

# SAN DIEGO BUSINESS JOURNAL

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## SALES

The 20-unit, two-story apartment complex located at 3933 Jewell St. in Pacific Beach has been sold for \$3,150,000. The property consists of 18 one-bedroom, one-bathroom units and two two-bedroom, two-bathroom units. Gary B. Urriaga, senior vice president of Apartment Realty Group, represented the buyer, a San Diego-based private investor. The seller and its representation were not disclosed.

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VC Industrial LLC purchased 2.47 acres at 28425 Cole Grade Road in Valley Center for \$1,225,000. The buyer was represented by Marcus Carter of GNT Financial. The seller, Aurora Bank, was represented by Steve Malley of Lee & Associates.

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JMAN at the Charmer LLC purchased 30,000-square-foot of land at 3625 India St. for \$945,000. Danny Fitzgerald, Michael Burton and Robb Frye of Cassidy Turley BRE Commercial represented the seller, Pacifica Enterprises LLC. The buyer's representation was undisclosed.

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Randy Garland purchased a 1,804-square-foot office condominium located in North Coast Business Park at 531 Encinitas Blvd., Suite 101, for \$676,496. The office condo will be used for a dental office. The seller, North Coast Business Park, was represented by Kevin Farrell and Barry Mahlberg of Cushman & Wakefield. The buyer was represented by Peter Curry of Cassidy Turley BRE Commercial.



Photo courtesy of The Grove Agency

**Randy Garland purchased an office condominium in the North Coast Business Park in Encinitas for \$676,496.**

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Navigato & Battin LLP purchased a 2,792-square-foot office condominium in Sapphire Tower at 755 W. A St., Suite CU-2, in the Columbia District of downtown San Diego for \$603,701. David Maxwell, Bill Shrader and Corinna Gattasso of the Cushman & Wakefield Urban Property Group represented the seller, CW San Diego Towers Sapphire LLC. The buyer was represented by Ryan Jessee of Downtown San Diego Real Estate.



Photo courtesy of The Grove Agency

**Navigato & Battin LLP purchased a 2,792-square-foot office condominium at the Sapphire Tower in downtown San Diego.**

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## LEASES

Smile Brands Inc., dba Bright Now! Dental, has leased 3,150 square feet of retail space in Palomar Plaza, 752 S. Rancho Santa Fe Road, in San Marcos. The 120-month lease is valued at \$1,219,050. The lessee was represented by Ryan Rogers and Ron Pepper of Retail Insite. The lessor, VMA Palomar LLC, was represented by Nick Alford and Kam Walton of the Cushman & Wakefield Retail Advisors Team.

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New Easy Buffet leased 10,954 square feet of retail space at 1356 W. Valley Parkway, Suites B and C, in Escondido. The five-year lease is valued at \$584,943. Phil Lyons, CCIM, Bruce Schiff, CCIM, and Andrew Peterson of Cassidy Turley BRE Commercial represented the lessor, GDA Real Estate, in the transaction. The lessee's representation was undisclosed.

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AT&T leased 3,500 square feet of retail space at the NEC of Dogwood & Danenberg, Suite 1, in El Centro. The five-year, three-month lease is valued at \$525,000. Joe Yetter, Mike Clark and Brian Jinings, CCIM, of Cassidy Turley BRE Commercial, represented the lessor, The Russ Group Inc. dba IV Plaza LLC. Dave Hagglund of CB Richard Ellis represented the lessee.

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Self Help Works Inc. leased 4,333 square feet of office space at 2555 State St. The 36-month lease is valued at \$110,893, and will be used for general office space. The lessee was represented by Kyle Clark of Cushman & Wakefield. The lessor, Bomar LLC, was represented by Gary Losey of Prudential California Realty.

— Katie Pirillo