

RETAIL SPACE FOR LEASE

726-730 Market St, San Diego, CA 92101

**Retail
Leasing Opportunity**

Leasing Brochure



PREMIER LEASING OPPORTUNITY IN THE HEART OF DOWNTOWN SAN DIEGO

MATTHEWS™

Inquire Regarding Pricing

LEASE DETAILS

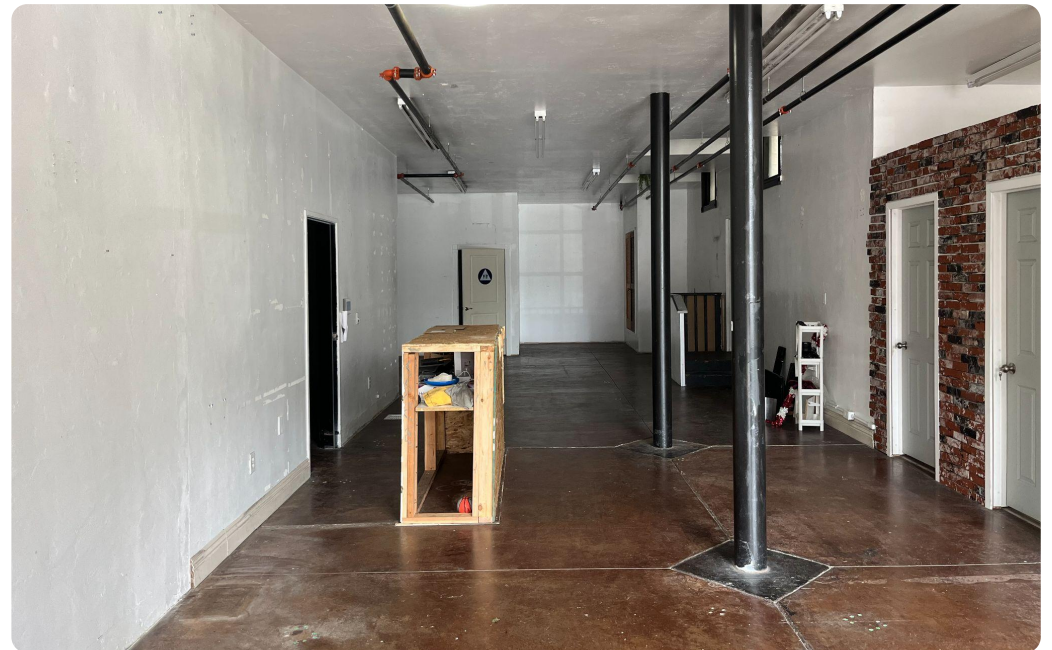
Opportunity Highlights

CONTACT BROKER FOR PRICING INFORMATION

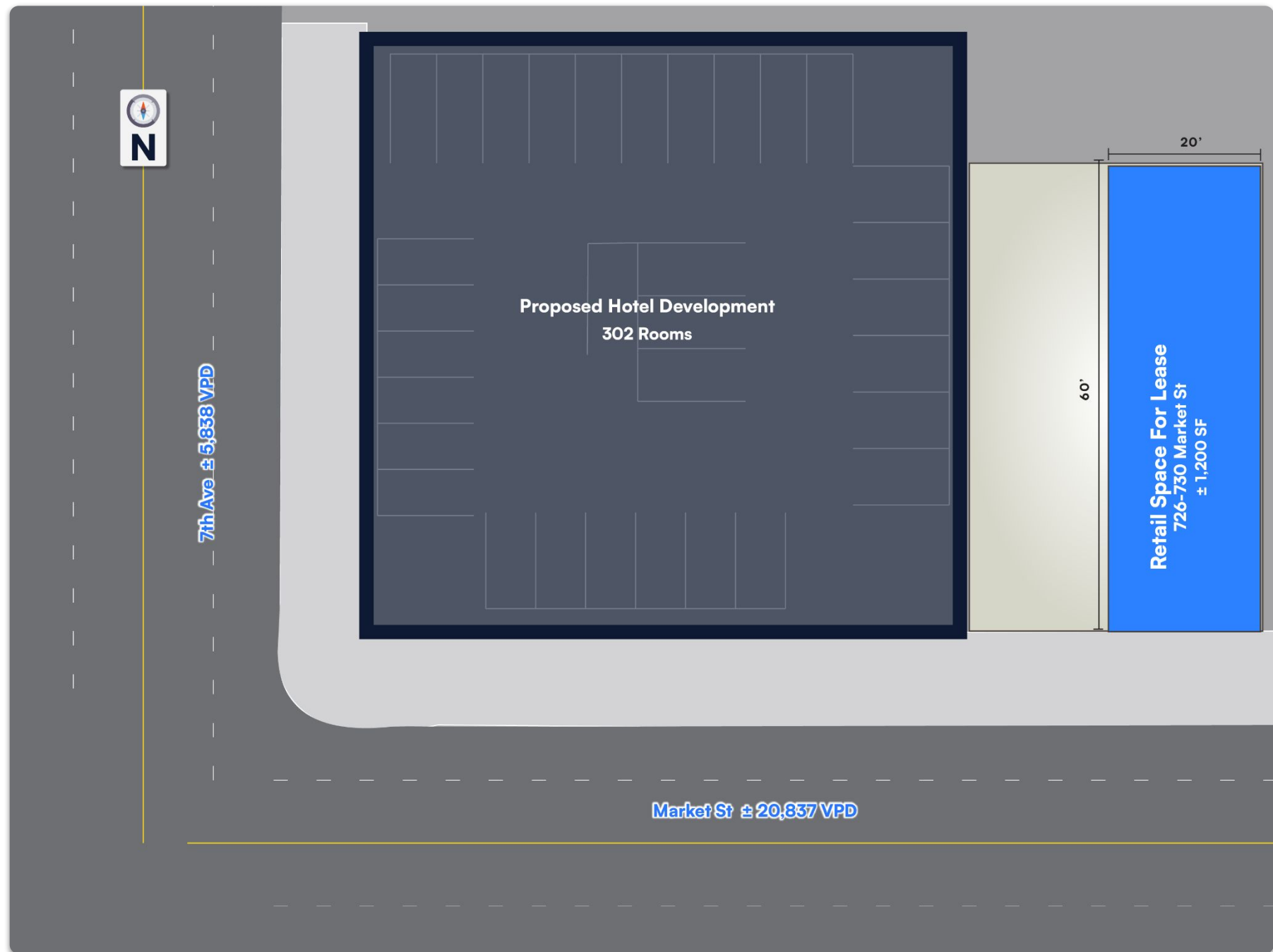
- $\pm 1,200$ SF ground-floor retail space
- Located beneath the 17-room Arthur Hotel in East Village (largest downtown neighborhood)
- High-visibility and frontage on Market Street ($\pm 20,837$ VPD)
- Open floor footprint allowing operator to craft ideal buildout
- Blocks from Petco Park, Gaslamp District, and Convention Center
- Neighboring property (702 Market street) is a proposed hotel development (302 rooms)



INTERIOR PHOTOS



FLOOR PLAN



LOCATION HIGHLIGHTS

The Gaslamp Quarter is San Diego's premier shopping, dining, and entertainment destination. This historic and vibrant neighborhood is home to over 200 restaurants, bars, nightclubs, boutiques, and art galleries, making it the perfect location for businesses seeking visibility, foot traffic, and a dynamic urban atmosphere.

Why Lease in the Gaslamp District?

- **Prime Location:** Centrally located in San Diego's bustling downtown, steps away from major landmarks and attractions.
- **Vibrant Atmosphere:** A lively urban setting that attracts both locals and tourists year-round.
- **High Foot Traffic:** Surrounded by top-tier restaurants, entertainment venues, and shopping destinations.
- **Close to Major Attractions:** Petco Park, the San Diego Convention Center, Seaport Village, and Horton Plaza are just minutes away.
- **Walkability & Transit:** A Walk Score of 98 and excellent access to public transportation.



SURROUNDING AREA





± 90,000 VPD

GRANGER
BLDG
51,900 SF

WYNDHAM
59 ROOMS
GASLAMP
PLAZA SUITES
64 ROOMS

625
BROADWAY
231 UNITS

707
BROADWAY
187,304 SF

CELADON
250 UNITS

BROADWAY
TOWERS
700 UNITS

KILROY
EAST VILLAGE
840,000 SF

BLOCK A
368 UNITS

BROADSTONE
265 UNITS

KEATING
HOTEL
35 ROOMS

RAMADA
INN
99 ROOMS

MOXY
HOTEL
126 ROOMS

ANDAZ
HOTEL
159 ROOMS

900 F
STREET
117 UNITS

10TH & E
365 UNITS

11TH & E
462 UNITS

IDEA1
298 UNITS

SUPERBLOCK
550,000 SF

BLOCK D
48,000 SF

CITY VIEW APTS
122 UNITS

AC HOTEL
147 ROOMS

THE LOFTS
AT 777
106 UNITS

758
8TH AVE
36,000 SF

733
8TH AVE
36,000 SF

731 9TH
AVE
6,000 SF

1045 F ST
NEUHAUS
12,000 SF

TENTH&G
207 UNITS

741
11TH AVE
3,000 SF

BLOCK F
48,518 SF

BLOCK F
405 UNITS

LUCIA NEL CIELO
424 UNITS

THE LINK
88 UNITS

6TH & C
HOTEL
180 ROOMS

COMFORT INN
103 ROOMS

NEXUS
96 UNITS

RADIAN
241 UNITS

1009 G ST
8,000 SF

EV LOFTS
208 UNITS

13TH & MARKET
264 UNITS

MARKET
STREET
VILLAGE
229 UNITS

FORM 15
242 UNITS

16TH & MARKET
154 UNITS

517
4TH AVE
16,066 SF

STEELE
LOFTS
25,000 SF

ALTA
176 UNITS

CISTERRA
7TH AND MARKET
153 ROOMS

THE MARK
233 UNITS

STRATA
163 UNITS

M21
230 UNITS

PARK BLVD WEST
117 UNITS

ISLAND
VILLAGE
281 UNITS

ALPHA SQUARE
203 UNITS

POTIKER
SENIOR
LIVING
200 UNITS

BAHIA
VIEW
95 UNITS

ELEMENTS
55 UNITS

GASLAMP
CITY
SQUARE
233 UNITS

THE PENDRY
317 ROOMS

COURTYARD
MARRIOTT
90 ROOMS

HOTEL
SOLAMAR
235 ROOMS

SEMPRA HQ
320,000 SF

PARK LOFTS
120 UNITS

HAMPTON INN
BY HILTON
133 ROOMS

FAHRENHEIT
77 UNITS

1355 ISLAND AVE
203,000 SF

EZABELLE
46 UNITS

ENTRADA
APARTMENTS
172 UNITS

PINNACLE
ON THE PARK
956 UNITS

SHIFT
368 UNITS

ROBERT
GREEN
HOTEL
241 ROOMS

RESIDENCE
INN
240 ROOMS

SAN DIEGO
MARRIOTT
GASLAMP
306 ROOMS

THE LEGEND
178 UNITS

TR OFFICE
49,755 SF

DIAMOND
TERRACE URBANA
115 UNITS

FAHRENHEIT
77 UNITS

1355 ISLAND AVE
203,000 SF

METROME
184 UNITS

ENTRADA
APARTMENTS
172 UNITS

PINNACLE
ON THE PARK
956 UNITS

SHIFT
368 UNITS

HILTON
GASLAMP
283 ROOMS

HARD
ROCK
HOTEL
420 ROOMS

OMNI
SAN DIEGO
511 ROOMS

THE LEGEND
178 UNITS

TR OFFICE
49,755 SF

DIAMONDVIEW
306,250 SF
BUMBLE BEE TUNA
29,528 SF

ICON
325 UNITS

PARK TERRACE
233 UNITS

EAST VILLAGE
QUARTER
612 UNITS
1.35M SF

MODERA
368 UNITS

14TH &
COMMERCIAL
407 UNITS

BALLPARK
VILLAGE
1,600 ROOMS

PARK 12
718 UNITS

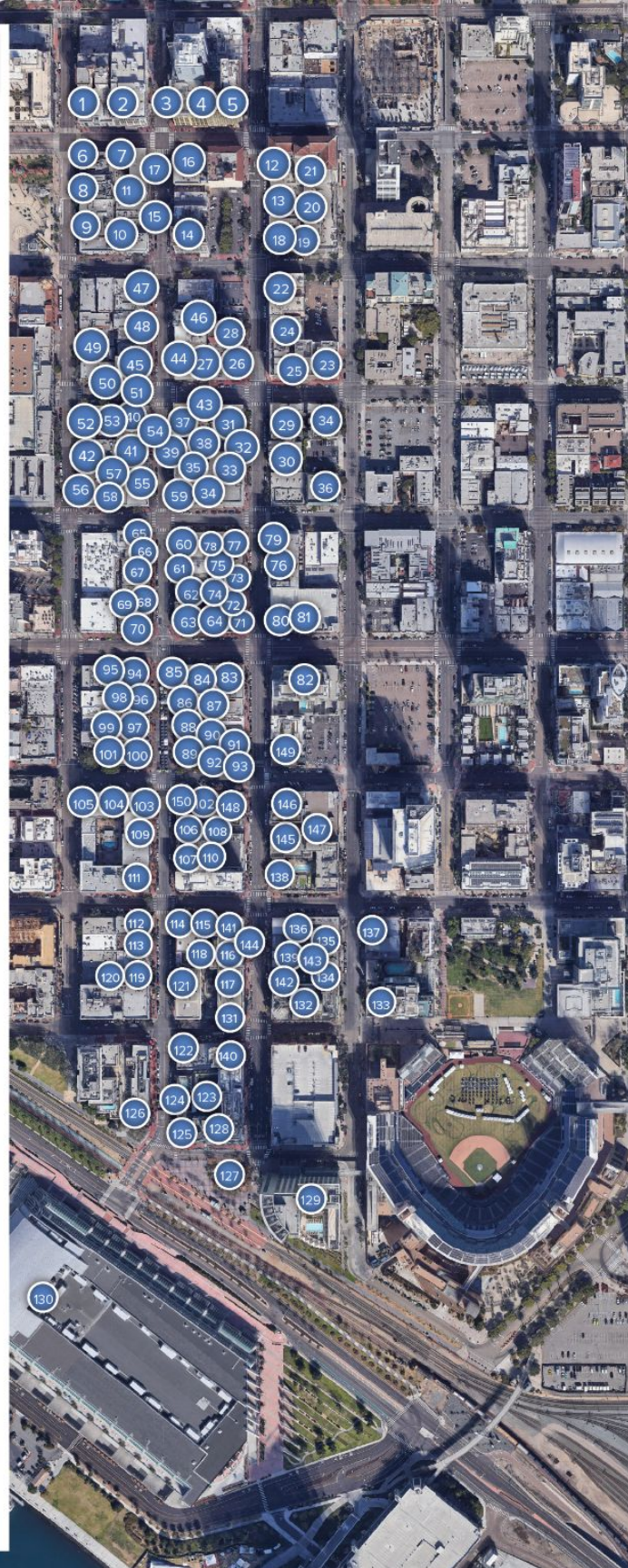
Hotels

Notable Office Buildings

Multi-Family Residential / Mixed Used

GASLAMP QUARTER

- | | |
|---|---|
| 1 CVS PHARMACY | 36 COMFORT INN GASLAMP CONVENTION CENTER |
| 2 T-MOBILE | 37 WILLIAM PENN HOTEL |
| 3 7-ELEVEN | 38 TACOS EL GORDO |
| 4 CRAB HUT | 39 KARINA'S CANTINA GASLAMP |
| 5 COURTYARD BY MARRIOTT | 40 THE TIPSY CROW |
| 6 GASLAMP FISH HOUSE | 41 MYST LOUNGE |
| 7 SEÑOR TAQUERO | 42 URBAN INDIA RESTAURANT & BAR |
| 8 REI DO GADO BRAZILLIAN STEAKHOUSE & SEAFOOD | 43 OMERTA |
| 9 BLOOM NIGHTCLUB | 44 GYU-KAKU JAPANESE BBQ |
| 10 7-ELEVEN | 45 CAFE 21 GASLAMP |
| 11 THE WAVES TACO CLUB | 46 INKA'S BAR AND GRILL |
| 12 PARQ NIGHTCLUB | 47 GASLAMP TAVERN |
| 13 HUSTLER HOLLYWOOD | 48 ONYX ROOM NIGHTCLUB |
| 14 THE MELTING POT | 49 VYBZ KITCHEN & LOUNGE |
| 15 FULL MOON SD | 50 CASABLANCA LOUNGE |
| 16 GREAT WALL EXPRESS | 51 SADAF RESTAURANT |
| 17 5TH AVE NEW YORK PIZZA | 52 MYST LOUNGE |
| 18 PETRA GRILL | 53 URBAN INDIA RESTAURANT & BAR |
| 19 SERRANO'S STREET TACOS & BARS | 54 METL BAR & RESTAURANT |
| 20 ENGAGEMENT CORNER | 55 PIZZA ON 5TH |
| 21 VANTAGGIO SUITES GASLAMP | 56 ASTI RISTORANTE |
| 22 SAN DIEGO JEWELERS EXCHANGE | 57 OSTERIA PANEVINO |
| 23 ANDAZ HOTEL | 58 WHISKEY GIRL |
| 24 MOXY DOWNTOWN GASLAMP HOTEL | 59 THEATRE BOX |
| 25 STK STEAKHOUSE | 60 URBAN OUTFITTERS |
| 26 THE DOUBLE DEUCE | 61 VANS |
| 27 F6IX | 62 GHIRARDELLI ICE CREAM & CHOCOLATE SHOP |
| 28 AMERICAN COMEDY CO. SAN DIEGO | 63 LUCKY BRAND |
| 29 COIN-OP | 64 THE MELT |
| 30 CHIEFY CAFE | 65 TORO |
| 31 HUB MARKET AND DELI | 66 GREYSTONE PRIME STEAKHOUSE & SEAFOOD |
| 32 CHEFS SD | 67 THE BUTCHER'S CUT |
| 33 PUSHKIN RESTAURANT & BAR | 68 AMERICAN JUNKIE |
| 34 WILD'N OUT | 69 HENRY'S PUB |
| 35 AC HOTEL BY MARRIOTT | 70 BARLEYMASH |



GASLAMP QUARTER

- | | | |
|--------------------------------------|-------------------------------------|-------------------------------|
| 71 LAVO ITALIAN RESTAURANT | 106 OLALA CREPES | 141 GASLAMP BREAKFAST COMPANY |
| 72 BANG BANG | 107 PENDRY HOTEL | 142 BROKEN YOLK CAFE |
| 73 SIDE BAR | 108 OXFORD SOCIAL CLUB | 143 MEZE GREEK FUSION |
| 74 STILLO | 109 QUIKSILVER | 144 TOASTED BARREL |
| 75 MINA LOUNGE | 110 LIONFISH MODERN COASTAL CUISINE | 145 HOTEL SOLAMAR |
| 76 ACE HARDWARE | 111 CVS PHARMACY | 146 COURTYARD BY MARRIOTT |
| 77 PARFAIT PARIS | 112 HUNTRESS STEAKHOUSE | 147 THE NOLEN |
| 78 FOGO DE CHAO BRAZILIAN STEAKHOUSE | 113 LUMI | 148 NOVA SD |
| 79 FIG TREE CAFE | 114 WINE BANK | 149 TIVOLI BAR & GRILL |
| 80 SAN REMO PIZZERIA | 115 AGORA GALLERIES | 150 TACO CENTRO |
| 81 ALLEN'S FLOWERS & PLANTS | 116 OFF THE BENCH | |
| 82 CVS PHARMACY | 117 HAPPY DOES | |
| 83 THE SMOKING GUN | 118 SEVILLA | |
| 84 SPILL THE BEANS COFFEE & BAGELS | 119 ROCKIN' BAJA LOBSTER | |
| 85 SALTWATER SEAFOOD & STEAK | 120 CERVEZA JACK'S | |
| 86 TAKA RESTAURANT | 121 UNION KITCHEN AND TAP GASLAMP | |
| 87 CUBAN CIGAR FACTORY | 122 OLD SPAGHETTI FACTORY | |
| 88 RUSTIC ROOT | 123 HARD ROCK HOTEL | |
| 89 JOHNNY WAHOO! GOLF BAR | 124 STARBUCKS | |
| 90 7-ELEVEN | 125 NOBU | |
| 91 GASLAMP BBQ | 126 LOU & MICKEY'S | |
| 92 CHOLATE CREMERIE | 127 GASLAMP COASTAL BAR & GRILL | |
| 93 CESAR'S CIGAR AND SPIRITS LOUNGE | 128 207 BAR & LOUNGE | |
| 94 SAN DIEGO TRADING COMPANY | 129 OMNI HOTEL | |
| 95 CALI CREAM HOMEMADE ICE CREAM | 130 SD CONVENTION CENTER | |
| 96 HAVANA 1920 | 131 LA CONDE | |
| 97 EL CHINGON | 132 MARRIOTT SD GASLAMP QUARTER | |
| 98 THE FIELD IRISH PUB | 133 CITY TACOS | |
| 99 LEFTY'S CHEESESTEAK | 134 LUCKY'S LUNCH COUNTER | |
| 100 SAB LAI THAI KITCHEN | 135 MOONSHINE FLATS | |
| 101 BLARNEY STONE PUB | 136 THE BLIND BURRO | |
| 102 ZAMA | 137 BUB'S AT THE BALLPARK | |
| 103 SKECHERS | 138 JSIX | |
| 104 BANK OF AMERICA | 139 WATERGRILL | |
| 105 MAMA POR DIOS | 140 RESIDENCE INN MARRIOTT | |

Consumer Spending

1 Mile

3 Miles

5 Miles

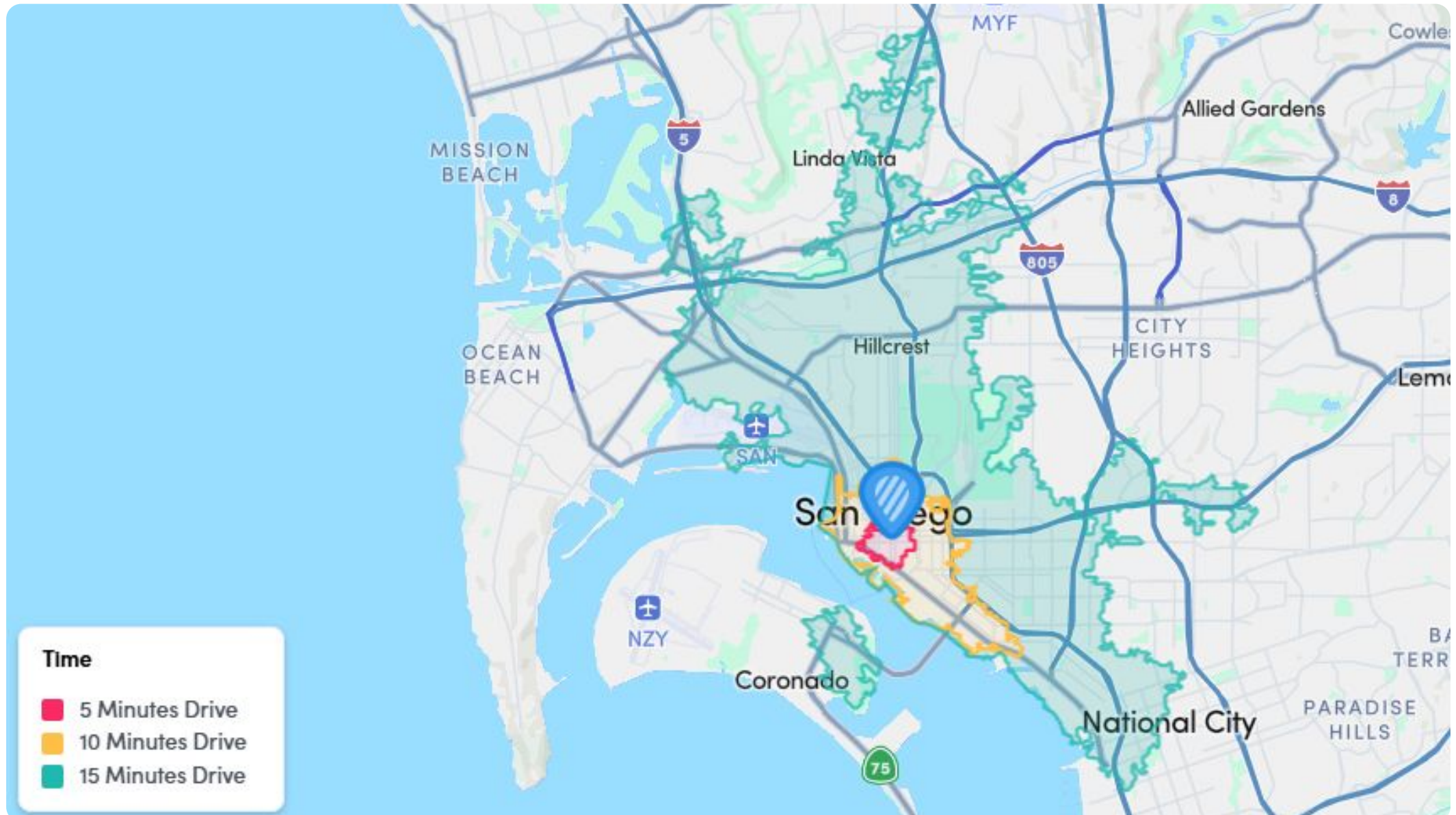
Consumer Spending	Current Year	5 Yr Forecast	Current Year	5 Yr Forecast	Current Year	5 Yr Forecast	^
Total Retail	\$86m	\$92m	\$3b	\$3b	\$6b	\$7b	
Food	\$14m	\$15m	\$428m	\$453m	\$1b	\$1b	
Alcohol	\$1m	\$1m	\$41m	\$45m	\$95m	\$102m	
Housing	\$43m	\$46m	\$1b	\$1b	\$3b	\$3b	
Apparel	\$3m	\$4m	\$107m	\$115m	\$290m	\$311m	
Transportation	\$15m	\$16m	\$486m	\$515m	\$1b	\$1b	
Health	\$6m	\$6m	\$187m	\$200m	\$487m	\$520m	
Entertainment	\$5m	\$5m	\$154m	\$165m	\$384m	\$411m	
Personal Care	\$1m	\$1m	\$40m	\$43m	\$105m	\$113m	

For Lease

MATTHEWS™

726-730 Market St
San Diego, CA 92101

Drive Time Radius



SAN DIEGO, CA

San Diego is a dynamic metropolitan area and one of California's most desirable destinations, offering a unique blend of coastal lifestyle, innovation, and economic strength. As a hub for defense, biotech, higher education, and cross-border trade with Mexico, it benefits from an extraordinary combination of research institutions, entrepreneurial activity, and international connectivity. The region's mild climate, vibrant cultural scene, and high quality of life create compelling conditions for both retail and investment opportunities.

Retailers and businesses operating in San Diego enjoy access to a diverse consumer base, a steady flow of domestic and international tourists, and strong demand across its neighborhoods. With its thriving tourism industry, well-developed transit connections, and strategic location near the U.S.–Mexico border, San Diego supports long-term growth and resilience. The city consistently outperforms national tourism trends, driven by its unmatched coastal amenities, global reputation, and strong demographic fundamentals.

Total Population
3.3 Million

Annual Visitors
32 Million

Tourism Economic Impact
\$22 Billion

GDP
\$295.6 Billion



Confidentiality & Disclaimer Statement

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In no event shall a prospective lessee have any other claims against Owner or Matthews™ or any of their affiliates or any of their respective officers, Directors, shareholders, owners, employees, or agents for any damages, liability, or causes of action relating to this solicitation process or the marketing of the Property.

This Leasing Package shall not be deemed to represent the state of affairs of the Property or constitute an indication that there has been no change in the state of affairs of the Property since the date this Leasing Package.

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