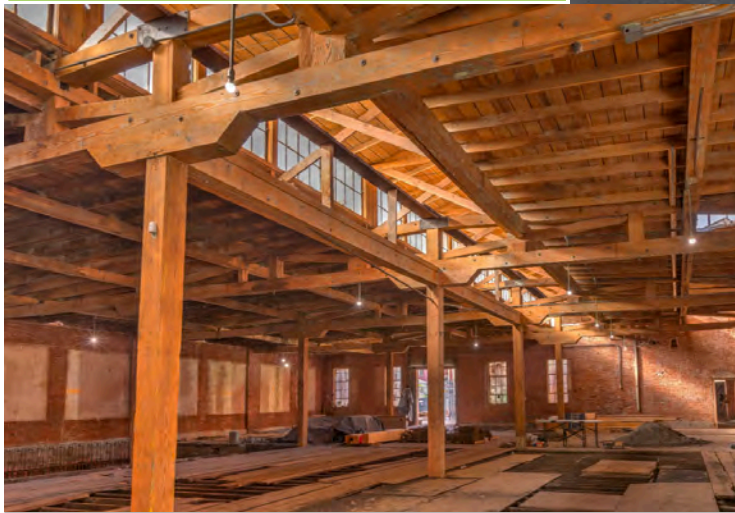


HISTORIC, ELECTRIC LAUNDRY  
BUILDING

1460 - 1490 Island Ave  
San Diego, CA 92101

Warehouse Creative Office Space in  
Excellent East Village Location



## Highlights

**Size:** 5,342 RSF - 16,701 RSF

**Rate:** \$3.00/SF +NNN

## East Village Creative Office Space

- Ground floor, creative office space in East Village
- Unique roof design allows for natural light throughout the space
- Natural wood and brick
- Shell space with Tenant Improvements available per tenant specs
- Frontage on Island Avenue
- Historic Building with low tax bill
- Up to 36 parking spaces available

Hans Strom lic#01222709  
hans@stromcommercial.com

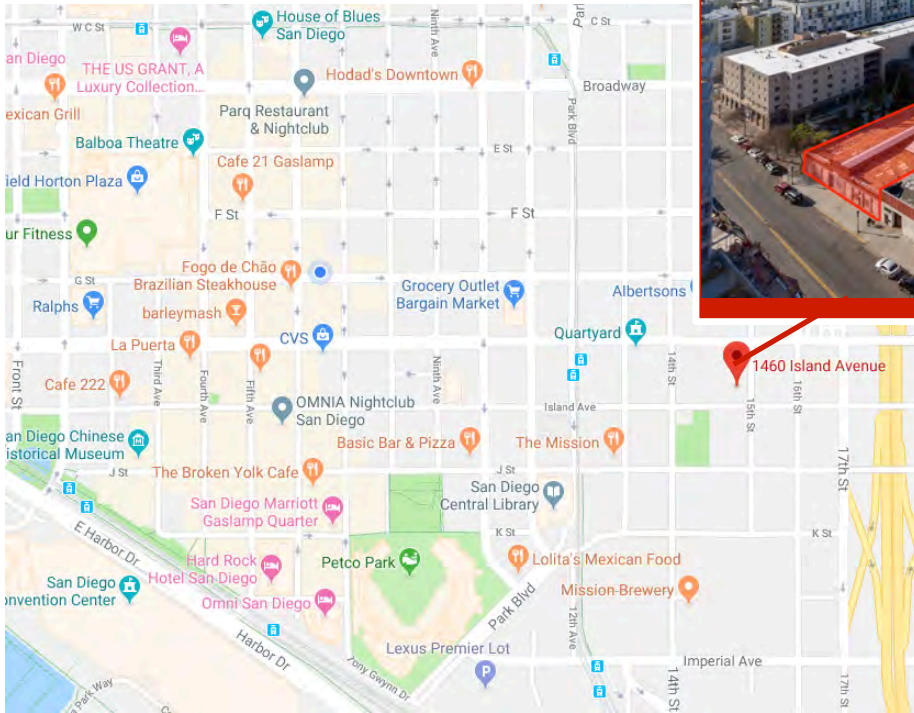
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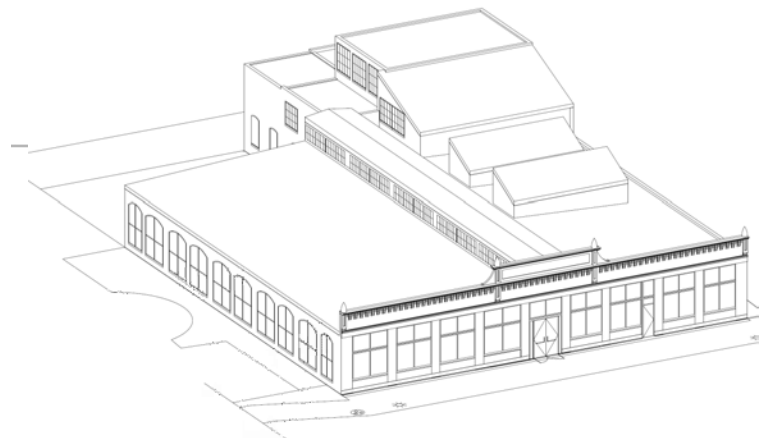
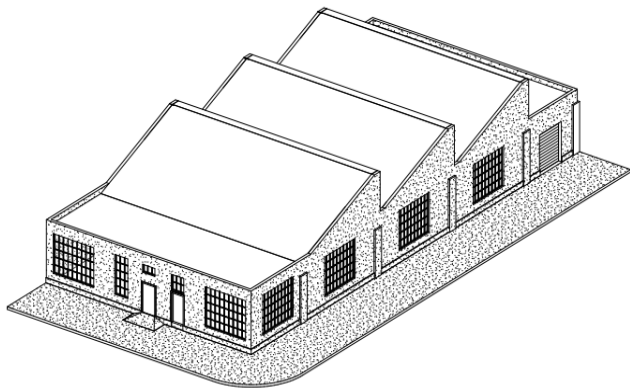
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## 1460 – 1490 Island Avenue, San Diego, CA 92101

- Located in East Village neighboring new condo development, Fault Line Park and I-5 Freeway
- Walkable amenities include Petco Park, Albertsons Grocery, Starbucks, Gaslamp and public transportation



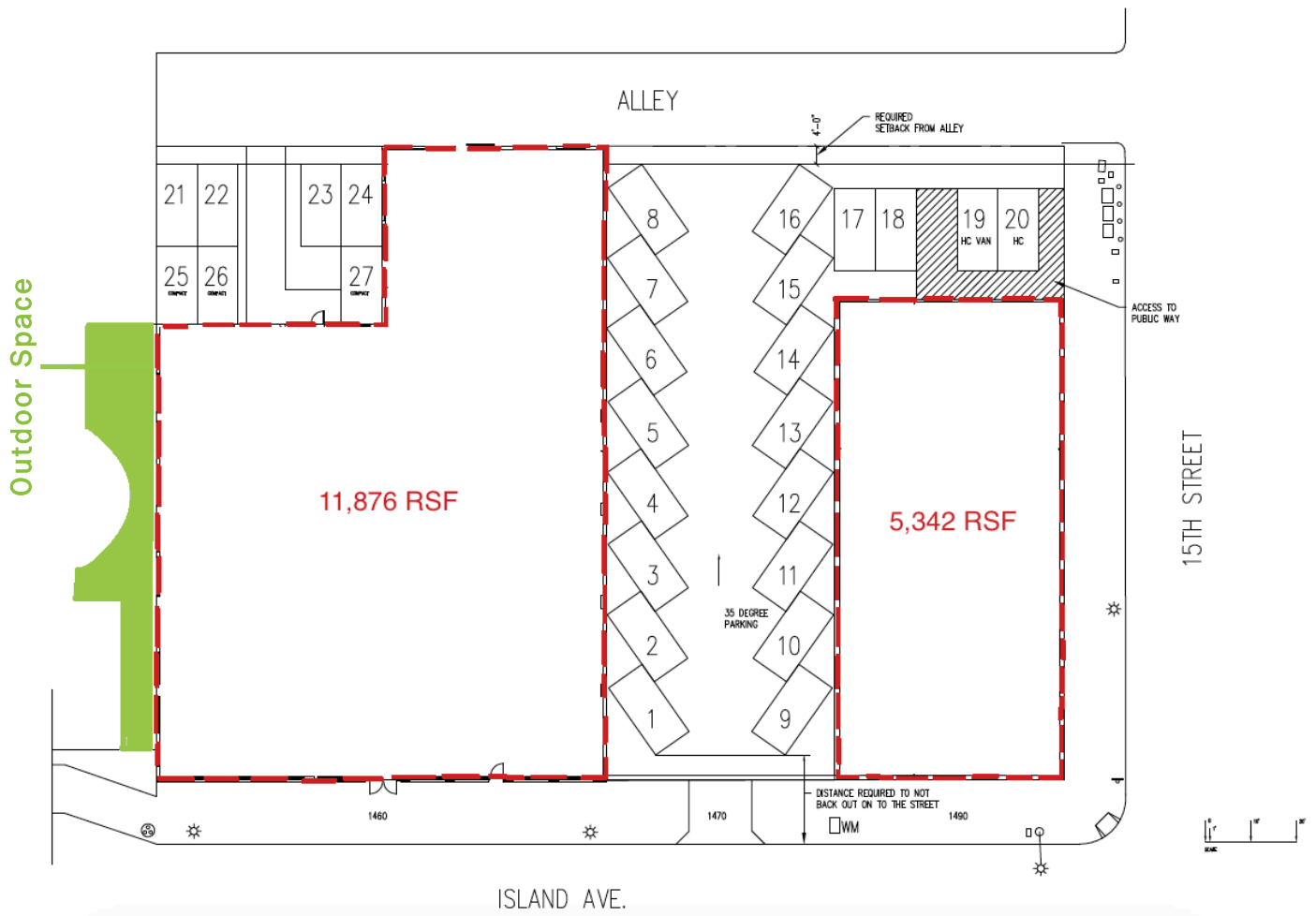
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# FLOORPLAN

OPTION 1



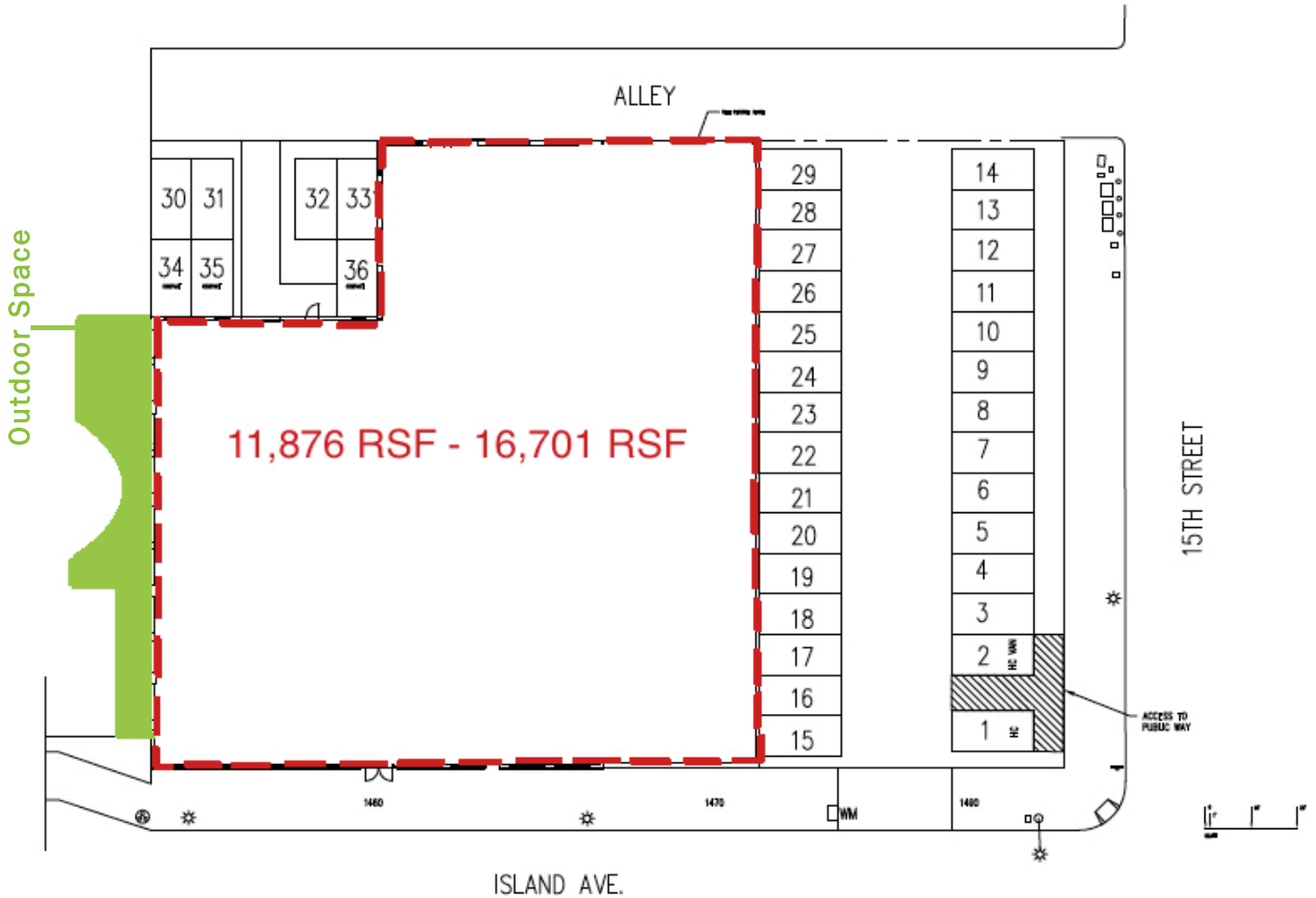
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# FLOORPLAN

OPTION 2



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