



TR OFFICE BUILDING

BALLPARK DISTRICT OFFICE
CONDOMINIUM FOR SALE

406 9th Ave, Suite 211 | San Diego, CA 92101

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SUITE 211 : 1,165 SF

PURCHASE PRICE: \$685,000

SUITE 211 SUMMARY

- Versatile, open layout
- Sealed concrete floors
- Natural light permeating throughout with expansive window line and balcony
- Open ceilings
- HVAC
- Open kitchen

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.



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BUILDING OVERVIEW



EXCEPTIONALLY CLOSE PROXIMITY TO PETCO PARK

Walk across the street to Petco Park or to one of countless restaurants, bars and cafes



MODERN COMMON AREA

Modern lobby and common areas throughout
Elevator served



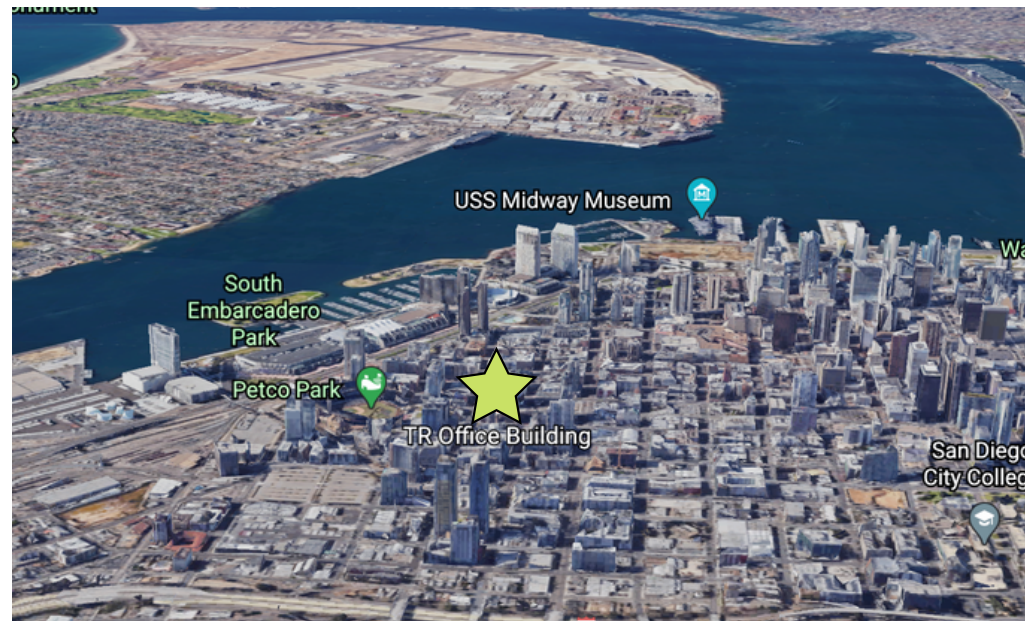
PHENONEMAL ACCESSIBILITY

Easy trolley and bus access
Close to the 8, 163, 94, 15 and 5 Freeways



LOCATION

Located on the corner of 9th Avenue & J
Street



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