

# \$1,199,000 - 1199 Pacific Hwy # 1404, San Diego

MLS® #250001438SD

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## \$1,199,000

2 Bedroom, 2.00 Bathroom, 1,336 sqft

Residential on 0 Acres

Downtown, San Diego,

Experience the epitome of urban luxury on the 14th floor of The Grande South. This coveted corner residence showcases breathtaking views of the San Diego Bay and the iconic city skyline. The open-concept design features rich cherry wood floors that flow seamlessly through the bright and airy living space, complete with a cozy fireplace. The dining area offers versatility with ample space for a home office setup, while the private balcony serves as the perfect vantage point to take in the stunning surroundings. This home combines style, comfort, and an unbeatable location. The kitchen features top-of-the-line stainless steel appliances, sleek granite countertops, and ample storage space. Enjoy incredible views from the spacious primary suite, and from every room in this residence! As a resident of The Grande South, you'll enjoy exclusive access to luxury amenities, including a guest suite, a state-of-the-art fitness center, a relaxing pool and spa, a community lounge, and 24-hour concierge service. Located in the prestigious waterfront neighborhood of downtown, this prime location is just a short stroll from trendy shops, cafes, live entertainment and museums. Just a block from the highly anticipated Research and Development District, homes like this will benefit the most. Convenient transportation options are located just outside your door. Close proximity to the Airport and freeways. Don't miss your chance to invest in one of San Diego's most desirable neighborhoods! In



an effort to maintain transparency, we disclose that images #1 and #2 displayed incorporate virtual staging aimed at demonstrating potential interior designs; please keep in mind that real-life conditions may deviate from these presentations.

Built in 2004

## Essential Information

MLS® #	250001438SD
Price	\$1,199,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,336
Acres	0.00
Year Built	2004
Type	Residential
Sub-Type	Condominium
Style	Contemporary
Status	Closed
Listing Agent	Cristi Chaquica
Listing Office	Compass

## Community Information

Address	1199 Pacific Hwy # 1404
Area	92101 - San Diego Downtown
Subdivision	Downtown
City	San Diego
County	San Diego
Zip Code	92101

## Amenities

Amenities	Clubhouse, Controlled Access, Fire Pit, Fitness Center, Maintenance Grounds, Meeting Room, Outdoor Cooking Area, Pet Restrictions, Pool, Recreation Room, Security, Spa/Hot Tub, Trash
Utilities	Sewer Connected, Cable Available, Water Available, Water Connected
Parking Spaces	2

Parking	Assigned
# of Garages	2
Garages	Assigned
View	City Lights, Bay, Panoramic
Has Pool	Yes
Pool	Association, Community
Security	Gated Community, Carbon Monoxide Detector(s), Fire Sprinkler System, Resident Manager, Security Gate, Security Guard, Smoke Detector(s), 24 Hour Security

## Exterior

Exterior	Concrete, Glass
Roof	Composition
Construction	Concrete, Glass

## Interior

Interior	Carpet, Wood, Stone
Appliances	Counter Top, Dishwasher, Disposal, Microwave, Refrigerator, Range Hood
Heating	Forced Air, Electric
Cooling	Central Air, Electric
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

## Additional Information

Date Listed	January 10th, 2025
Days on Market	35
Short Sale	N
RE / Bank Owned	N

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