

\$3,950,000 - 2003 Emerald Street, San Diego

MLS® #260018607

\$3,950,000

10 Bedroom, 8.00 Bathroom, 5,026 sqft

Residential Income on 0.14 Acres

N/A, San Diego, CA

Eight unit apartment building on a corner lot in Pacific Beach. Built in 1966 and meticulously maintained. Unit mix is six 1BD/1BA and two 2BD/1BA averaging approximately 650 square feet. One dedicated parking space per unit. Six of eight units renovated. Two units have in unit washer and dryer. Current rents approximately 11% below market. Utilities are currently billed at a low flat rate, leaving upside through SDG&E submetering or a market level RUBS program. 89 Walk Score with retail, grocery, and dining within walking distance. Pacific Beach submarket vacancy is 4.2% versus 6.1% countywide, with only 60 units under construction submarket wide and trailing twelve month rent growth near three times the San Diego average. Contact broker for offering memorandum, rent roll, and financials.

Essential Information

MLS® #	260018607
Price	\$3,950,000
Bedrooms	10
Bathrooms	8.00
Full Baths	8
Square Footage	5,026
Acres	0.14
Type	Residential Income
Sub-Type	Com-Res Income
Status	Active



Community Information

Address	2003 Emerald Street
Area	San Diego (92109)
Subdivision	N/A
City	San Diego
County	San Diego
State	CA
Zip Code	92109

Amenities

Parking Spaces	8
Has Pool	Yes

Interior

Fireplace	Yes
# of Stories	2

Additional Information

Date Listed	July 30th, 2026
Days on Market	49
Listing Office	Newmark of Southern California

Listing Details

Listing Office	Newmark of Southern California
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