

RELIGIOUS/EDUCATIONAL PROPERTY FOR LEASE

6551 SOLEDAD MOUNTAIN RD, LA JOLLA, CA 92037



DESCRIPTION

The subject property is located on Soledad Mountain Rd, with frontage on La Jolla Scenic Drive and good access to I-5. The property is surrounded by single family residential, and approximately 5 miles south of UC San Diego.

The property is currently used as a religious/educational facility and is comprised of two structures. The owner is looking for a lease and would consider a form of ground lease. The main building is 18,898± SF and includes a sanctuary that can seat 790±, multiple classrooms currently used as a preschool, offices, a kitchen, and a fellowship hall. There is a paved parking lot with approximately 130 spaces, in addition to multiple outdoor play spaces and open space on site.

BUILDING FEATURES

BUILDING SIZE	18,898± SF
ACREAGE	5.53± AC
USE	Religious/Educational Facility
SEATING CAPACITY	790±
ZONING	R-1 Single Family Residential
COUNTY	San Diego
APN	352-461-03-00

FOR MORE INFORMATION, PLEASE CONTACT:

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Although all information furnished regarding for sale, rental or financing is from sources we deem reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, changes of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. All sizes are approximate and subject to survey.

PHOTOS



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PROPERTY OUTLINE & MAP



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DEMOGRAPHICS

1 MILE RADIUS

	5,222 ESTIMATED POPULATION 2023
	53.2 MEDIAN AGE
	\$1.72 M MEDIAN HOME VALUE 2023
	1,442 TOTAL EMPLOYEES
	\$277,643 AVG HOUSEHOLD INCOME

3 MILE RADIUS

	131,067 ESTIMATED POPULATION 2023
	37.9 MEDIAN AGE
	\$1.07 M MEDIAN HOME VALUE 2023
	49,092 TOTAL EMPLOYEES
	\$172,718 AVG HOUSEHOLD INCOME

5 MILE RADIUS

	216,943 ESTIMATED POPULATION 2023
	37.7 MEDIAN AGE
	\$977,376 MEDIAN HOME VALUE 2023
	133,952 TOTAL EMPLOYEES
	\$165,856 AVG HOUSEHOLD INCOME

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