

WOOLWORTH

Signature Gaslamp Retail for Lease | ±1,150 SF



953 Fifth Ave, San Diego, CA 92101



SIGNATURE GASLAMP RETAIL FOR LEASE

Join a lineup of local favorites in this prime commercial space in the heart of the Gaslamp Quarter, offering high visibility, heavy foot traffic, and unparalleled access to San Diego's vibrant dining, nightlife, and entertainment scene.

Address : 953 Fifth Ave, Suite A

Available Space : ±1,150 SF

Space Use : Retail

Timing : Available Now

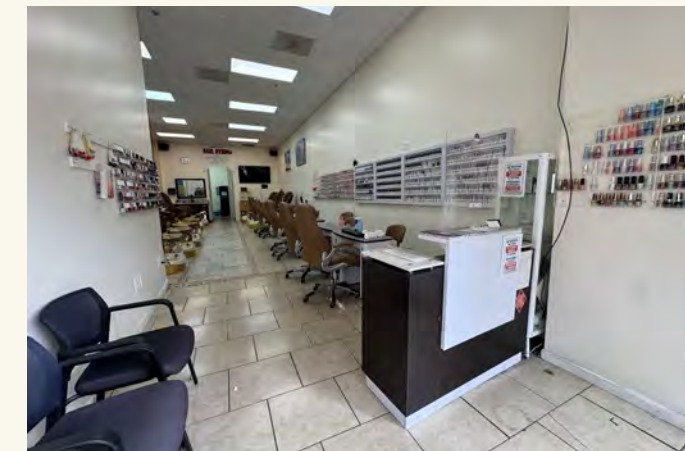
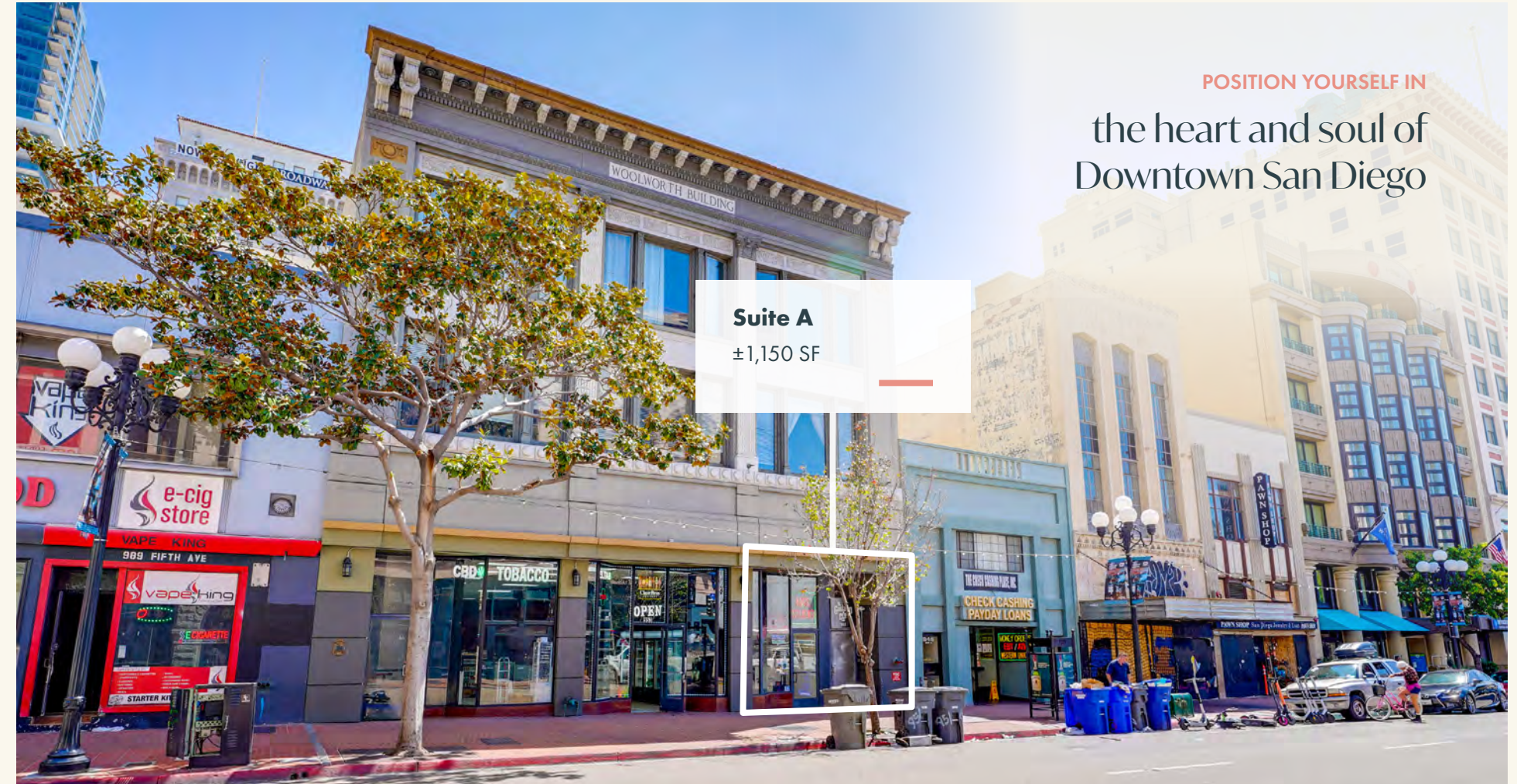
Lease Rate : Contact Broker

- Prime 5th Avenue block with high visibility on a major Downtown thoroughfare with strong day and night foot traffic
- Adjacent to Broadway corridor and Gaslamp Promenade, surrounded by a growing residential population
- One block from Campus at Horton and near RaDD development, adding 4,000+ tech jobs and \$15 billion in economic impact
- Dense trade area with 95,000 employees and 103,000 residents within 2 miles
- Be part of Gaslamp's premier retail and dining scene with tenants like Studio 1220, Galatta Ice Cream, AKA, Barleymash, Café Sevilla, Fat Tuesday, and more!
- Positioned amidst major growth projects fueling the ongoing transformation and momentum of Gaslamp and Downtown

POSITION YOURSELF IN
the heart and soul of
Downtown San Diego

Suite A

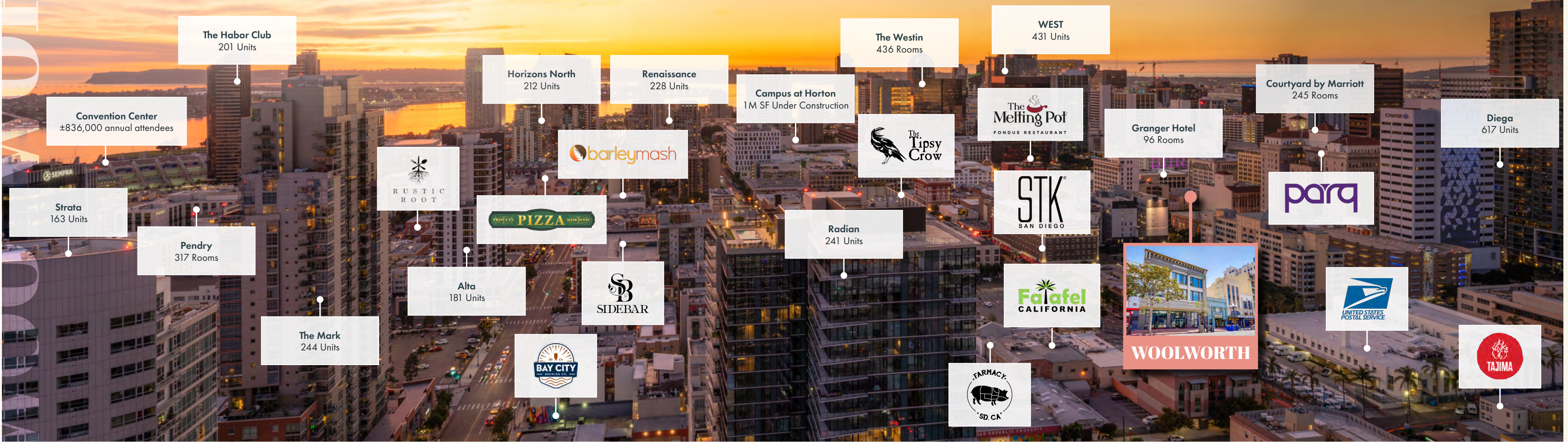
±1,150 SF



WHAT'S NEARBY?

LOCATED AMONG

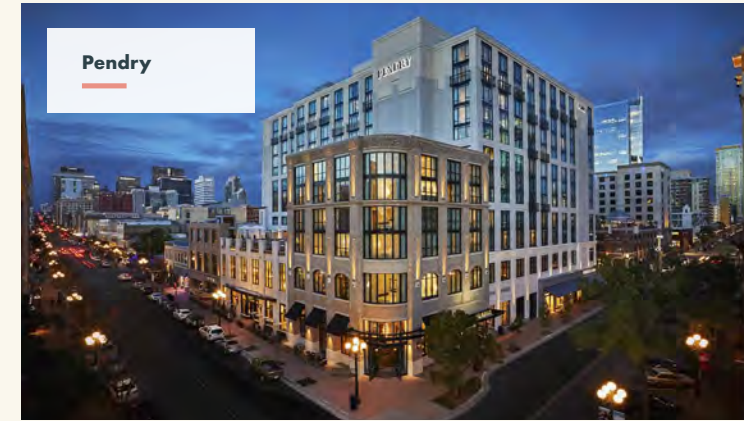
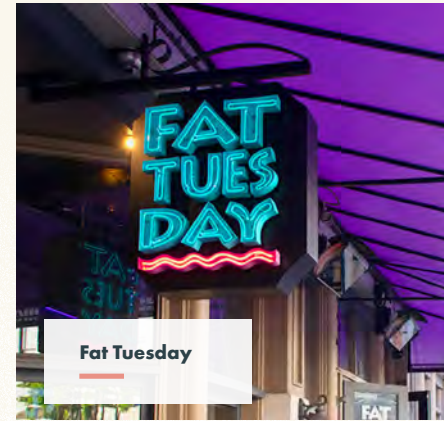
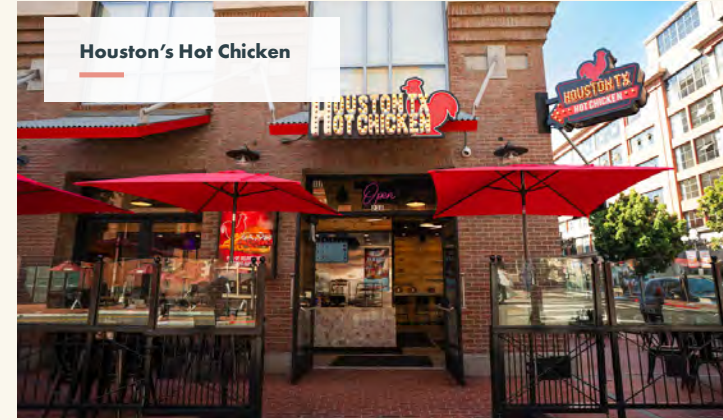
Downtown's Premier Retail, Dining, and Hotel Destinations



GASLAMP QUARTER

Rising from 16 square-blocks in downtown San Diego, you'll find the historic Gaslamp Quarter, the heart and soul of San Diego. Gaslamp houses more than 200 of the city's finest restaurants, pubs, nightclubs, and retail shops, as well as offices and residential/ work lofts. This is a one stop shop where everything is within a five minute walking distance and will surely make your night unforgettable.

Everything you need is walking distance. Don't miss this opportunity in the heart of the **GASLAMP QUARTER**.



BY THE NUMBERS

- 200+ RETAILERS & RESTAURANTS
- 7 MAJOR ENTERTAINMENT VENUES
- 100+ HISTORIC BUILDINGS
- 16.9 BLOCKS
- 30M+ ANNUAL VISITORS
- 14B TOURISM SPENDING



GASLAMP QUARTER
Downtown's most vibrant corridor

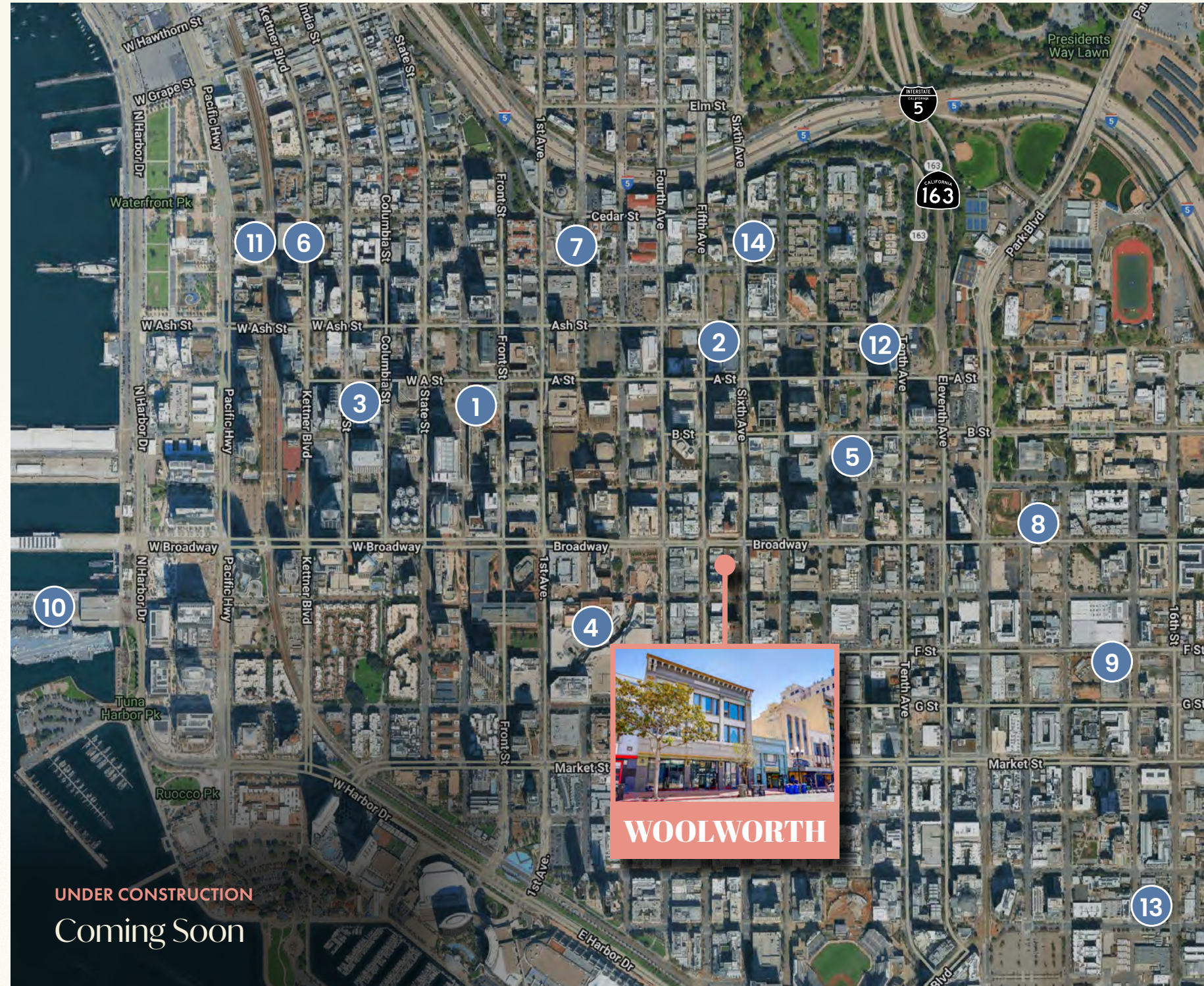
DEVELOPMENT

Downtown San Diego is experiencing a wave of transformative development, with major projects like Campus at Horton, East Village Greens, Freedom Park, and many more, set to bring thousands of new jobs, vibrant public spaces, and billions in annual economic impact.

The planned growth of Downtown will only boost its popularity among desirable American cities to live, work, and play.

Forbes

- 1 The Torrey
450 Units
- 2 True/Home 2 Hotel
271 Rooms
- 3 Columbia & A
220 Units; 234 Rooms
- 4 Campus at Hoton
1M SF Retail/Office
- 5 8th & B
398 Units
- 6 Kettner Crossing
64 Units
- 7 Ancora
227 Units
- 8 Harrington Heights
273 Units
- 9 East Village Greens
4.1 Acre Public Park
- 10 Freedom Park
10 Acre Public Park
- 11 Cedar Street
138 Units
- 12 Jacardana on 9th
88 Units
- 13 Riaz Capital
259 Units
- 14 Kindred
126 Units



Residential Units	
34,900+ Existing	1,719 Under Construction
	3,664 Proposed
Retail	Hotel Rooms
58,686 SF Under Construction	502 ROOMS Under Construction
142,347 SF Proposed	1,463 ROOMS Proposed
Parks	
2 PARKS Under Construction	3 PARKS Proposed

DISCOVER DOWNTOWN

The heartbeat of every city lives in its downtown, and San Diego is no exception. Just minutes from the airport, Downtown San Diego offers a vibrant mix of attractions, from historic landmarks and world-class theaters to waterfront parks and iconic museums, making it a hub for culture, entertainment, dining, and leisure, all easily accessible by foot, bike, car, or public transit.



Walkers Paradise

99 WALK SCORE



Excellent Transit

80 TRANSIT SCORE

Highly Accessible & Convenient!

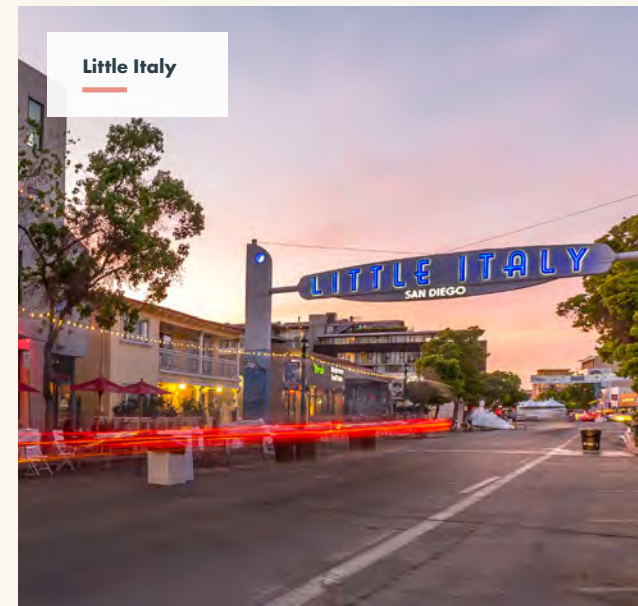
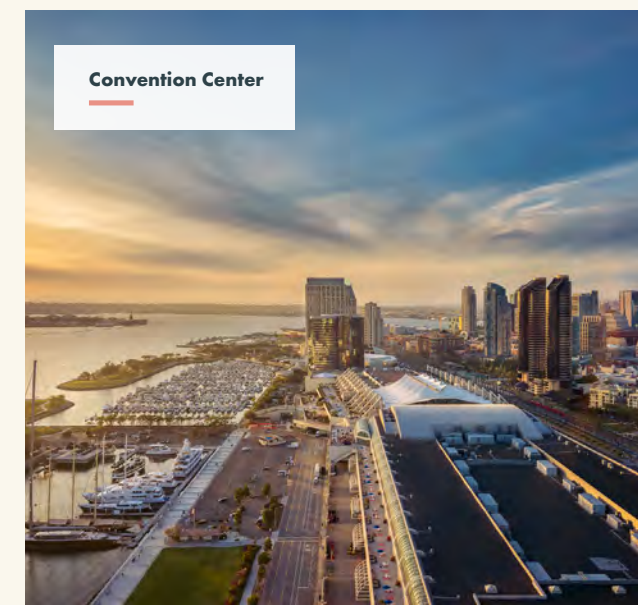


ATTRactions

Downtown Attractions

- Historic Gaslamp Quarter
- Embarcadero/Broadway Pier
- Balboa Theatre
- House of Blues
- San Diego Civic Center
- Seaport Village
- Waterfront Park
- USS Midway
- Rady Shell

A VIBRANT MIX OF ATTRactions, FROM HISTORIC LANDMARKS AND WORLD-CLASS THEATERS TO WATERFRONT PARKS AND ICONIC MUSEUMS, DOWNTOWN SAN DIEGO IS A HUB FOR CULTURE, ENTERTAINMENT, AND LEISURE.



200+
POPULATION

7
TOTAL DAYTIME EMPLOYMENT

100+
HOUSEHOLDS

16.9
HOUSEHOLD INCOME

30M+
CONSUMER SPENDING

*Within 1 mi. of site

WOLWORTH

Andrew Shemirani

andrew@upgsocal.com

Lic No 02038814

Serena Patterson

serena@upgsocal.com

Lic No 01721040

Bill Shrader

bill@upgsocal.com

Lic No 0133317



upgsocal.com | 858-874-1989

©2026 Urban Property Group, Inc. Information herein has been obtained from sources deemed reliable, however its accuracy cannot be guaranteed. The user is required to conduct their own due diligence and verification.

**SECURE YOUR SPACE
IN THE HEART OF THE
GASLAMP QUARTER!**

±1,150 SF
Available Now!

