

\$2,988,000 - J,

MLS® #NDP2401772

\$2,988,000

Bedroom, Bathroom, 40,282 sqft

Lot / Land on 1 Acres

N/A, , CA

We are pleased to present a prime development opportunity in the heart of San Diego on J Street, the facility is strategically positioned to serve a growing demand for senior care services and offered at the price range of \$2,500,000 to \$2,988,000. This site is 0.924 acres (40,281 sq. ft.) lot with RM-1.1 zoning and potential for conditional/specialty use for senior care housing is centrally situated in San Diego and it is near Downtown, Coronado, major hospitals, and easy access to major freeways (5, 15, 805, and 94), making it a strategic choice for investors and operators in the senior care market for San Diego's growing needs for senior care housing. Architectural building plans and grading plans are prepared and revised based on the feedback from the city officials. The proposed three-story building, offering 29,628 sq. ft., is meticulously designed for senior living, first floor only dedicated to general activities for adult care/development center, kitchen, physical therapy room. Second and third floor featuring 47 beds, a kitchen, administrative offices, nurses stations, administrative offices, emphasizing both efficiency and comfort. The building design includes modern amenities and spaces conducive to both medical care and comfortable living, ensuring a high quality of life for residents. The project includes 30 parking spaces, with two designated for handicap access, catering to the needs of staff, visitors, and residents. Our team is currently exploring the feasibility of developing



LAND FOR SALE
PROPOSED BUILDING DESIGN FOR SENIOR CARE FACILITY
J STREET, SAN DIEGO, CA 92102



an apartment/condo complex, taking into account the Floor Area Ratio (FAR) limits

Additional Information

County	San Diego
Zip	92102
MLS® #	NDP2401772
Square Ft	40,282
Lot Size	0.92
Neighborhood	SAN DIEGO (92102)

Listing Details

Provided By: Douglas Elliman of California

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