

# **\$325,000 - 1080 Park Boulevard # 1106, San Diego**

MLS® #NDP2500238

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## **\$325,000**

0 Bedroom, 1.00 Bathroom, 462 sqft

Residential on 0 Acres

N/A, San Diego,

Experience the perfect blend of urban charm and modern living in this move in ready studio at Smart Corner, ideally situated near Downtown San Diego's cultural landmarks. The industrial-chic interior boasts cement accents, exposed ductwork, and sleek vinyl plank flooring, creating an upscale loft ambiance. From your private balcony, enjoy expansive city and tree-lined vistas with views of Balboa Park. The open kitchen features ample cabinetry and granite countertops, catering to your culinary needs. An extra-wide parking space near the elevators adds convenience. Located in East Village, Smart Corner offers seamless access to the 163 freeway, I-5, Highway 94, Petco Park, the Gaslamp Quarter, San Diego City College, and Balboa Park. A trolley station beneath the development ensures effortless urban commuting. Amenities include a 20th-floor rooftop sundeck with panoramic views, spa, barbecue area, wet bar, garden, and a second-floor fitness center. This home is eligible for a \$15,000 GRANT available to pay for closing costs including third party costs and prepaids (e.g. insurance, taxes, etc). To use the grant, buyers must qualify for a conventional or FHA loan, subject to generous income limits, down payment as low as 0% and up to 20% depending on buyer qualifications. No other minimum down payment or credit score requirements. This is an exclusive, private grant program not directly affiliated with any government agency.



Built in 2007

## Essential Information

MLS® #	NDP2500238
Price	\$325,000
Bathrooms	1.00
Full Baths	1
Square Footage	462
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Condominium
Status	Closed
Listing Agent	Matt Battiata
Listing Office	eXp Realty of Southern CA

## Community Information

Address	1080 Park Boulevard # 1106
Area	92101 - San Diego Downtown
Subdivision	N/A
City	San Diego
County	San Diego
Zip Code	92101

## Amenities

Amenities	Hot Water, Insurance, Pets Allowed, Spa/Hot Tub, Trash, Water, Barbecue, Fitness Center, Outdoor Cooking Area
Parking Spaces	1
# of Garages	1
View	City Lights, Park/Greenbelt, Mountain(s), Panoramic, Bay, Bridge(s), Ocean
Pool	None

## Interior

Interior Features	All Bedrooms Down
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

## School Information

Additional Information

Date Listed	January 2nd, 2025
Days on Market	35
Zoning	R-1:SINGLE FAM-RES
Short Sale	N
RE / Bank Owned	N

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