

# SPRECKELS BUILDING

SAN DIEGO, CA



**DOWNTOWN SAN DIEGO**  
RETAIL OPPORTUNITY

**CBRE**

## STRONG FUNDAMENTALS

- + Excellent location in the heart of downtown
- + Tremendous opportunity for a retailer to serve tourists and downtown residents while providing amenities to theatre patrons
- + The neighborhood provides an unparalleled residential lifestyle as well as sophisticated uses of retail and office spaces
- + Quick access to the San Diego International Airport, Interstate 5 and 8, State Routes 94 and 163
- + Prime retail on the ground floor of the historic Spreckels Theatre



## HIGH TRAFFIC LOCATION



**PLANNED**  
OVER THE NEXT  
**36 MONTHS**

**DOWNTOWN**  
IS HOME TO:

- + 75,000 workers
- + 4,000 businesses
- + 100 startups
- + 40,000 residents

**4,405**

**HOTEL ROOMS**

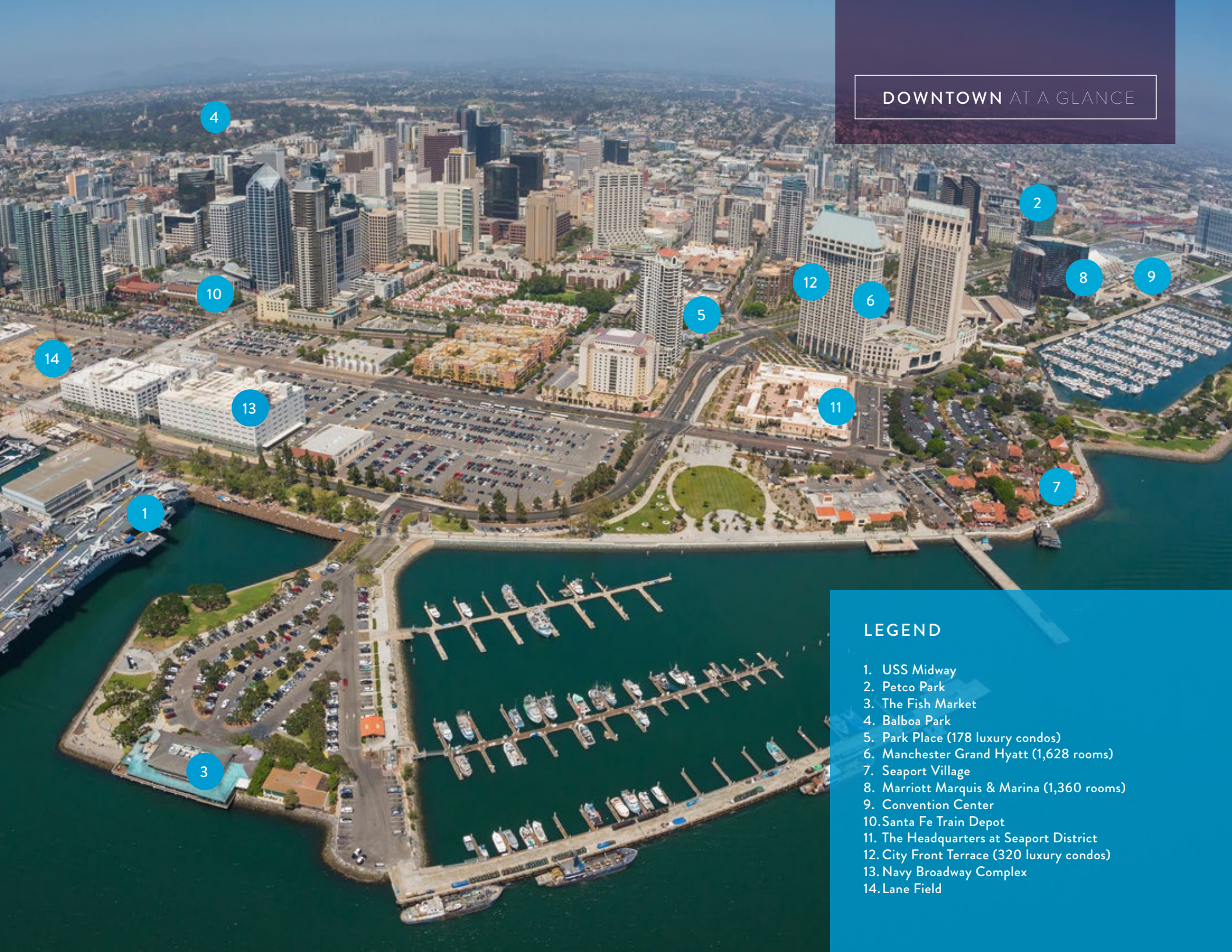
currently under construction,  
approved & pending construction

**IN PROXIMITY**  
TO WESTFIELD PLAZA

and within walking distance to the  
Convention Center, Gaslamp Quarter,  
Midway Museum, Cruise Ship Terminals,  
Petco Park and the Children's Museum



## DOWNTOWN AT A GLANCE



### LEGEND

1. USS Midway
2. Petco Park
3. The Fish Market
4. Balboa Park
5. Park Place (178 luxury condos)
6. Manchester Grand Hyatt (1,628 rooms)
7. Seaport Village
8. Marriott Marquis & Marina (1,360 rooms)
9. Convention Center
10. Santa Fe Train Depot
11. The Headquarters at Seaport District
12. City Front Terrace (320 luxury condos)
13. Navy Broadway Complex
14. Lane Field

## AREA MAP

### HEADQUARTERS AT SEAPORT DISTRICT

#### RESTAURANTS

Dallmann Fine Chocolates  
Eddie V's  
Flour & Barley  
Gelato Paradiso  
Puesto  
Seasons 52  
Starbucks  
Venissimo Cheese  
The Cheesecake Factory

#### SHOPS

Aaron Chang Ocean Art Gallery  
Coco Rose  
Geppetto's Toys  
Lori L. Fine Art Gallery  
Madison San Diego  
Lolo  
United Streets of Art  
Urban Beach House  
Sunglass Hut

### SEAPORT VILLAGE

#### RESTAURANTS

Asaggio Pizza Pasta Plus  
Ben and Jerry's Ice Cream  
Buster's Beach House & Longboard Bar  
Frost Me Gourmet Cupcakes  
Cousin's Candy Shop  
Edgewater Grill  
Greek Islands Café

Harbor House  
Margarita's Kitchen & Cantina  
Marion's Fish Market  
San Diego Burger Company  
San Diego Pier Café  
San Pasqual Wine Tasting Room  
Seaport Coffee and Fudge

Seaport Grill  
Seaport Cookie Co.  
Seaport Village Deli  
Wetzel's Pretzels  
Village Café

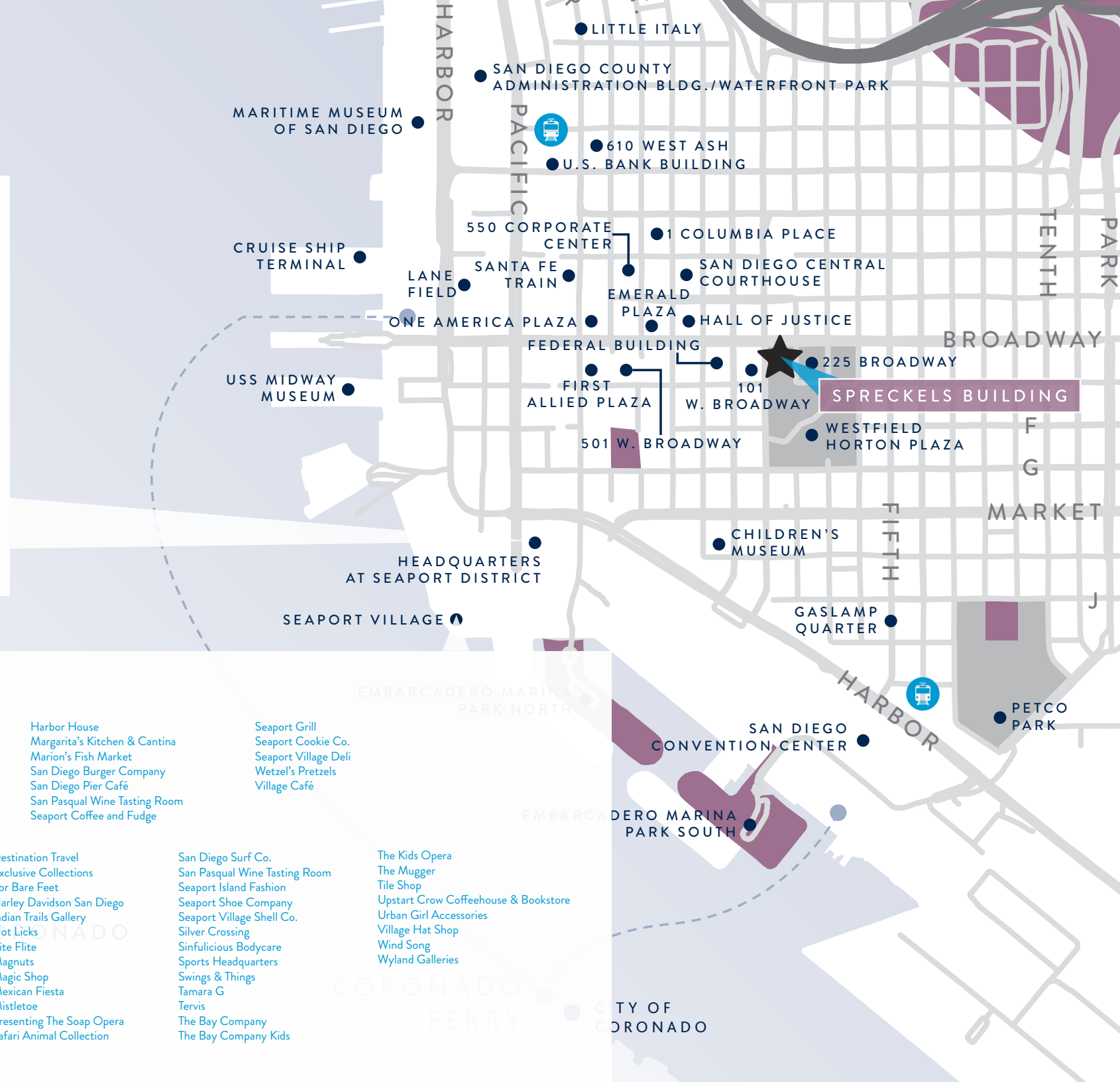
#### SHOPS

Alamo Flags  
America's National Heros  
American Nostalgia  
Best of San Diego  
Apple Box  
California Candle Gallery  
California Original Sunglasses  
Captain Hunt Tobacconist  
Captain's Cove  
Cariloha  
Crazy Shifts  
Del Sol  
Eclipse Eyewear

Destination Travel  
Exclusive Collections  
For Bare Feet  
Harley Davidson San Diego  
Indian Trails Gallery  
Hot Licks  
Kite Flite  
Magnuts  
Magic Shop  
Mexican Fiesta  
Mistletoe  
Presenting The Soap Opera  
Safari Animal Collection

San Diego Surf Co.  
San Pasqual Wine Tasting Room  
Seaport Island Fashion  
Seaport Shoe Company  
Seaport Village Shell Co.  
Silver Crossing  
Sinfulicious Bodycare  
Sports Headquarters  
Swings & Things  
Tamara G  
Tervis  
The Bay Company  
The Bay Company Kids

The Kids Opera  
The Mugger  
Tile Shop  
Upstart Crow Coffeehouse & Bookstore  
Urban Girl Accessories  
Village Hat Shop  
Wind Song  
Wyland Galleries

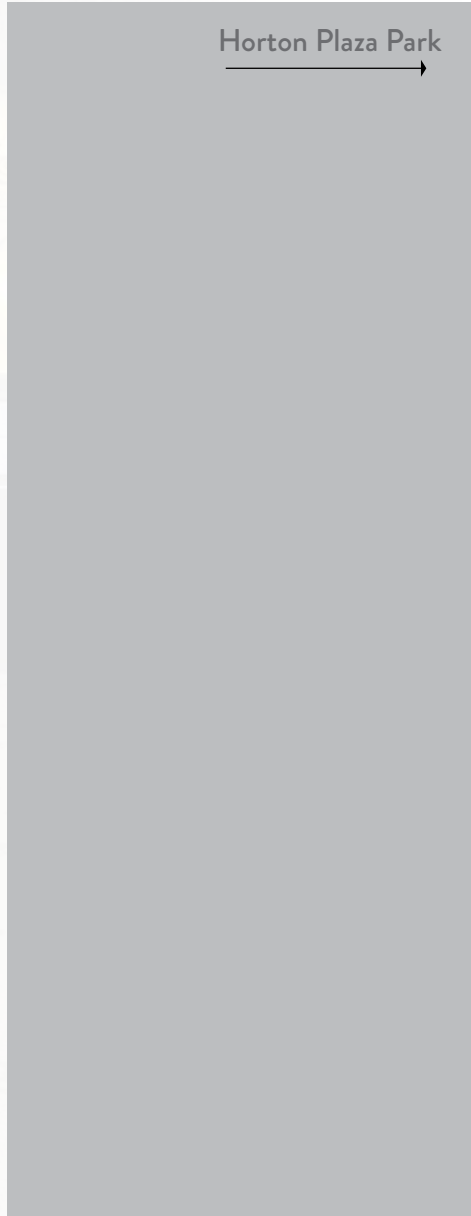
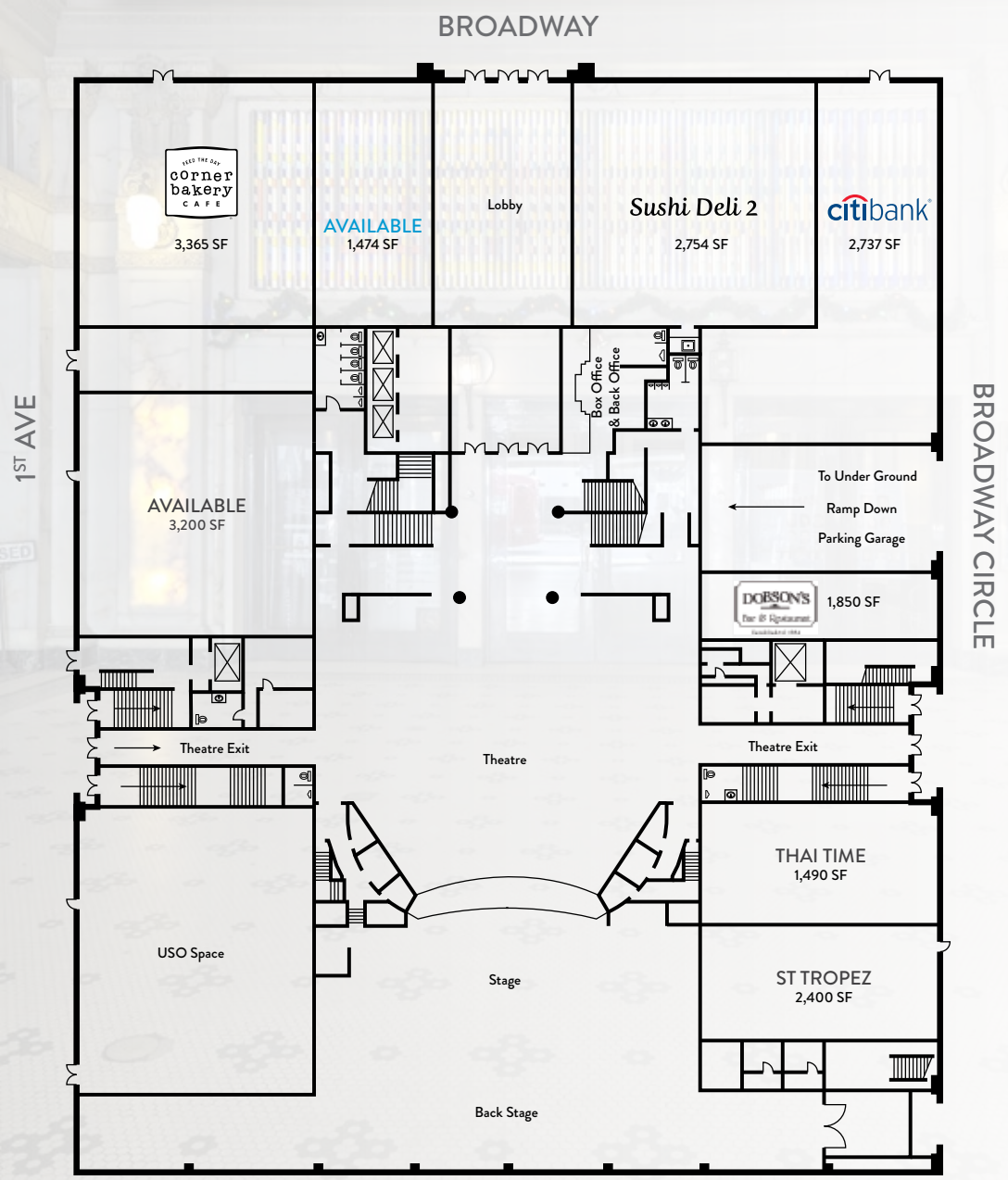


CORONADO

CORONADO FERRY

CITY OF CORONADO

SITE PLAN





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**MATT SHOPE**  
Lic. 01423074  
+1 858 546 4641  
matt.shope@cbre.com

**ERICA MITTENDORFF**  
Lic. 01940649  
+1 858 404 7208  
erica.mittendorff@cbre.co



## CBRE

CBRE, Inc.  
Broker Lic. #00409987



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