

1250 PROSPECT STREET

LA JOLLA CA 92037, USA

La Jolla Cove

**UNPARALLELED
COASTAL LOCATION**

JOSH SIMMS

619.500.7473

josh.simms@cast-cap.com

License #02080261

MOUNTAIN WEST DEVELOPMENT

KIPP GSTETTENBAUER, CCIM

619.347.3861

kipp@mountainwestdevco.com

License #01405420

CAST
CAPITAL PARTNERS

Exceptional Ocean Views | Unrivalled Coastal Location

Join George's, Blue Ocean, and More



AVAILABLE SPACES FOR LEASE

- 8,925 SF Restaurant and Patio with Panoramic Oceans Views
- 2,592 SF Office with La Jolla Cove Views
- 3,202 SF Office with La Jolla Cove Views
- 1,363 SF Retail/Office Space



SITE PLAN RENDERING



FORMER RESTAURANT SPACE

INTERIOR SPACE: 6,747 USF

PATIO SPACE: 2,178 USF

TOTAL AVAILABLE: 8,925 USF

Excellent retail location in Downtown La Jolla

Former restaurant space - 8,925 USF

Panoramic ocean views and in close proximity to La Jolla's scenic and cultural attractions, restaurants, boutiques, hotels, and more

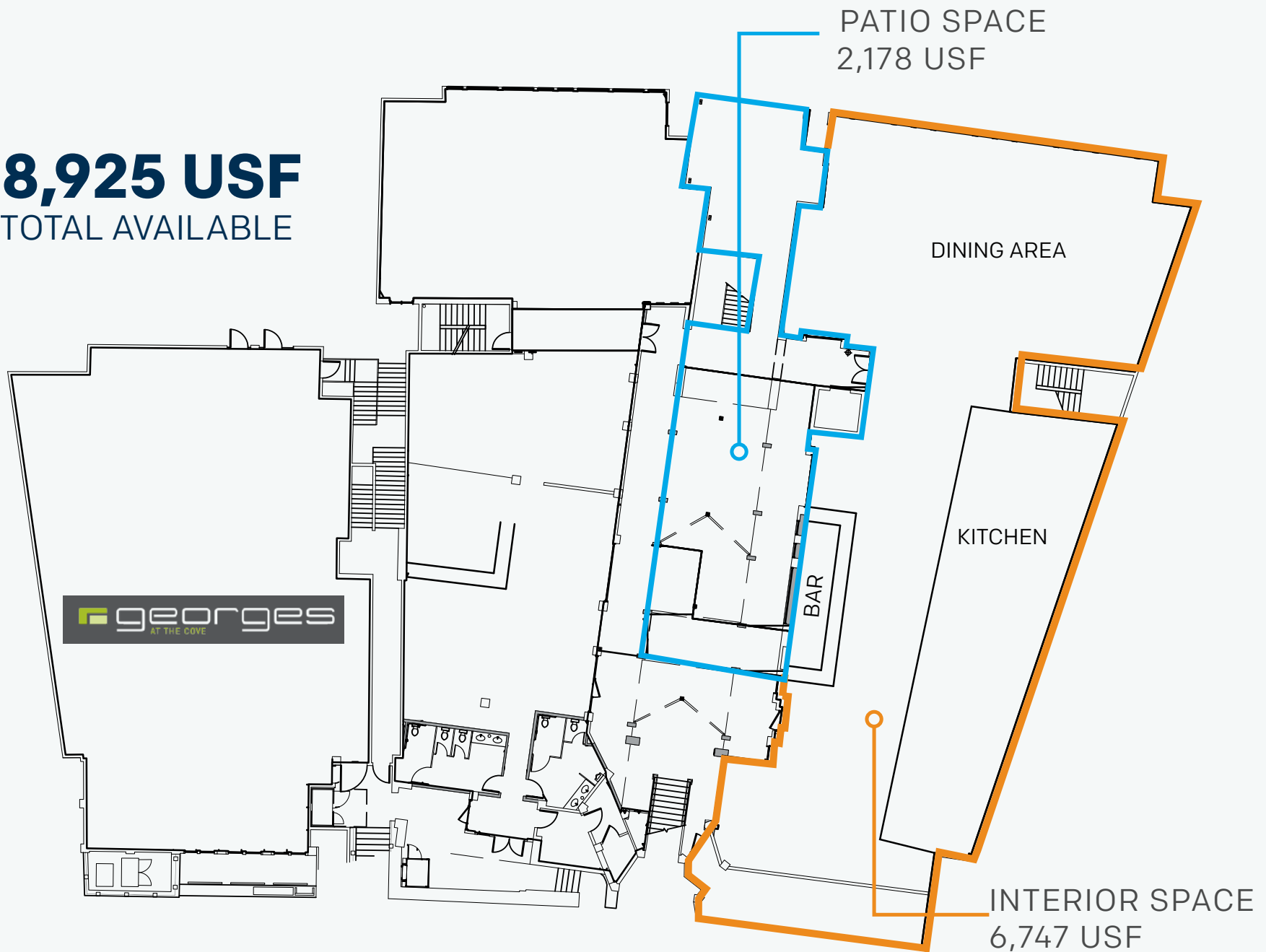
Located in the premier retail submarket in Southern California

High traffic count & pedestrian traffic

Lease Rate: Negotiable



8,925 USF
TOTAL AVAILABLE



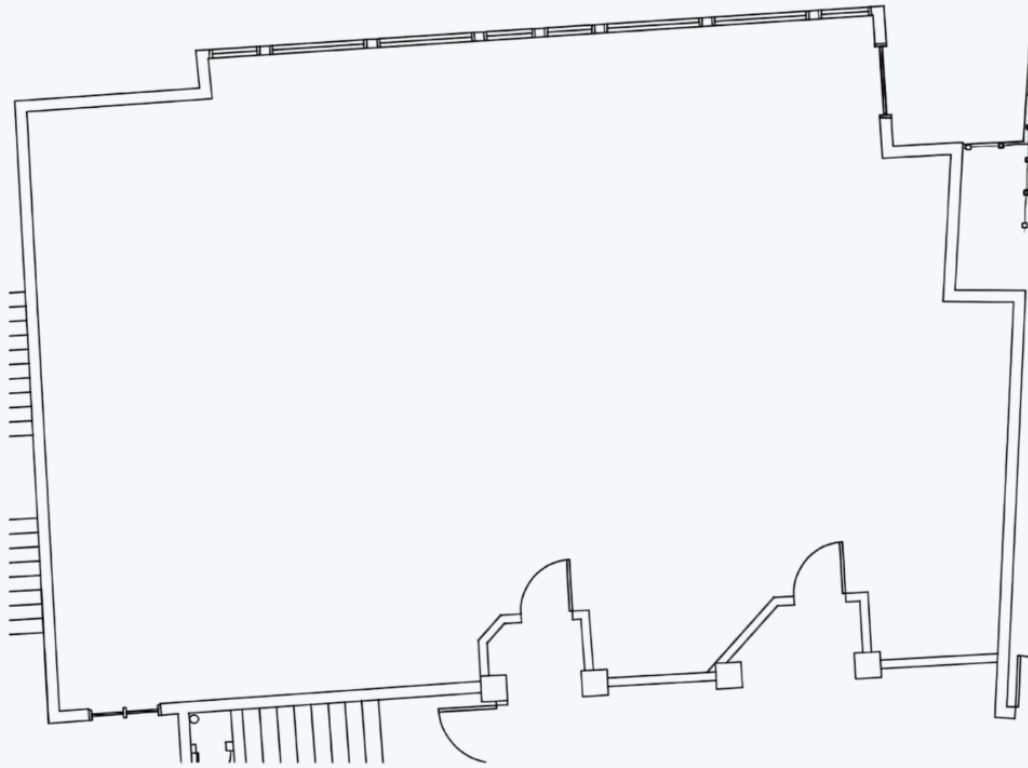




discover

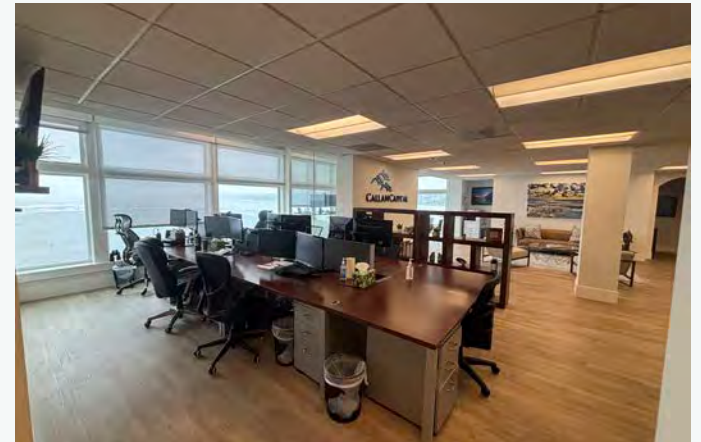
an abundance of retail amenities

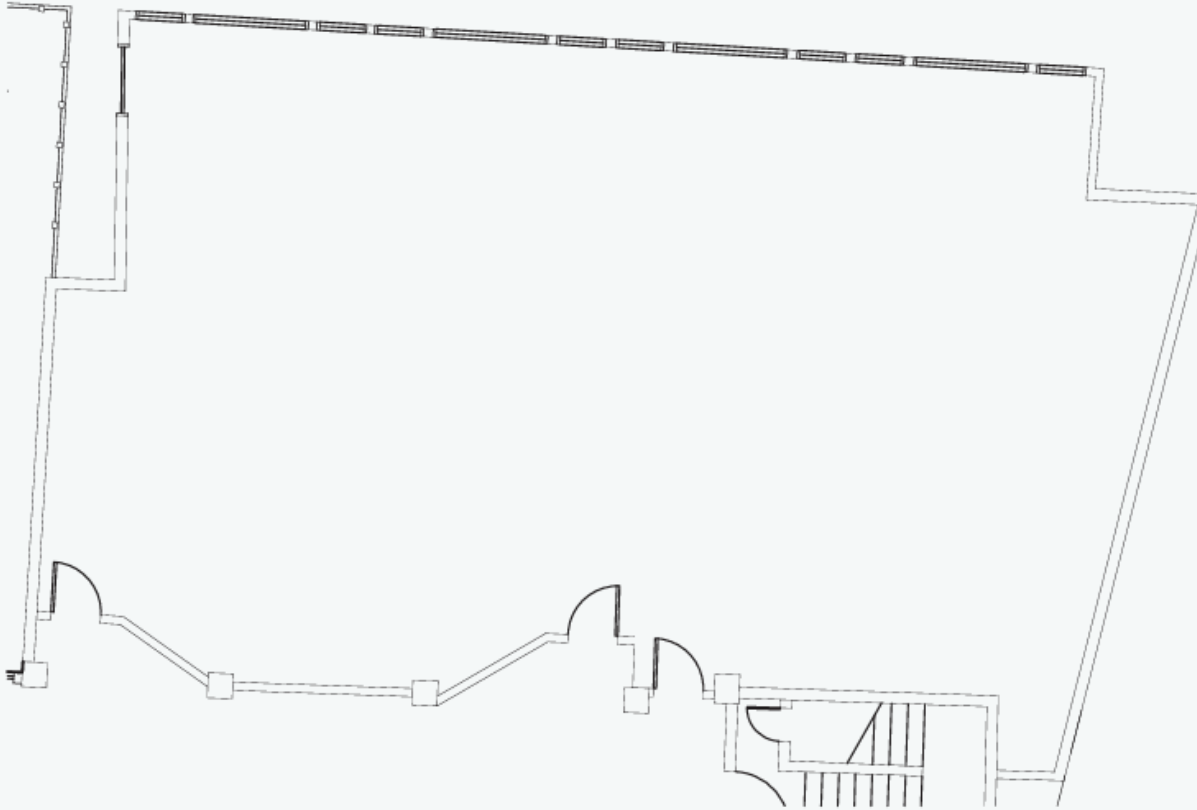




OCEAN LEVEL
OCEAN 1 & 2

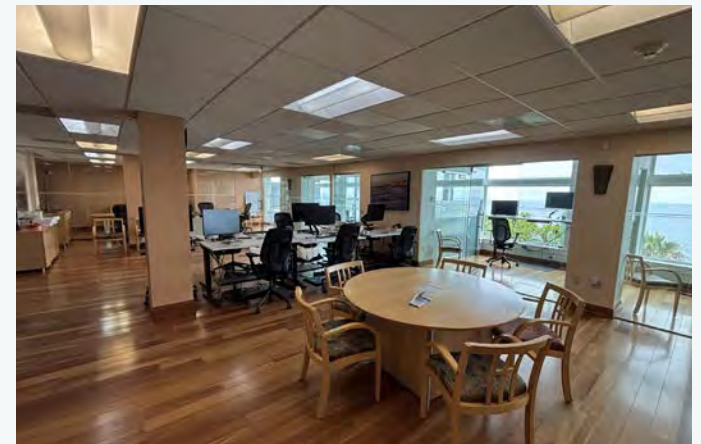
±2,592 RSF

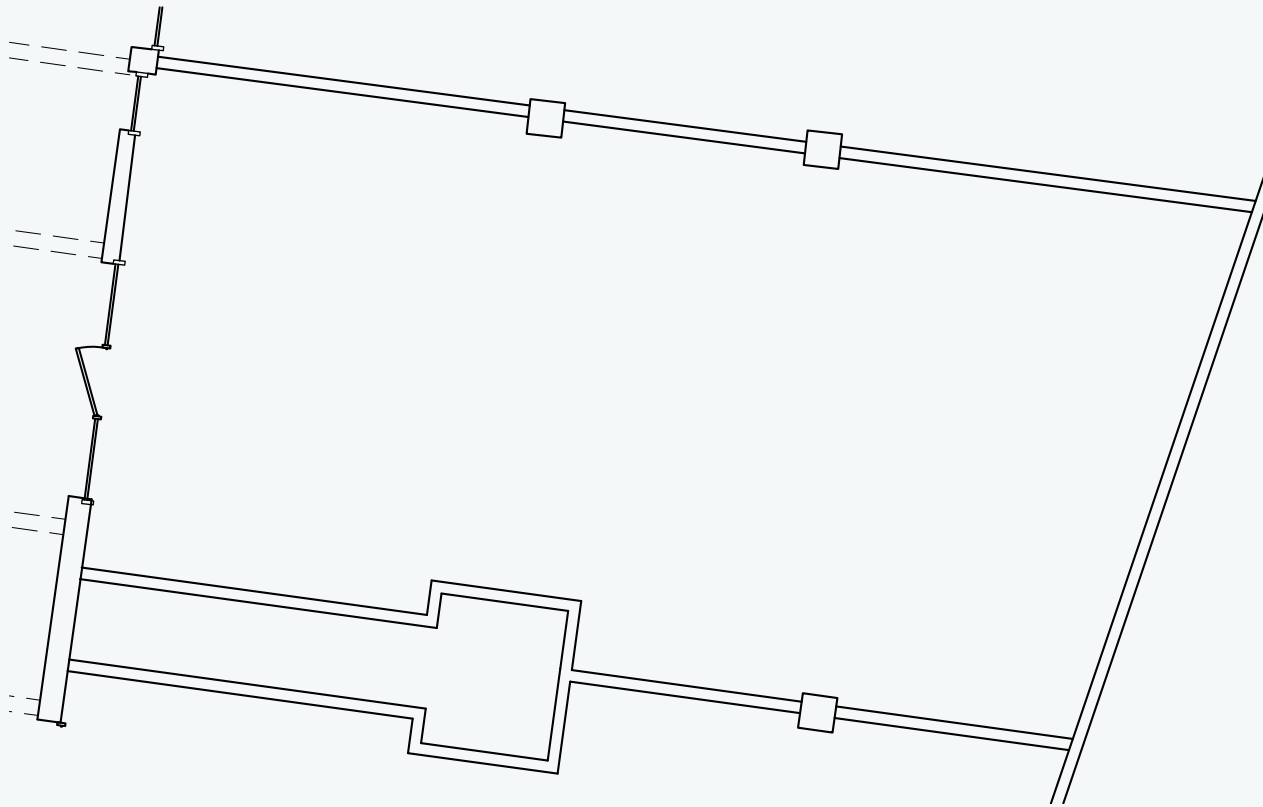




OCEAN LEVEL
OCEAN 3, 4, & 5

±3,202 RSF

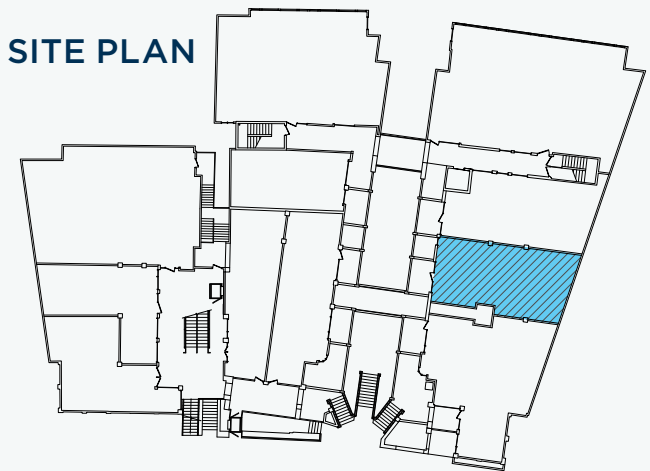




SECOND FLOOR:
C-21 RETAIL SPACE

±1,363 RSF

SITE PLAN



PROPERTY PHOTOS



AERIAL PHOTO



La Jolla
COUNTRY CLUB

La Jolla Cove
±3 Million Yearly Visitors

SUBJECT PROPERTY

La Jolla Financial Building

La Jolla Cove Hotel

La Valencia Hotel

California Bank

Banc of California

Chase

US Bank

BevMo!

LIFETIME

PROSPECT SQUARE

Citi

Grand Ave

Coast Blvd

DOWNTOWN SAN DIEGO
±18 Minutes | ±12 Miles

PAVILIONS



JOSH SIMMS

619.500.7473

josh.simms@cast-cap.com

License #02080261

KIPP GSTETTENBAUER, CCIM

619.347.3861

kipp@mountainwestdevco.com

License #01405420

CAST
CAPITAL PARTNERS



5090 Shoreham Place Suite 100 San Diego, CA 92122 | information@cast-cap.com | 619.308.6680 | www.Cast-Cap.com

Copyright ©2025 CAST Capital Partners All rights reserved. This information above was obtained from sources deemed reliable. No warranties or representations, expressed or implied, are made as to the accuracy of the information contained herein, and same is submitted subject errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principals. This information is given with the understanding that all negotiations relating to the purchase, renting or leasing of the property described herein shall be conducted through CAST Capital Partners.