

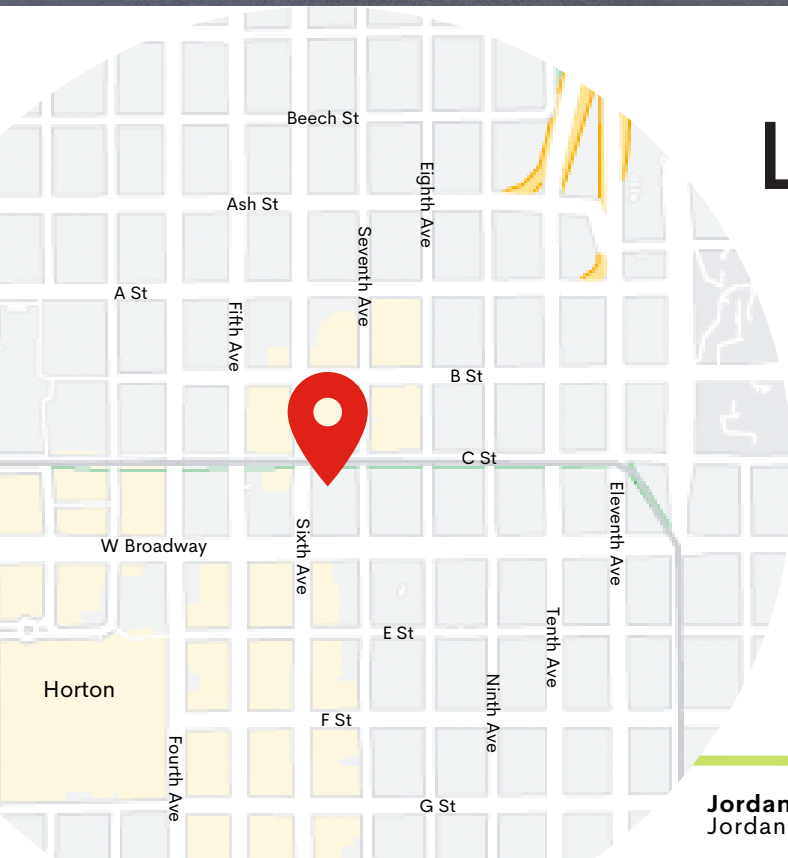
# 1045 6TH AVENUE

San Diego, CA 92101

LIVE/WORK  
RETAIL  
CREATIVE OFFICE SPACE



±2,365 SF | FOR LEASE



LEASE RATE: \$1.95 PSF  
+  
UTILITIES

**\*\*LANDLORD WILL ADD FULL KITCHEN  
AND FULL BATH TO CREATE LIVE/WORK  
FOR QUALIFIED APPLICANTS\*\***

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# 1045 6TH AVE

DOWNTOWN LIVE/WORK  
RETAIL OR CREATIVE OFFICE SPACE



±2,365 SF

| AVAILABLE NOW

## OFFICE FEATURES

- Open creative office
- Large glass conference room
- Open mezzanine
- Built-in work stations
- Storefront opportunity
- Perfect space for a growing tech or creative firm
- Located in the heart of financial district, surrounded by transit options, restaurants, cafes & bars
- Within blocks of newly redeveloped Horton Plaza and Gaslamp District



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