

MARKET CREEK PLAZA

336 EUCLID AVENUE, SAN DIEGO, CA 92114
1,488 SF RETAIL/OFFICE SPACE FOR LEASE



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Voit
REAL ESTATE SERVICES

PROPERTY HIGHLIGHTS

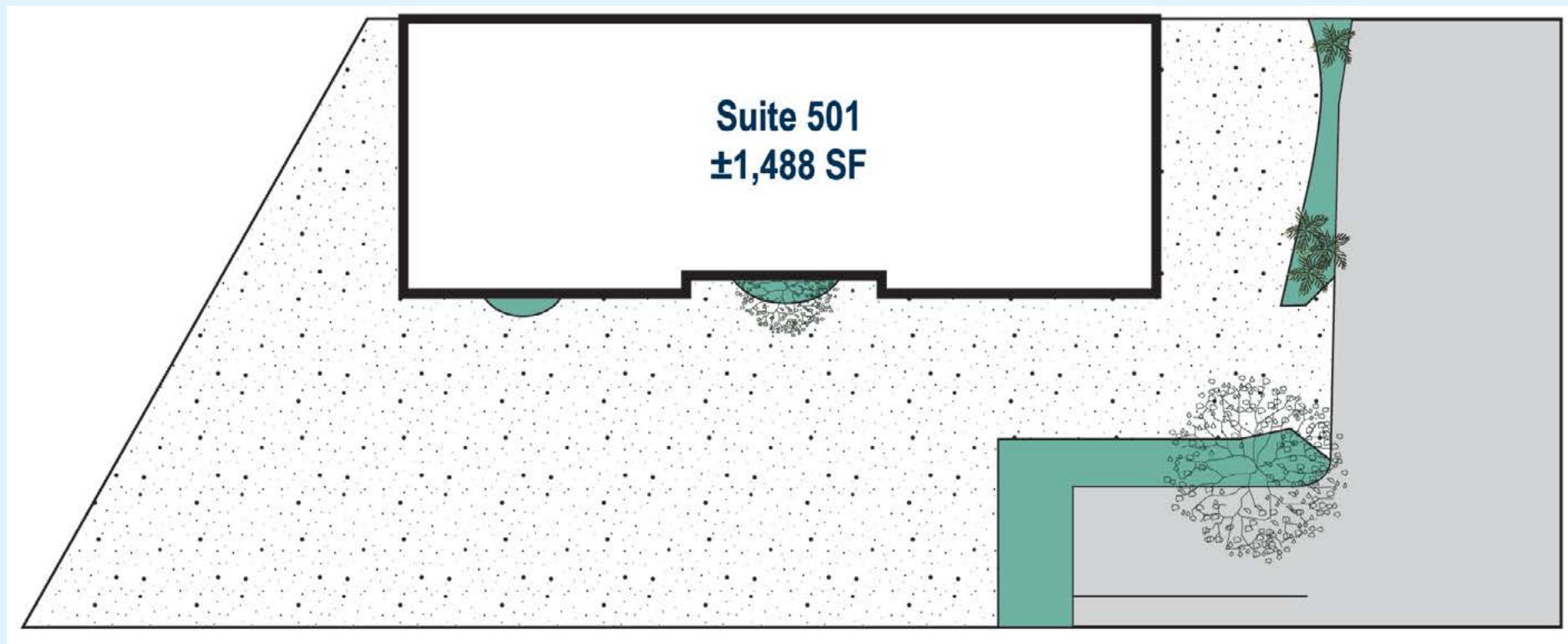
- » Excellent Retail/Office Opportunity
- » Very Walkable Location
- » Strong Co-Tenancy in 81,000 SF Neighborhood Center
- » Close Proximity to the 94 & 805 Freeways
- » Pylon Signage Available
- » Ample Parking
- » High Traffic Counts
- » Strong Co-Tenancy with Starbucks, Food 4 Less, Wells Fargo, and Subway

Suite 501: ±1,488 SF for lease

Lease Rate: \$2.75/SF NNN

(NNN = \$1.50/SF)





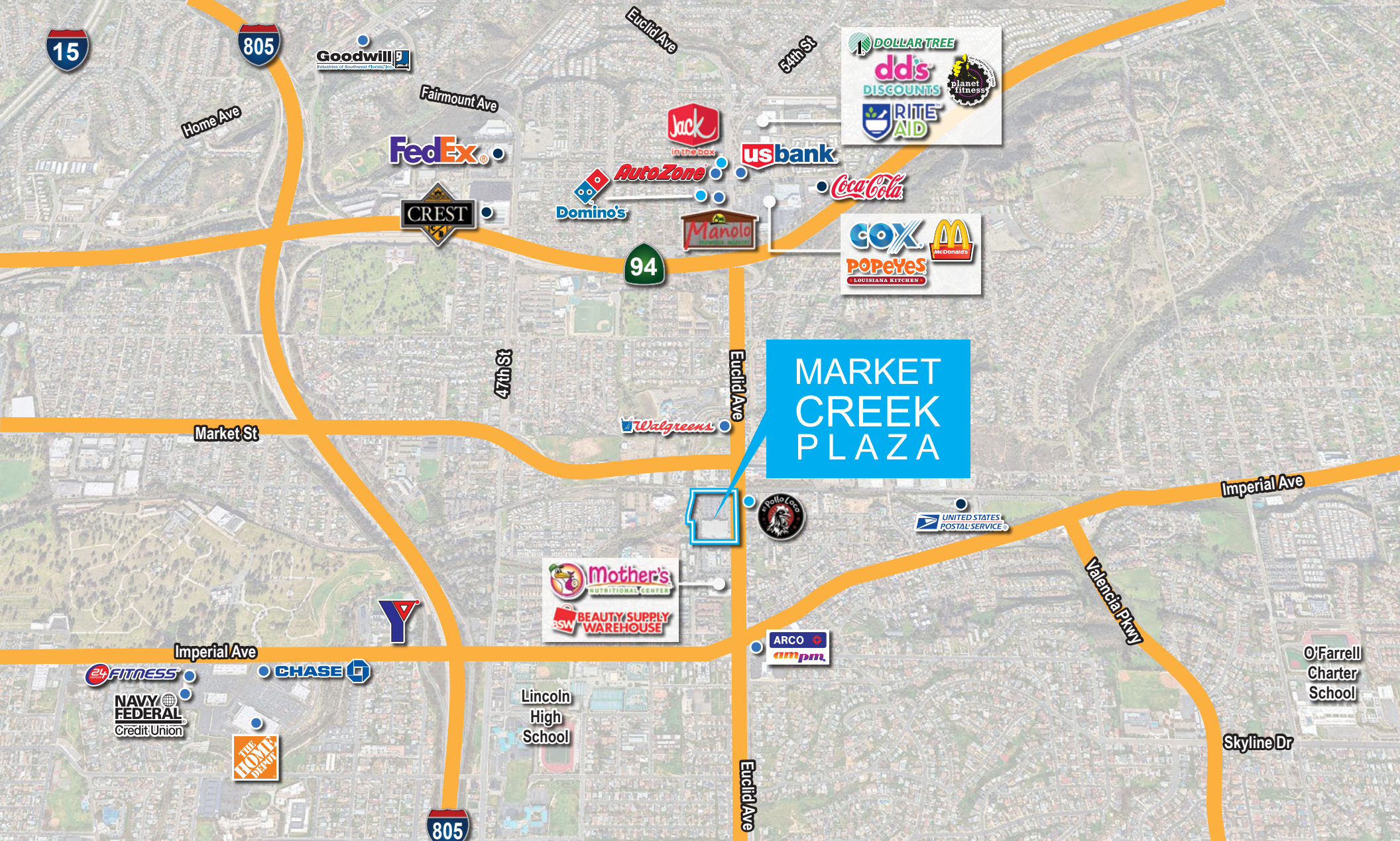


DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
2024 Population	259,239	631,215	1,486,202
2029 Population Projection	256,658	627,179	1,477,071
2024 Households	75,690	227,145	530,547
2029 Household Projection	74,792	225,797	527,262
Median Household Income	\$64,863	\$70,086	\$82,387
Median Home Value	\$569,540	\$650,062	\$712,157
Median Year Built	1966	1972	1974

TRAFFIC COUNTS

		CARS/DAY
Euclid Avenue	Groveland Drive	19,372
Market Street	Market Creek Place	11,047
Euclid Avenue	Castana Street	2,169
51st Street	Roswell Street	2,200
Euclid Avenue	Market Street	26,128
Castana Street	Euclid Avenue	1,700
Euclid Avenue	Castana Street	17,730



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