

FOR SALE

3921 AMPUDIA ST

~~\$1,499,000 (\$561.42/ SQ FT)~~

\$975,000 (\$365.16/ SQ FT)

SAN DIEGO, CA

REDUCED!!!



VENTURE PACIFIC COMMERCIAL SERVICES

JASON LIPOVSKY
B 858-538-7774
F 858-764-2810

All information contained herein is obtained from the sourced deemed to be reliable.
However, this information is not guaranteed and should be verified. DRE #01443834

JASON@VENTURE-PACIFIC.NET

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PROPERTY DETAILS

Description:

BANK OWNED PROPERTY FOR SALE!! This newly built professional office building is located in the heart of San Diego's Historic Old Town and provides easy access to interstates 5 and 8, and the San Diego International Airport. Amenities for this professional office building include four executive office suites, modern reception area with granite countertops, custom built all wood individual office spaces, three bathrooms, two kitchens, private patio, and gated private parking. This property can support an array of owner/user businesses and rarely come available in Old Town.

Property Specifics:

APN:	443-721-65-00
Year Built:	2004
Building Area:	2,670 square feet
Lot Size:	4,979 square feet
Executive Office:	4
Restrooms:	3
Kitchens:	2
HVAC:	Yes, 2
Permitted Uses:	Office
Parking:	Private - Gated

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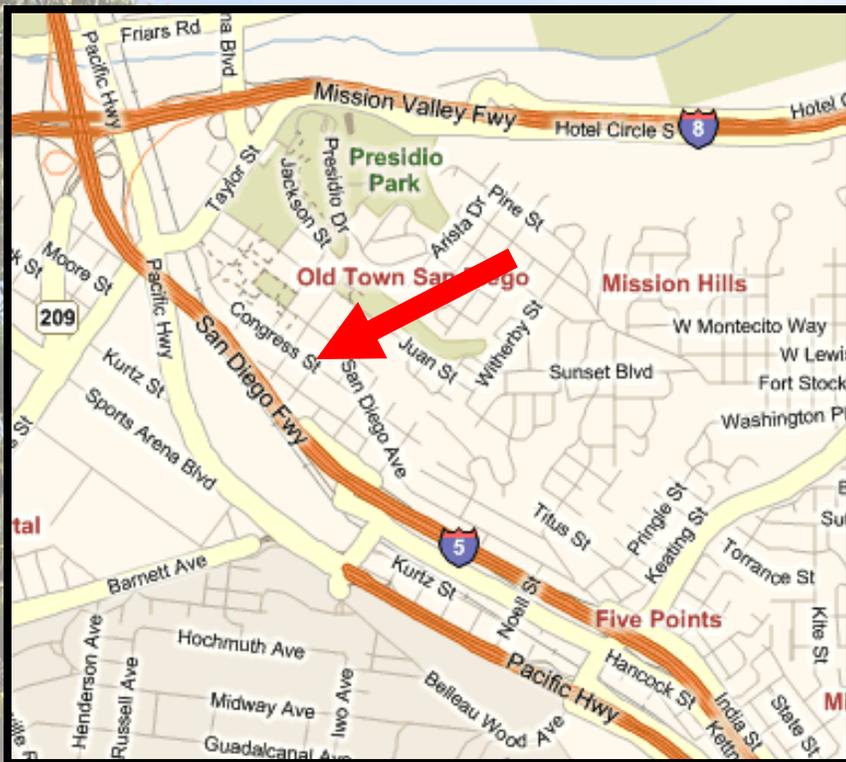
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Maps and Directions



Directions: From 5 South exit Old Town Ave. Turn Left on Old Town Ave. Then turn Left on Jefferson. Turn Right on Ampudia. The property will be on your Right.

Aerial View of Property



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Interior Photos



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