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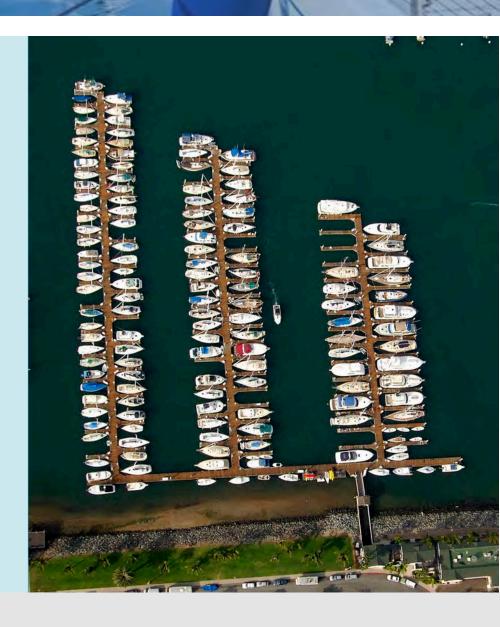
Offering Overview



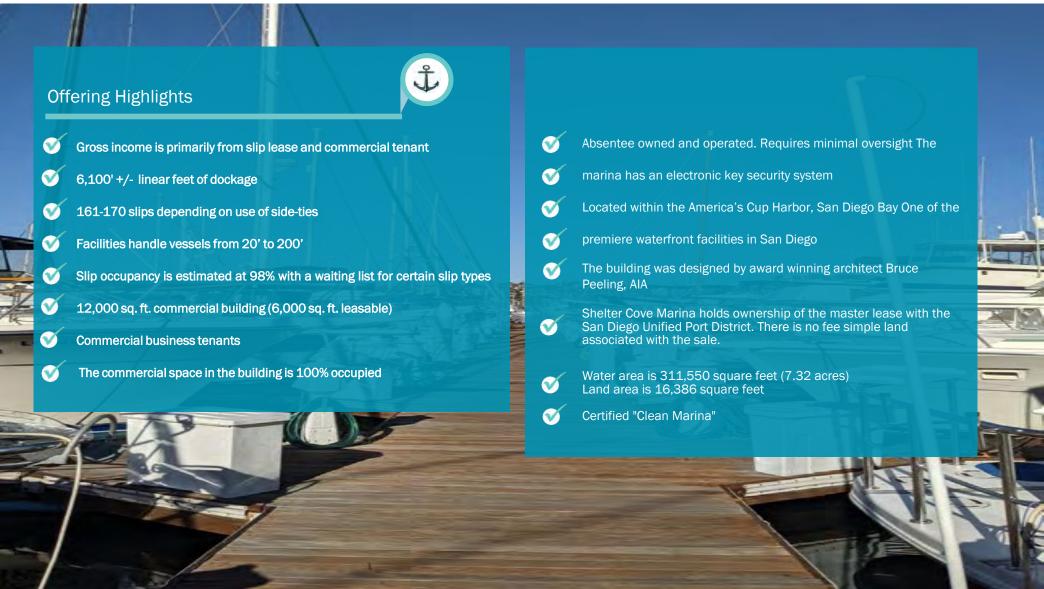
Class-A wet slip marina for sale in a prime West Coast MSA

Shelter Cove Marina is an iconic fixture on North San Diego Bay's America's Cup Harbor. This is a once in a lifetime opportunity to acquire a marina in one of the most desirable boating markets in the Unites States.

Shelter Cove Marina is a first-class wet slip marina that is absentee owned and turnkey. The marina derives nearly all of its income from slip rentals and multiple commercial tenants. This is a rare, truly passive, marina investment opportunity.



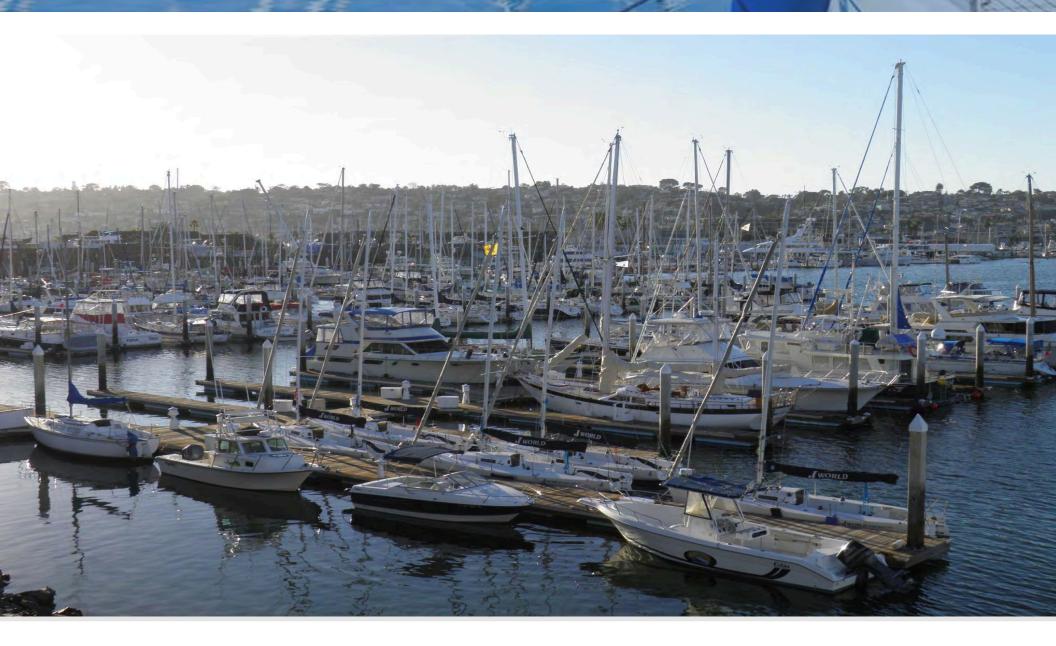














CONTACT INFORMATION



For more information please contact:

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