

SOUTHLAND PLAZA

615 SATURN BOULEVARD
SAN DIEGO, CA 92154

Walmart 

FOR LEASE
±2,450 - 3,600 SF (DIVISIBLE) AVAILABLE
±8,500 SF (TO BE BUILT)



TENANTS

Walmart 



VONS  CVS



BIG 5
SPORTING GOODS

Bank of America




IHOP

NAVY FEDERAL
Credit Union

SOUTHLAND PLAZA

is one of the most dominant community/power centers in the South Bay Area of San Diego.

SOUTHLAND PLAZA

has excellent visibility to Interstate 5 and is located within approx. 3.5 miles of the United States/Mexico border.



TRAFFIC COUNTS

Interstate 5: ±121,300 ADT

Palm Avenue: ±52,700 ADT



AVERAGE HHI*

1 Mile: \$87,790

3 Miles: \$97,346

5 Miles: \$111,272



POPULATION

1 Mile: 20,272

3 Miles: 152,930

5 Miles: 279,178



DAYTIME POPULATION

1 Mile: 11,236

3 Miles: 79,092

5 Miles: 152,834



VISITS

VISITS

4.8M

3/1/24-2/28/25

Southland Plaza

SITE PLAN



STE	TENANT	BLDG
A	AVAILABLE ±2,450 SF	9
B	Army/Navy Recruiting	
C	Kidz Shine Pediatric Dentist	
	Big 5	10
A	Marine Recruiting	11
B	T&N Nails	
C1	Pet Market	
C2	Imperial Beach Hair Lounge	
D	Hydro Charge Water Store	
E-G	AVAILABLE UP TO ±8,500 SF (TO BE BUILT)	12
A	Wells Fargo	
B-1	Metro PCS	
B-2	AT&T	13
C	All American Sandwiches & Pizza	
A-B	Mission Federal Credit Union	
C/D	Spine & Sport	
E	Fastsigns	
F	Pho Anh & Grill	15
G-1	Cotija's Taco Shop	
G-2	J&J Smoke Shop	
A	Cold Stone Creamery	
B	Sally Beauty Supply	
C-D	AVAILABLE ±3,600 SF (8/31/25)	17
E	Saturn Cleaners	
F	GNC	
G	Dentist - Dr. Lin	
H	Optometrist - Dr. Rummel	
J	Family Practice - Dr. Villa	18
A	Panda Express	
B	Starbucks	
A-B	Navy Federal Credit Union	18
C	Postal Annex+	

Southland Plaza AERIAL

PROPERTY

- 1  
- 2  
- 3   
- 4  
- 5 
- 6 
- 7 
- 8   
- 9  
- 9  
- 10    



FOR LEASING INFORMATION

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CVS/pharmacy

LIQUOR

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**FLOCKE &
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