



FOR LEASE

San Marcos Professional Building

930 Boardwalk | San Marcos, CA 92078



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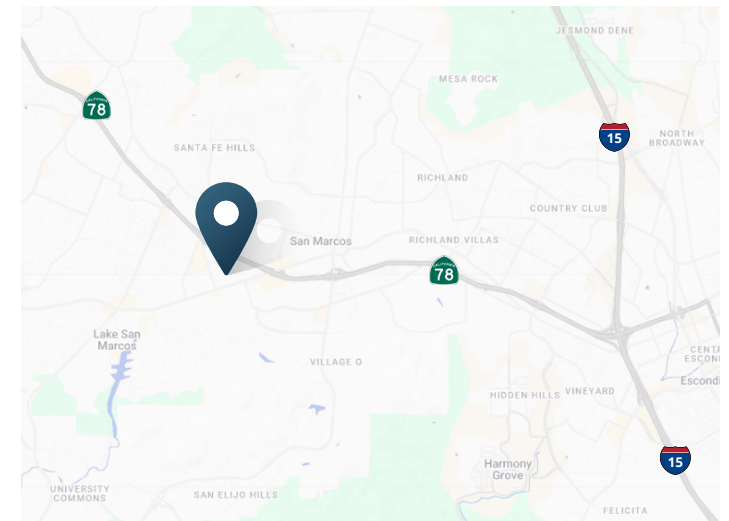
PROPERTY HIGHLIGHTS

- 9,327 SF Professional Building
- Attentive, professional, and local ownership
- Well maintained - brand new A/C units and roof
- Internet services available through Cox and AT&T
- Excellent signage visibility on the corner of Boardwalk and Park Place
- Close proximity to numerous retail amenities
- Easy access to HWY-78 via Las Posas and San Marcos Boulevard

1,206 SF
Min. Divisible

3,462
Max Contiguous

Contact Broker
Lease Rate



Floor Plan

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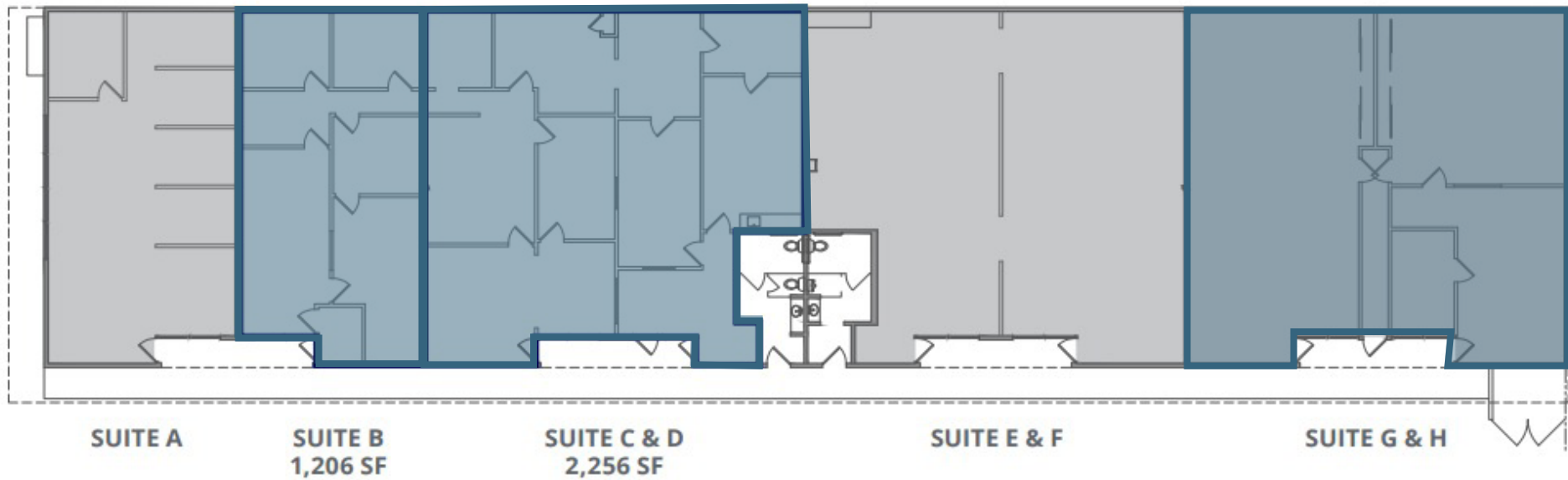


AVAILABILITY

SUITE B // \pm 1,206 SF

SUITE C&D // \pm 2,256 SF

SUITE G&H // \pm 2,412 SF



Corporate Neighbors & Access

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Mercado

- GROCERY OUTLET
- dd's DISCOUNTS
- DOLLAR TREE
- AutoZone
- boost mobile

Grand Plaza

- SPROUTS FARMERS MARKET
- Rack
- DAISO
- Marshall's
- ROSS DRESS FOR LESS
- petco
- HomeGoods
- ULTA
- Starbucks
- carter's
- FIVE BELOW
- Canes

Rancho San Marcos Village

- Planet Fitness
- 9
- goodwill
- SUBWAY
- COSMO PROF

San Marcos Plaza

- Albertsons
- Pizza Hut

San Marcos High School

La Mirada Academy

Palomar College

San Marcos Middle School

San Marcos Elementary School

San Marcos Center

- SHERWIN-WILLIAMS
- Domino's Pizza
- KIDS DENTISTRY

San Marcos Pavilion

- Jack in the box
- FAS TRAINING
- the Habit BURGER GRILL
- penny's

Creekside Marketplace

- HOBBY LOBBY
- WinCo FOODS
- Crate&Barrel
- Total Wine & MORE
- BEST BUY
- CAVA

Campus Marketplace

- Ralphs
- CVS
- Subway
- Starbucks
- STRETCH LAB

SITE

Smart & Final

- BURGER KING

COSTCO WHOLESALE Business Center

Kaiser Permanente San Marcos Medical Offices

California State University San Marcos

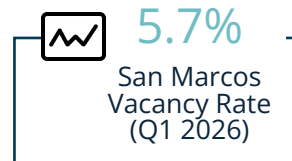
78 158,000 VPD

SAN MARCOS

Located in the heart of North San Diego County, the City of San Marcos, California has evolved from a small rural town into one of the region's fastest-growing and most dynamic communities. Strategically positioned along key transportation corridors and anchored by a strong higher education presence, San Marcos offers a balanced mix of suburban livability and economic opportunity.

A strong network of colleges and universities fuels a highly educated workforce, supporting innovation across healthcare, technology, advanced manufacturing, and professional services sectors. With its high quality of life, relative affordability within North County, and access to major employment centers, San Marcos is an increasingly desirable place to live, work, and invest.

AREA DEMOGRAPHICS





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