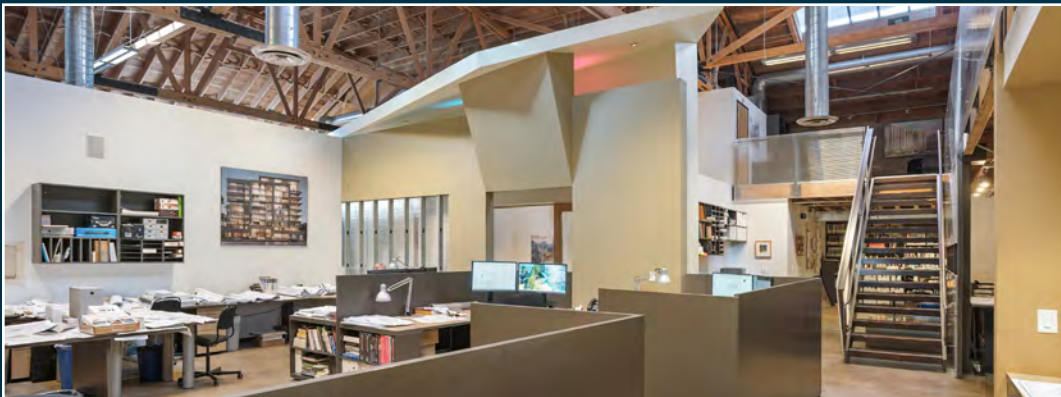
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BRIANNA LEHMAN

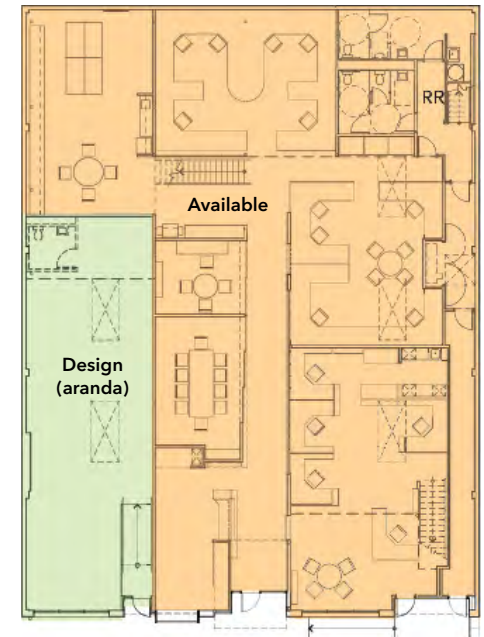
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SUITE HIGHLIGHTS

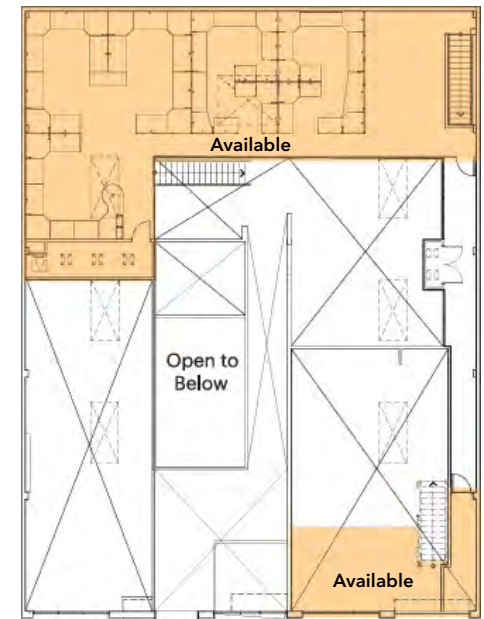
- Available Space: 8,714 SF | Rate: \$2.35/SF MG
- Expansive downstairs area with loft upstairs
- Character rich wood-truss ceilings
- Abundant natural light throughout space
- Demisable floor plan offering flexibility to 1,563 SF
- Convenient access to nearby transit and major freeways



FIRST FLOOR



SECOND FLOOR



[Click Here to View Floor Plans](#)

2025 DEMOGRAPHICS

1 mile



population
62,694



estimated households
33,525



average household income
\$122,240



median household income
\$100,935



total employees
66,721

3 miles



population
233,816



estimated households
108,042



average household income
\$136,330



median household income
\$105,653



total employees
131,248

5 miles



population
528,311



estimated households
215,526



average household income
\$127,087



median household income
\$101,155



total employees
264,807



for more information, please contact

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