

DOHENY VILLAGE

Retail | For Lease

34061-34131 DOHENY PARK ROAD, CAPISTRANO BEACH, CA 92624



2,962 SF END CAP AVAILABLE FOR LEASE

PROPERTY FEATURES

- End Cap restaurant or retail space with a hood
- Close proximity to both the 1-5 Freeway and Pacific Coast Highway
- Over 22,000 CPD along Doheny Park Rd
- Nearby retailers - Smart & Final, PetSmart, Costco, Big5 Sporting Goods, Staples, Dollar Tree, Auto Zone

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	11,512	74,865	155,026
Avg HH Income	\$172,196	\$187,597	\$199,372
Daytime Population	5,143	32,385	59,753

Source: SitesUSA

TRAFFIC COUNTS

- Doheny Park Rd - 22,337 CPD
- Victoria Blvd - 3,277 CPD

Blaine Bush

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+1 (949) 805-1608

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Barclay Harty

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Trade Area



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