

MESA PLAZA

7520 EL CAJON BLVD
LA MESA, CA 91942

FOR LEASE
±1,000 SF AVAILABLE

GARRETT GAMBAL

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 INFINITY
INVESTMENT PROPERTIES



PROPERTY HIGHLIGHTS

7520 El Cajon Blvd (Mesa Plaza) is a prominent retail center featuring a strong tenant mix and high-visibility monument signage on a major thoroughfare. Located in the College Area with **immediate access to I-8**, the site offers ample on-site parking for local and regional visitors. A featured retail shell is currently built out as a barbershop, equipped with existing water lines and electrical outlets—making it **move-in ready for a barber, nail studio, or other beauty-focused businesses.**

KEY FEATURES

Building Features: Large monument sign offers high visibility on El Cajon Boulevard.

Accessibility: Includes on-site parking with quick access to the I-8 freeway.

Tenant Mix: A mix of regional and local retailers with an established local customer base.

Proximity to Amenities: Located in the College Area near SDSU; serves both local residents and the student population.

El Cajon Blvd
VPD 21,134

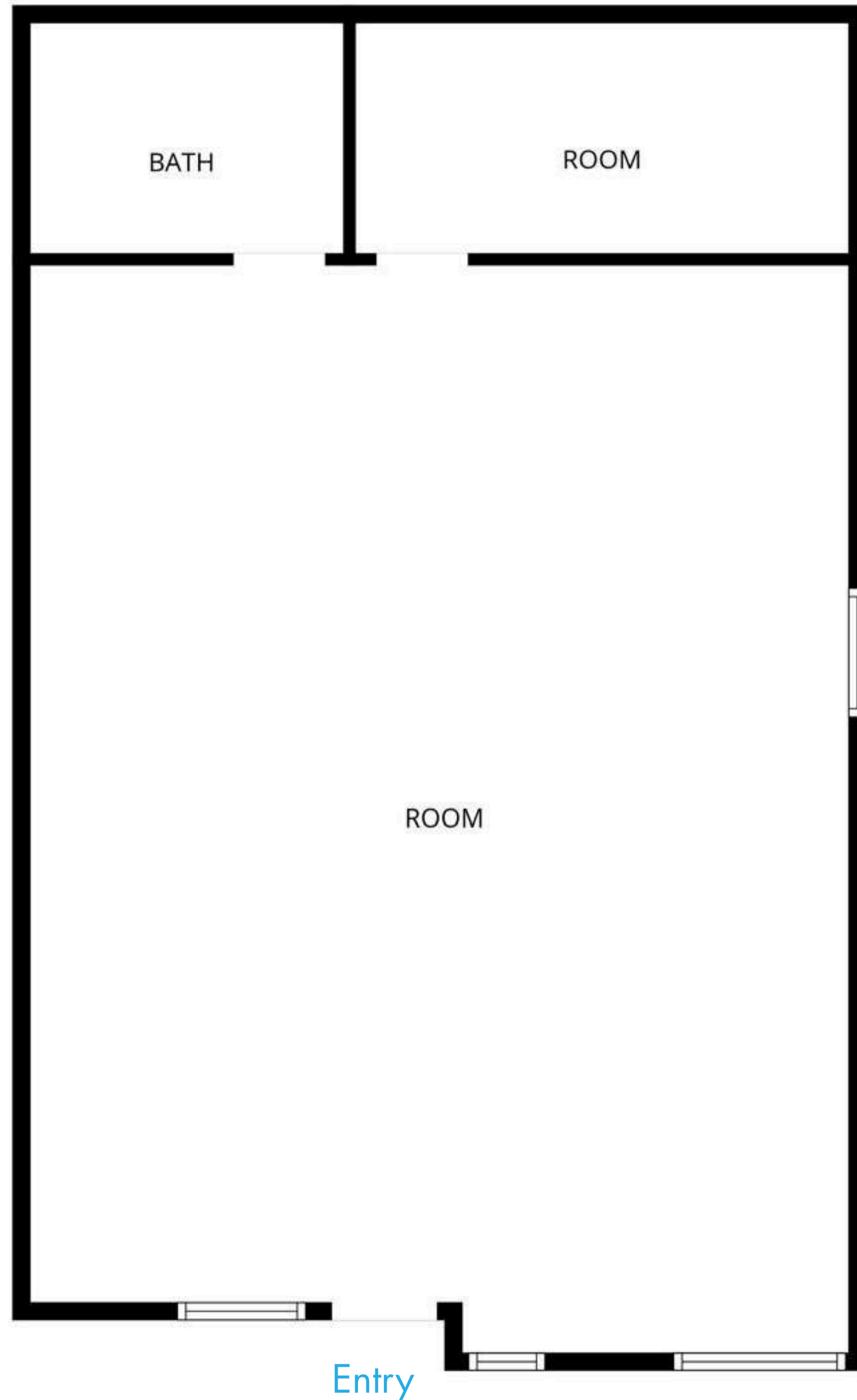
CURRENT AVAILABILITY

7520 El Cajon Blvd

Building - Suite	Total Size	Monthly Amount
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Suite #103	±1,000 SF	Contact Agent
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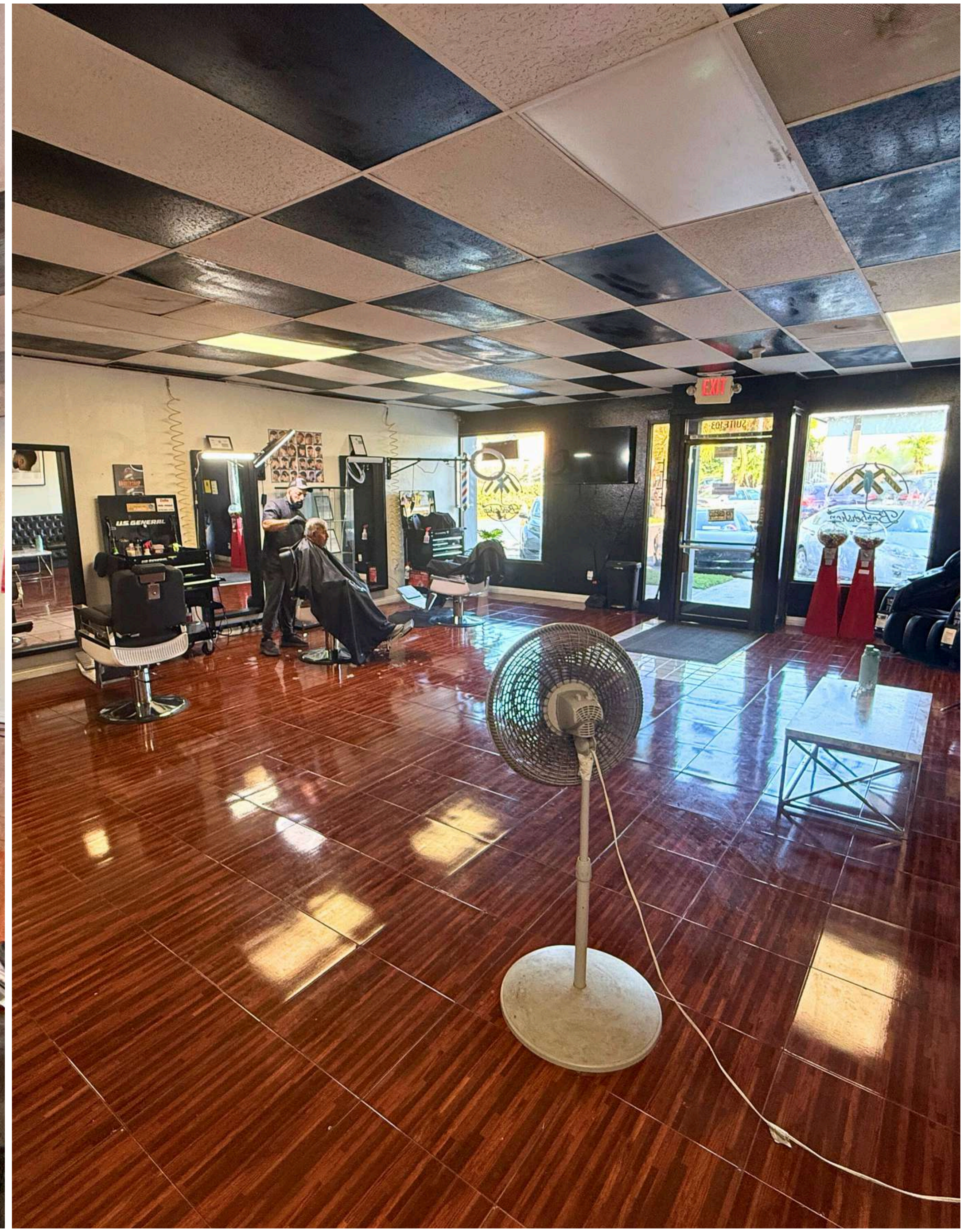
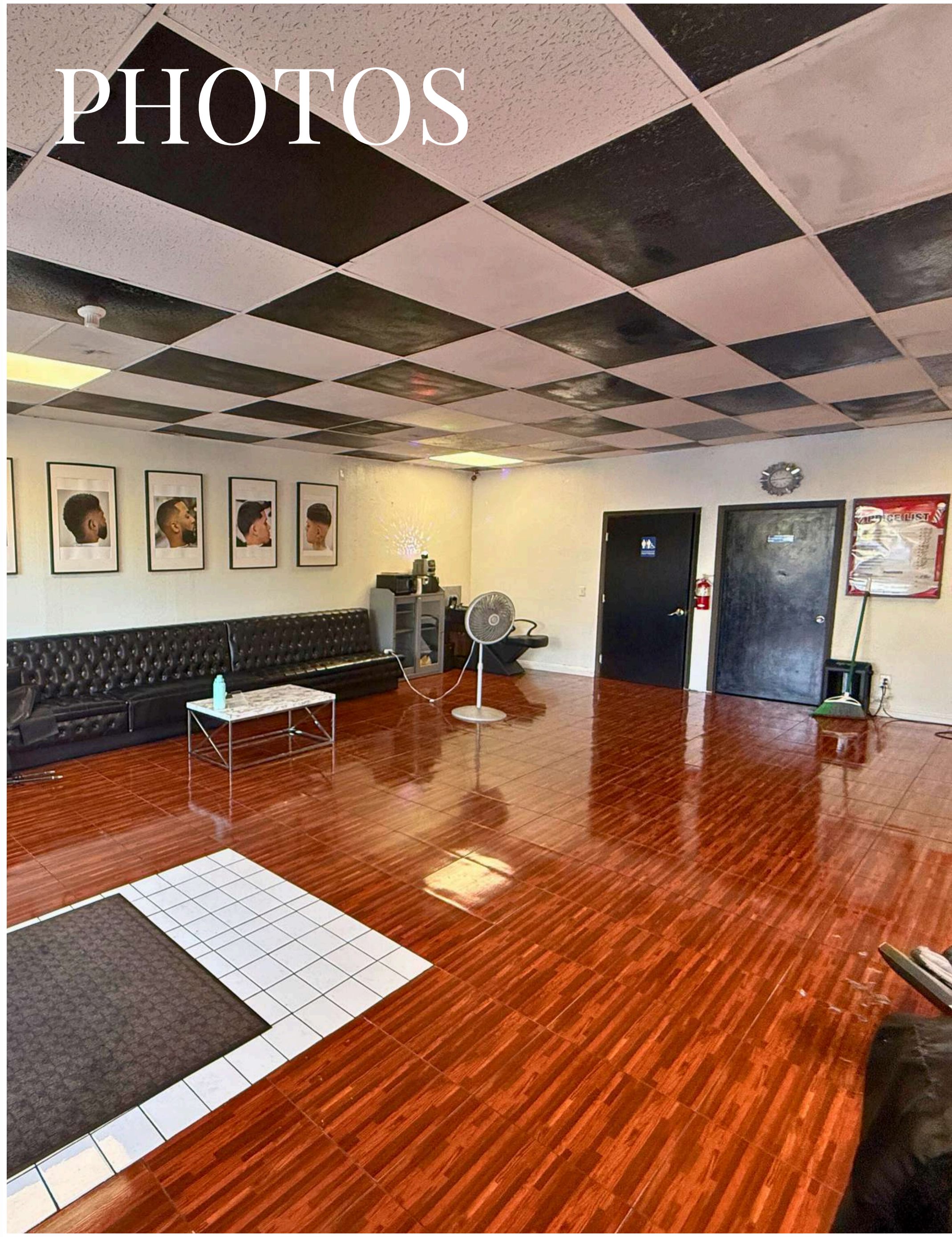


SUITE #103

7520 El Cajon Blvd

-
- ±1,000 SF
 - Available: 30 Day Notice
 - Lease Type: NNN (\$0.75/SF)
 - Unit: Ground Floor
 - Use: Retail

PHOTOS



DEMOGRAPHICS

1 MILE

POPULATION
27,033

AVERAGE HH INCOME
\$85,128

HOUSEHOLDS
12,104

3 MILE







POPULATION
179,321

AVREAGE HH INCOME
\$198,972

HOUSEHOLDS
68,636



NEARBY AMENITIES

- #1 
- #2 
- #3 
- #4 
- #5 
BURGERS • FRIES • COLAS
- #6 
- #7 
- #8 
- #9 
- #10 
- #11 
- #12 
- #13 



El Cajon Blvd
VPD 21,134

Comanche Dr



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