



# LIBERTY STATION

SAN DIEGO, CALIFORNIA

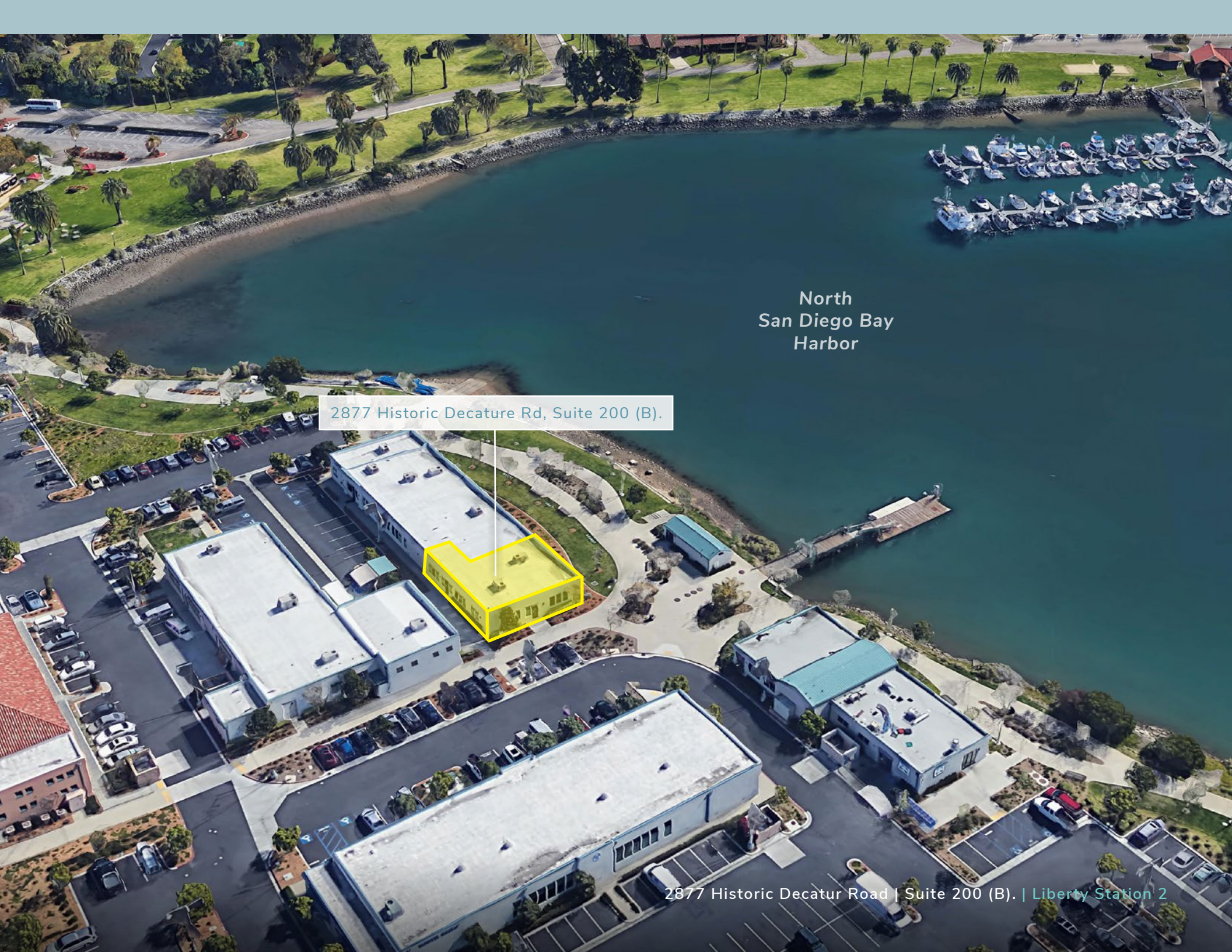
2877 Historic Decatur Road, Suite 200 (B).  
San Diego, California 92106

*For Lease ± 2,200 SF Rare Bayfront Office Space*



**Kelly Nicholls - Sr. Vice President**  
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North  
San Diego Bay  
Harbor

2877 Historic Decatur Rd, Suite 200 (B).

## Suite Features

**Suite 200 (B). : ± 2,200 SF**

Recently Remodel Creative Office Space

Turn-key fully furnished

Gorgeous panoramic bay views

Lobby & side entry

8 offices

Double seated reception

Open creative office seating/conference area

Built-in coffee station

3.3/1000 Parking ( Parking Placards Including in monthly rent )

2 in-suite ADA Restrooms

Pre-wired for internet and phone

Electronic Access System

Perimeter common area camera system maintained by owners

Located in Liberty Station with close Proximity to  
Downtown, Little Italy and the Airport

Abundant Lifestyle Amenities [\(See Directory\)](#)

Zoning: CR-1-1 [San Diego Municipal Code  
Development Services](#)

**Available June 1, 2020**  
**Asking Rent: Negotiable**

**\* Do not disturb occupant - Must be accompanied by Lee  
& Associates.**



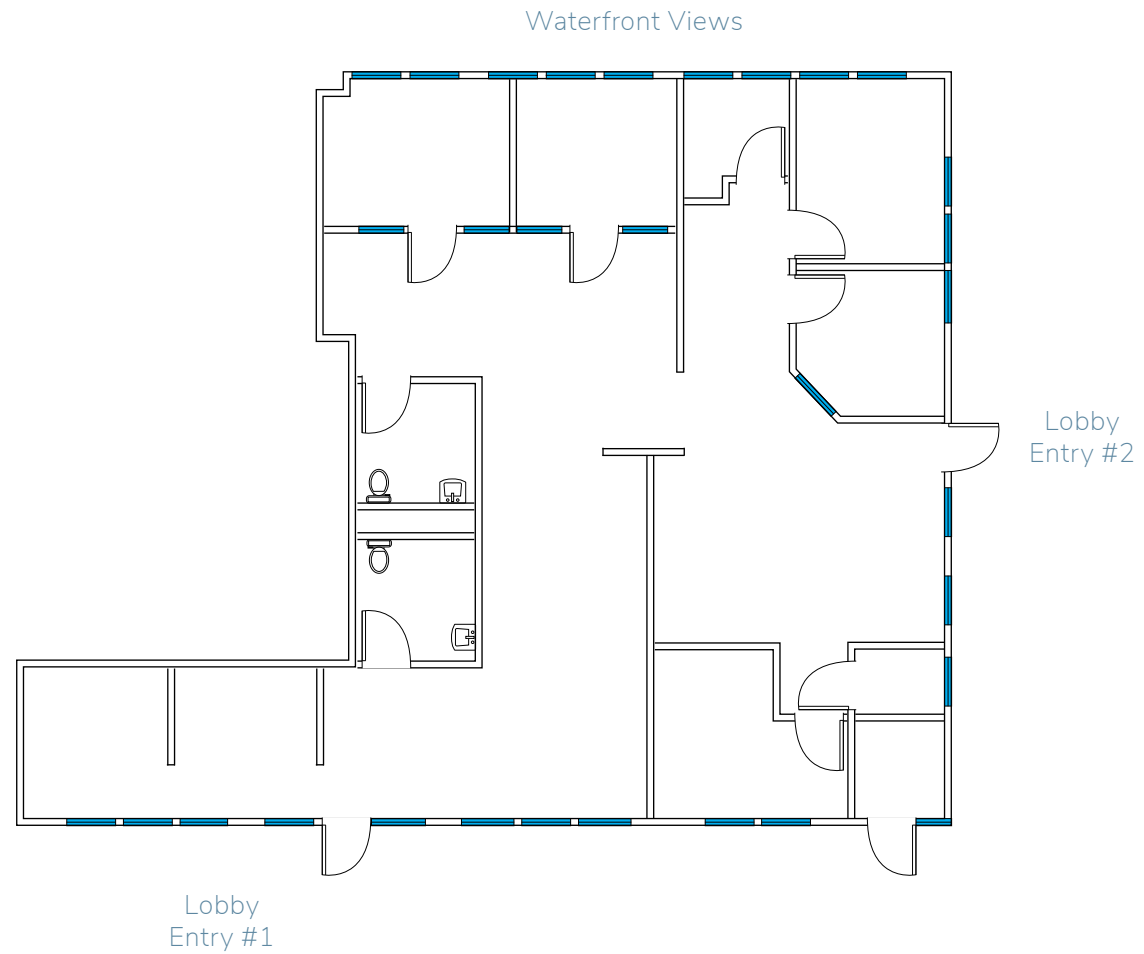
2877 Historic Decatur Road | Suite 200 (B). | Liberty Station 3



2877 Historic Decatur Road | Suite 200 (B). | Liberty Station 4



# Floor Plan



# Site Plan

Waterfront Views





Cushing Rd

Chauncey Rd

Historic Decatur Rd

2877 Historic Decatur Road



North  
San Diego Bay  
Harbor



Coronado Island



THE NEIGHBORHOOD

ARTS DISTRICT

SOUTH POINT

THE QUARTER

NTC PARK



2877 Historic Decatur Road

North San Diego Bay Harbor

Barnett Ave

Rosecrans St

Lytton St



## Local Tenants



## Local Demographics



14,148  
population



3,805  
households



\$111,991  
avg. household income



30.4  
avg. age



26,617  
employees



*Work. Shop. Play.*



2019 demographics within a one-mile radius

2877 Historic Decatur Road | Suite 200 (B) | Liberty Station 10

## Location Features



Located on Historic Decatur Road with immediate access to the San Diego Airport and I-5.



Breathtaking views of San Diego Bay, Liberty Station NTC Park, and San Diego's iconic skylines.



Numerous bayfront restaurants and retail amenities.



Newly renovated high-end creative office space, with luxurious details.





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