

\$769,000 - 1494 Union # 506, San Diego

MLS® #250035729SD

\$769,000

2 Bedroom, 2.00 Bathroom, 1,170 sqft
Residential on 0 Acres

Downtown, San Diego,

Located in the beautiful cement and steel constructed Aperture building in Little Italy, this spacious 2 bed/2 bath condominium is move-in ready. This 5th floor unit features designer finishes throughout with a private balcony overlooking the city lights and San Diego Bay. This single-level, west-facing floor plan is perfect for working from home and is conveniently located down the hall from the elevator, providing easy access to all the perks urban Little Italy living has to offer all in a private, secure, and luxurious setting. Unit amenities include stainless steel appliances, modern cabinetry in kitchen and bathrooms, beautiful Brazilian wood flooring, washer/dryer, granite counters, central air conditioning and heating with Nest thermostat, 11' concrete ceilings, remote controlled window coverings, extra storage and ample closet space. The en suite bath features tub/shower combination and connects to an oversized walk-in closet. The second bedroom converts easily to an office and back again via a modern Murphy Bed. The kitchen and living area are connected by sit down bar providing an open concept feel ideal for entertaining. Two assigned parking spaces in subterranean parking garage just steps to the elevator with an additional walk-in, secured storage unit. Aperture lies on the south side of Little Italy, just steps to either the heart of Little Italy or Downtown San Diego providing a multitude of high-end restaurant, boutique, art and entertainment options, including San Diego's



top-rated Farmers' Market every Saturday.

Built in 2007

Essential Information

MLS® #	250035729SD
Price	\$769,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,170
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Clarissa Shanner
Listing Office	INGRESS REALTY

Community Information

Address	1494 Union # 506
Area	92101 - San Diego Downtown
Subdivision	Downtown
City	San Diego
County	San Diego
Zip Code	92101

Amenities

Amenities	Insurance, Trash, Water
Utilities	Water Available
Parking Spaces	2
Parking	Assigned, Garage, Garage Door Opener, Gated, Community Structure
# of Garages	2
Garages	Assigned, Garage, Garage Door Opener, Gated, Community Structure
Pool	None

Exterior

Exterior	Stucco
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Roof	See Remarks
Construction	Stucco

Interior

Appliances	Counter Top, Dishwasher, Freezer, Gas Cooktop, Disposal, Ice Maker, Microwave
Heating	Forced Air, Natural Gas
Cooling	Central Air
# of Stories	1
Stories	One

Additional Information

Date Listed	August 7th, 2025
Days on Market	27
Short Sale	N
RE / Bank Owned	N

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