

2 COLUMBIA

PLACE

1230 COLUMBIA ST,
SAN DIEGO, CA



TRANSFORM THE
WAY YOU WORK.



WHERE BUSINESS GETS PERSONAL

Under visionary new ownership by Ganmi, 2 Columbia Place stands as Downtown's premier professional workplace—a 151,311 SF building on the west side of Downtown's most connected corridor.

Your renovated workspace connects seamlessly to tower-level amenities next door. Little Italy's celebrated dining scene is steps away. Central Courthouse is a two-minute walk. It's the rare combination of location, amenities, and genuine hospitality that makes your workday—and your business—better.

Positioned at the intersection of legal commerce, cultural vitality, and coastal lifestyle, 2 Columbia Place delivers a hospitality-driven experience where work doesn't just happen—it thrives.



AMENITIES THAT BUILD BETTER WORKDAYS

- Modern Lobby

Casa Columbia (tenant lounge)

Three Conference Centers

Expansive Terrace

State-of-the-Art Fitness Center operated by
Balanced Fitness
- Casa Social (game room)

Private Mother's Lounge

Onsite Retail
(Donut Bar, Appetite Cafe, Thai Massage, and more)



Expansive Terrace

Contains AI content.



Casa Columbia (tenant lounge)

Contains AI content.

Contains AI content.



Casa Columbia (tenant lounge)

Contains AI content.



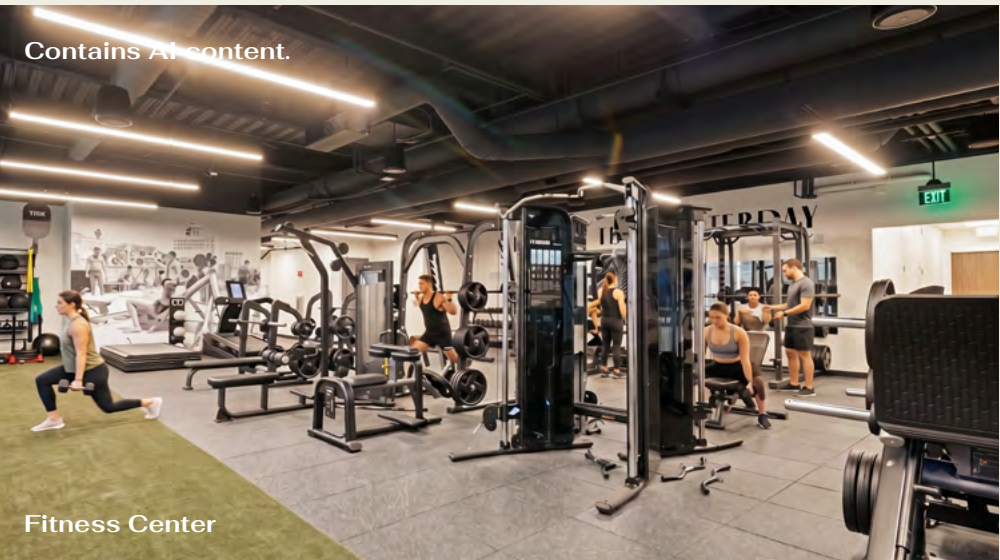
Casa Social (golf simulator)

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Conference Center

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Fitness Center

HOSPITALITY-FIRST. TENANT-FOCUSED. SAN DIEGO-BASED.

Led by a new ownership team, Ganmi, with a distinguished track record of transforming urban properties in Japan, 1 & 2 Columbia Place is positioned for a new era of excellence. Combining global experience with a hands-on, San Diego-based management team, they bring a disciplined, tenant-focused approach to creating a premier workplace destination. Transformative enhancements currently in development include a food hall within the building, curated art gallery, and exclusive members club – redefining what a workplace destination can be.

Professional Management

On-site team with 30+ staff members

Fitness Center

Free membership for every team member

24/7 Security

Round-the-clock protection and peace of mind

Concierge Services

Your personal building support team

Dedicated Property Manager

Always accessible, always responsive

Tenant Events

The Ganmi Experience: Curated networking and community building

Enhancements Underway

Food hall, curated art gallery, and exclusive members club



Tenant Events

THE GANMI EXPERIENCE



Fitness Classes



Dedicated Property Manager

AVAILABILITY

SUITE	SIZE	AVAILABLE	VIEWS/NOTES
530	4,403 SF	Now	Primarily open plan, west-facing corner suite. Available 30 days notice
550*	1,359 SF	Now	2 Private Offices + Conference + Reception + Kitchenette
560*	1,940 SF	Now	Second Generation Office Buildout
600	2,989 SF	Now	3 Private Offices + Conference + Open Bullpen Area
700**	3,143 SF	Now	Private Offices + Reception + Conference Room + Kitchen + Bay Views
725**	1,458 SF	Now	Second Generation Office Buildout
750**	10,838 SF	Now	Private Offices + Reception + Conference Room + Kitchen
850	6,938 SF	Now	Partially Furnished Spec Suite + Bay Views
920***	2,204 SF	Now	4 Private Offices + Conference + Kitchen
930***	4,455 SF	11/2026	Move-in ready space with exposed ceilings, creative finishes, and water views. Spce features 6 window-lined private offices, conference room, open break area, and open bullpen area
940	2,735 SF	Now	Second Generation Office Buildout
1160****	2,682 SF	Now	Creative Spec Suite with 3 Private Offices + Conference Room + Kitchen + Reception + Open Bullpen
1180****	1,338 SF	Now	3 Private Offices + Kitchenette
1200	15,882 SF	Now	Full Floor Penthouse + Creative Potential + Open Ceiling + Bay Views

*Contiguous for up to 3,299 RSF
**Contiguous for up to 15,439 RSF
***Contiguous for up to 6,659 RSF
****Contiguous for up to 4,020 RSF

FLOOR 5

530: 4,403 RSF
550*: 1,359 RSF
560*: 1,940 RSF

*Contiguous for up to 3,299 RSF

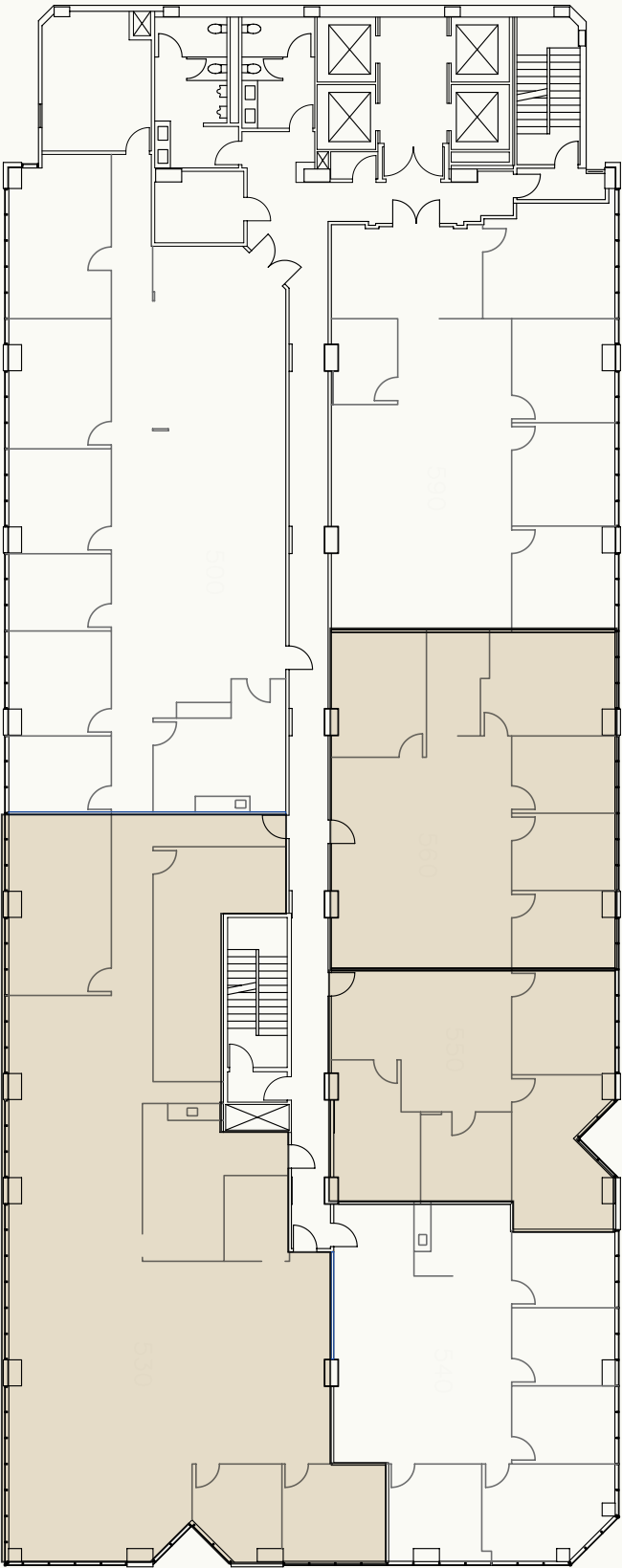
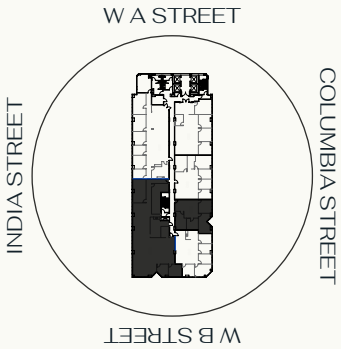
DOWNLOAD FLOORPLAN

Click or scan QR code to view 3D Tour

Suite 530
4,403 SF
Available 30 days notice

Suite 560
1,940 SF

Suite 550
1,359 SF

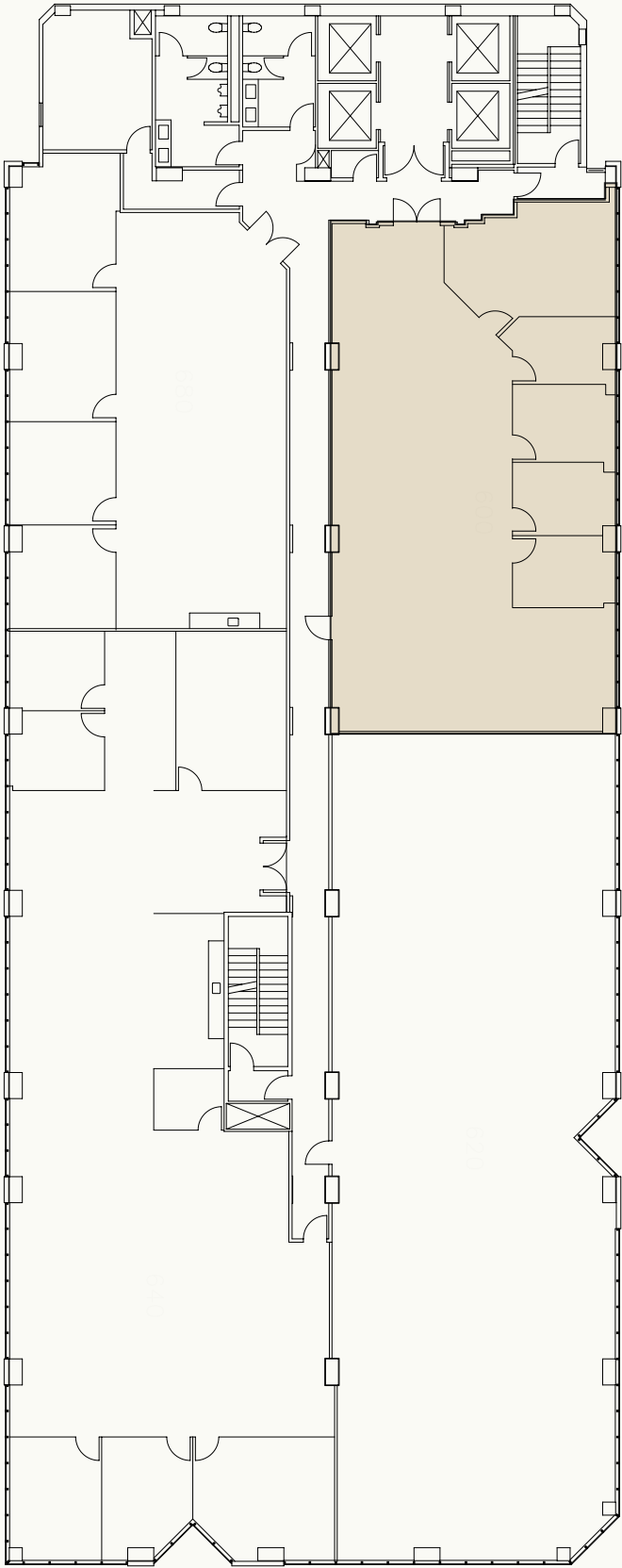
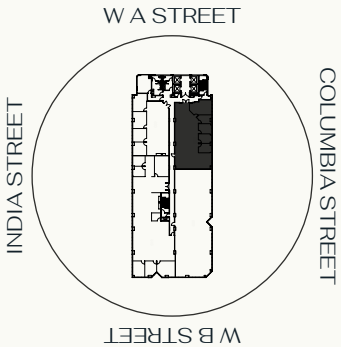


FLOOR 6

600: 2,989 RSF
3 Private Offices
Conference
Open Bullpen Area
Available Now

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Suite 600
2,989 SF



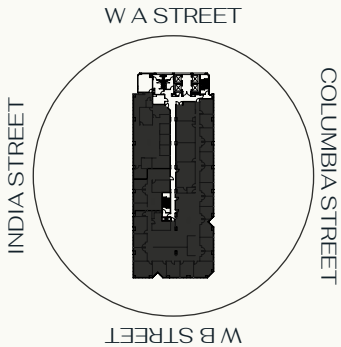
FLOOR 7

700: 3,143 RSF
725: 1,458 RSF
750: 10,838 RSF

*Contiguous for up to 15,439 RSF

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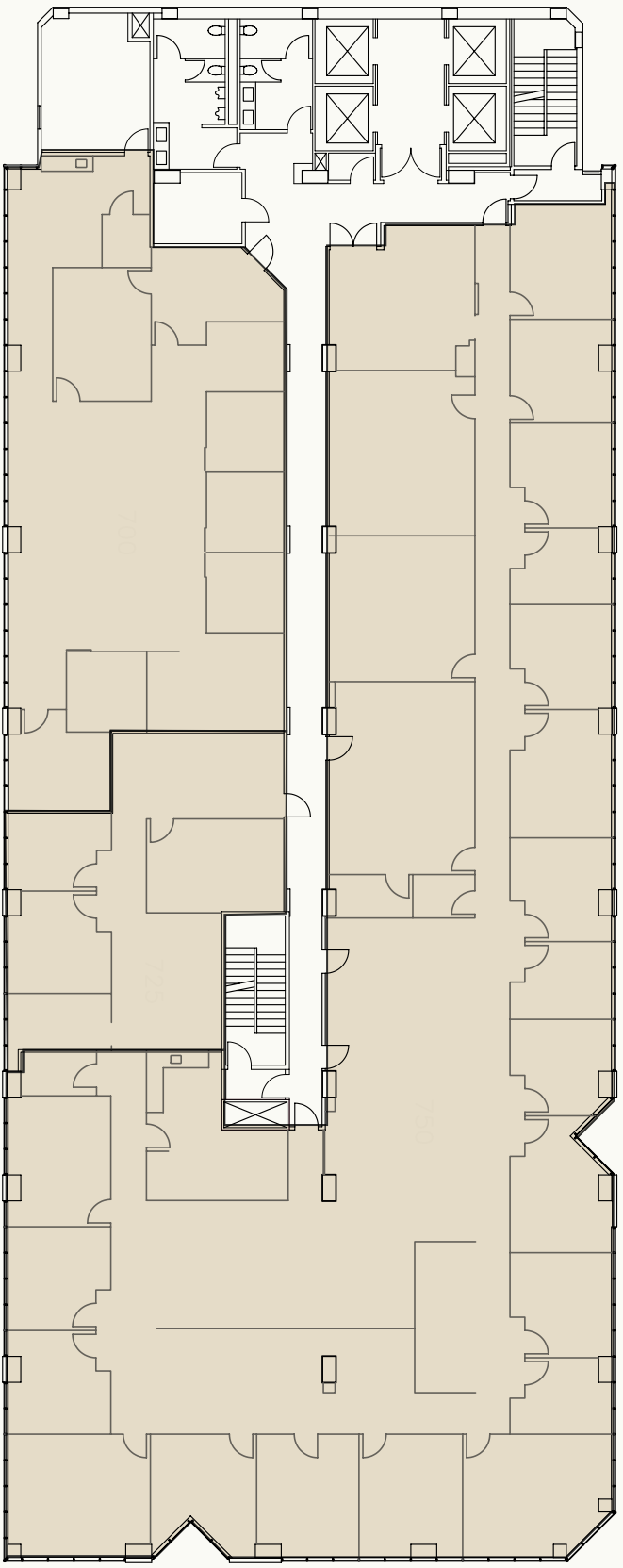
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Suite 700
3,143 SF



Suite 725
1,458 SF



Suite 750
10,838 SF

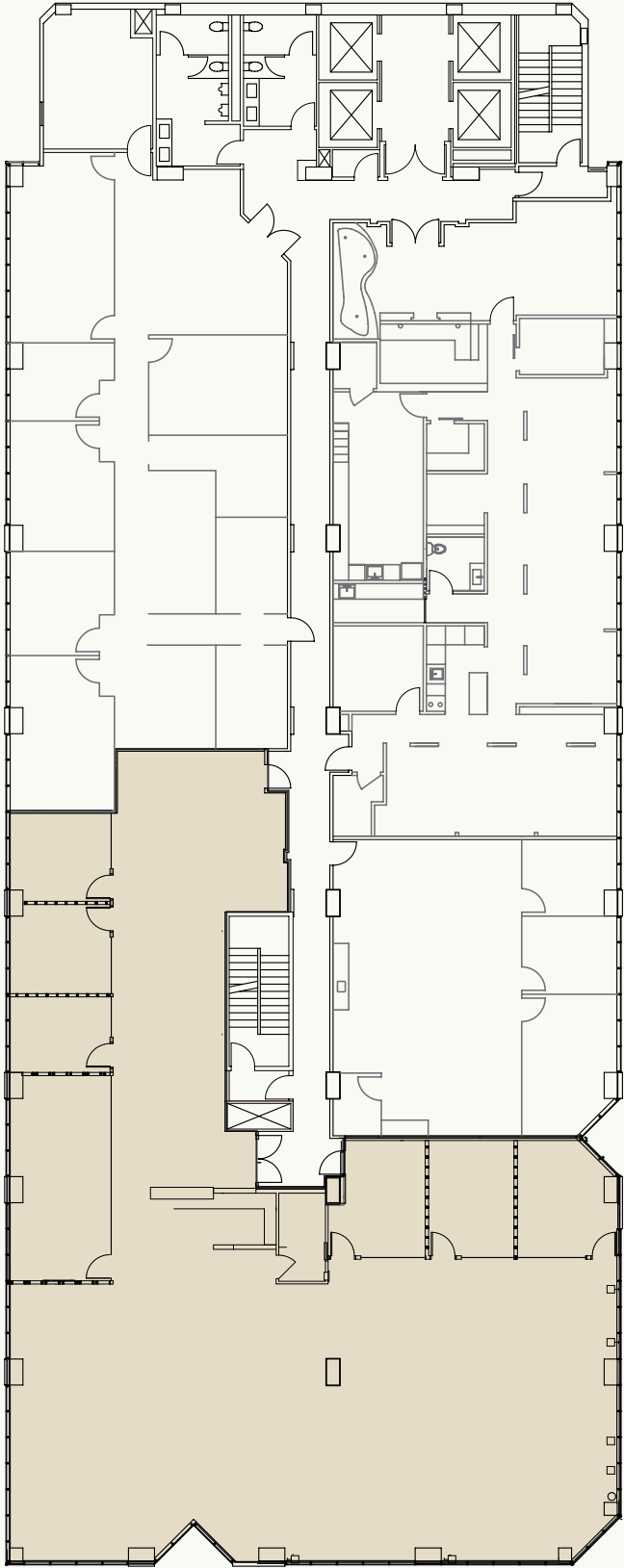
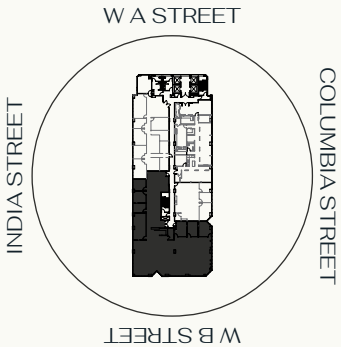


FLOOR 8

850: 6,938 RSF

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to view 3D Tour



Suite 850
6,938 SF



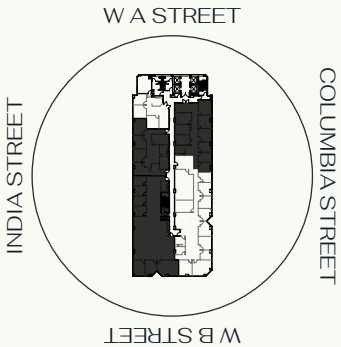
FLOOR 9

920*: 2,204 RSF
930*: 4,455 RSF
940: 2,735 RSF

*Contiguous for up to 6,659 RSF

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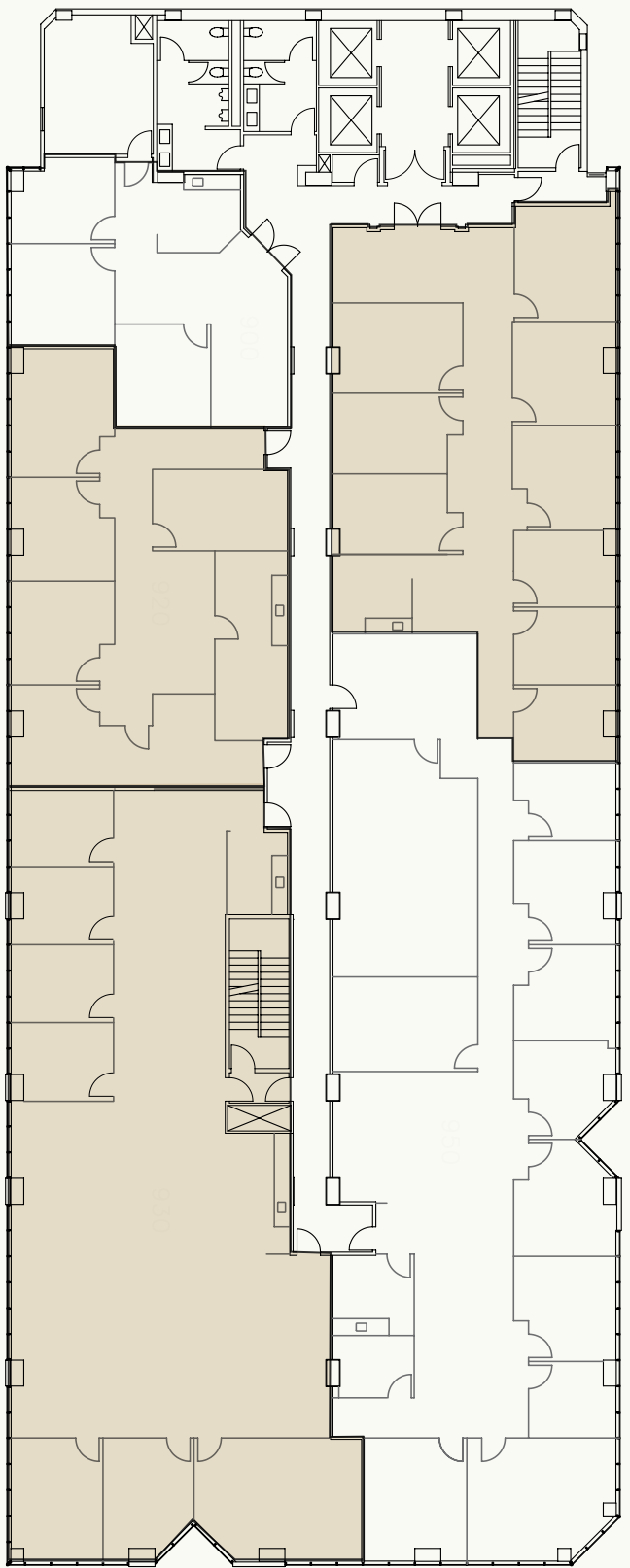
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Suite 920
2,204 SF



Suite 930
4,455 SF



Suite 940
2,735 SF



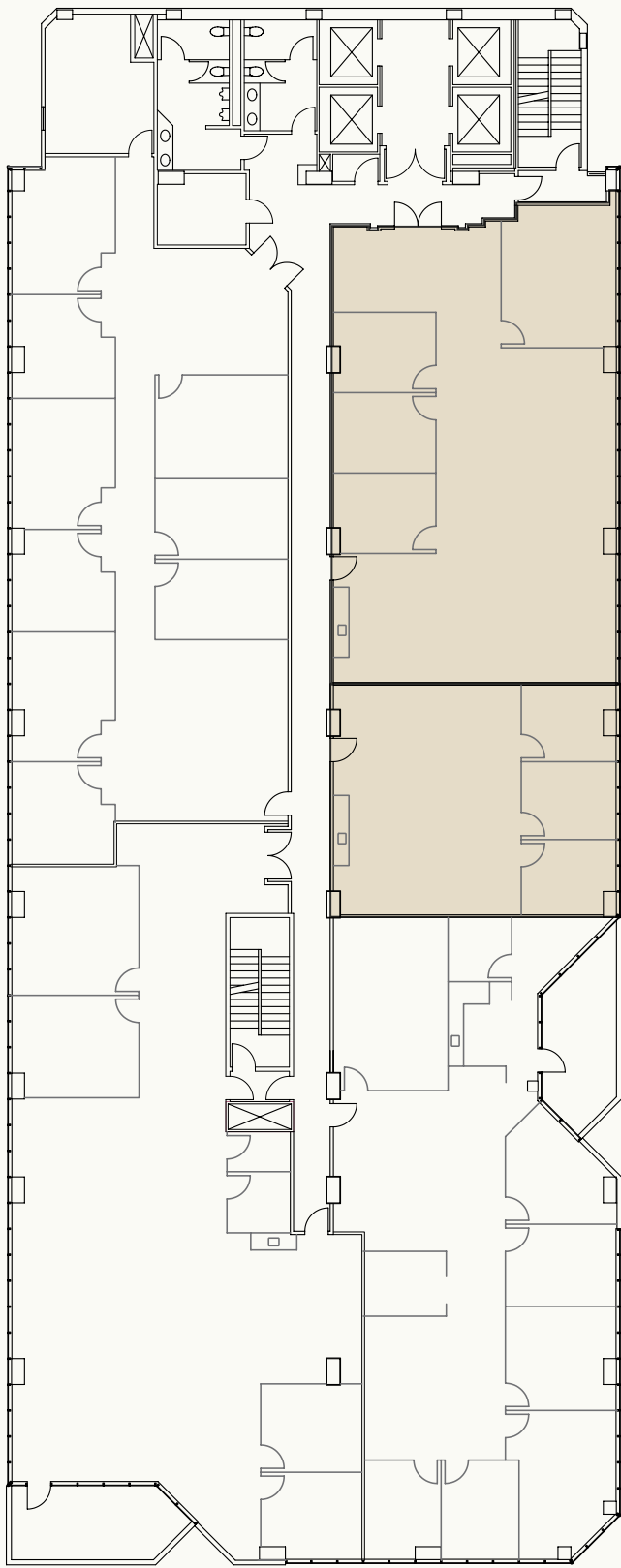
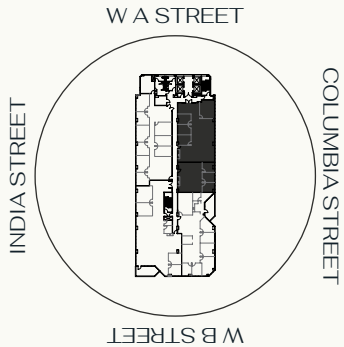
FLOOR 11

Suite 1160: 2,682 RSF
Suite 1180: 1,338 RSF

*Contiguous for up to 4,020 RSF

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Suite 1160
2,682 SF



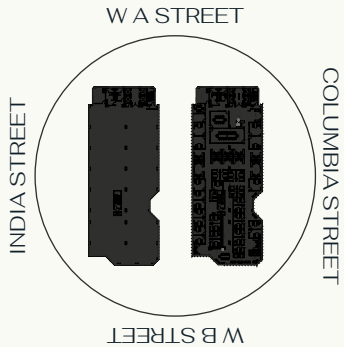
Suite 1180
1,338 SF



FLOOR 12

Suite 1200: 15,882 RSF
Full Floor Penthouse
Creative Potential
Open Ceiling
Bay Views
Available Now

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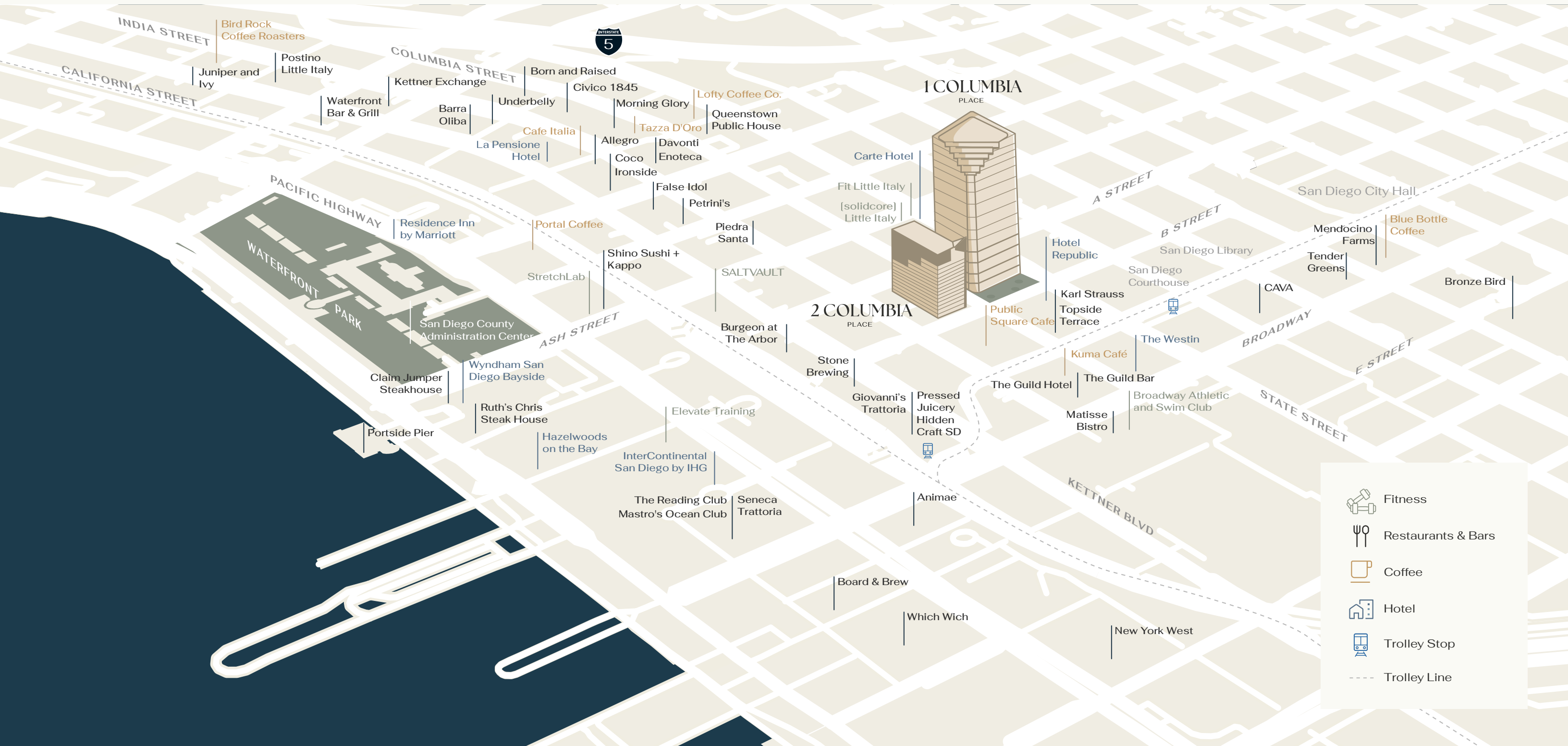
Conceptual Floorplan



CONVENIENCE, CONNECTIVITY & WALKABILITY

2 MINUTE WALK TO THE SAN DIEGO
CENTRAL COURTHOUSE

1 BLOCK AWAY FROM LITTLE ITALY





THE BEST OF SAN DIEGO

5 MINUTES

Little Italy
Gaslamp Quarter
Balboa Park
Seaport Village

10 MINUTES

Petco Park
San Diego Zoo
Coronado Island
San Diego International
Airport

15 MINUTES

Liberty Station
Mission Beach

25 MINUTES

La Jolla Shores

Balboa Park



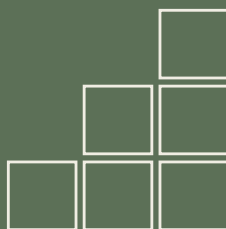
Coronado Island



Gaslamp Quarter



Coronado looking toward Point Loma



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