

# **\$529,000 - 1431 Pacific Hwy # 113, San Diego**

MLS® #250043099SD

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## **\$529,000**

1 Bedroom, 1.00 Bathroom, 633 sqft  
Residential on 0 Acres

Downtown, San Diego,

Don't miss this turn-key opportunity! The best location in Little Italy goes a step further. This property provides seamless access to the award-winning courtyard, pool, spa, and downtown amenities without ever having to enter the main building. Enjoy your own Lanai overlooking the tropical waterfalls. Completely upgraded! Too much to list. Hard surface flooring, LED lighting, ceiling fans, extra outlets, wardrobe organizer and doors, blackout blinds, upgraded kitchen appliances, European style cabinets, full backsplash, LG W/D, and arguably best parking in building. SEE THE VIRTUAL TOUR! Location Location Location....Being set between Little Italy; and the Waterfront provides the ultimate walk-ability score. Breeza possesses a true community feel and "casual elegance" Spectacular views occur throughout the building without having to be positioned high in the tower. Proud winner of landscape awards; Breeza features resort like amenities including roof top terrace with stunning views, heated pool and spa, community room, exercise room, common area wi-fi, business center and on-site professional management. \*Room Measurements to be confirmed by Buyer.



Built in 2009

## **Essential Information**

|        |             |
|--------|-------------|
| MLS® # | 250043099SD |
| Price  | \$529,000   |

|                |                                |
|----------------|--------------------------------|
| Bedrooms       | 1                              |
| Bathrooms      | 1.00                           |
| Full Baths     | 1                              |
| Square Footage | 633                            |
| Acres          | 0.00                           |
| Year Built     | 2009                           |
| Type           | Residential                    |
| Sub-Type       | Condominium                    |
| Status         | Closed                         |
| Listing Agent  | Michael Chious                 |
| Listing Office | Urban Pacific San Diego Realty |

### **Community Information**

|             |                            |
|-------------|----------------------------|
| Address     | 1431 Pacific Hwy # 113     |
| Area        | 92101 - San Diego Downtown |
| Subdivision | Downtown                   |
| City        | San Diego                  |
| County      | San Diego                  |
| Zip Code    | 92101                      |

### **Amenities**

|                |  |
|----------------|--|
| Amenities      | Hot Water, Maintenance Grounds, Trash, Water |
| Utilities      | See Remarks                                  |
| Parking Spaces | 1  |
| Parking        | Community Structure                          |
| # of Garages   | 1  |
| Garages        | Community Structure                          |
| Has Pool       | Yes  |
| Pool           | Community                                    |

### **Exterior**

|              |             |
|--------------|-------------|
| Exterior     | Concrete    |
| Roof         | See Remarks |
| Construction | Concrete    |

### **Interior**

|            |                          |
|------------|--------------------------|
| Appliances | Dishwasher, Refrigerator |
| Heating    | Forced Air, Natural Gas  |
| Cooling    | Central Air              |

|              |     |
|--------------|-----|
| # of Stories | 1   |
| Stories      | One |

### **Additional Information**

|                 |                    |
|-----------------|--------------------|
| Date Listed     | November 1st, 2025 |
| Days on Market  | 39                 |
| Zoning          | R-1:SINGLE         |
| Short Sale      | N                  |
| RE / Bank Owned | N                  |

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