

FOR LEASE 0.55 AC AUTO DEALERSHIP AND REPAIR SHOP

501-515 S COAST HWY

OCEANSIDE, CA 92054



TRENT FRANCE

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DRE# 00984842

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DRE# 02254895

PROPERTY HIGHLIGHTS

Available Immediately



RSF: ±7,254 SF
Land: 0.55 AC/23,958 SF



Equipment: Enclosed services department with 6 lifts, parts room, and air compressor



Amenities: Two restrooms, showroom, private finance office, and cashier/waiting room, 6 Lifts



Visibility: Prominent coast highway signage + high traffic count (14,700 VPD)



Year Built: 1960

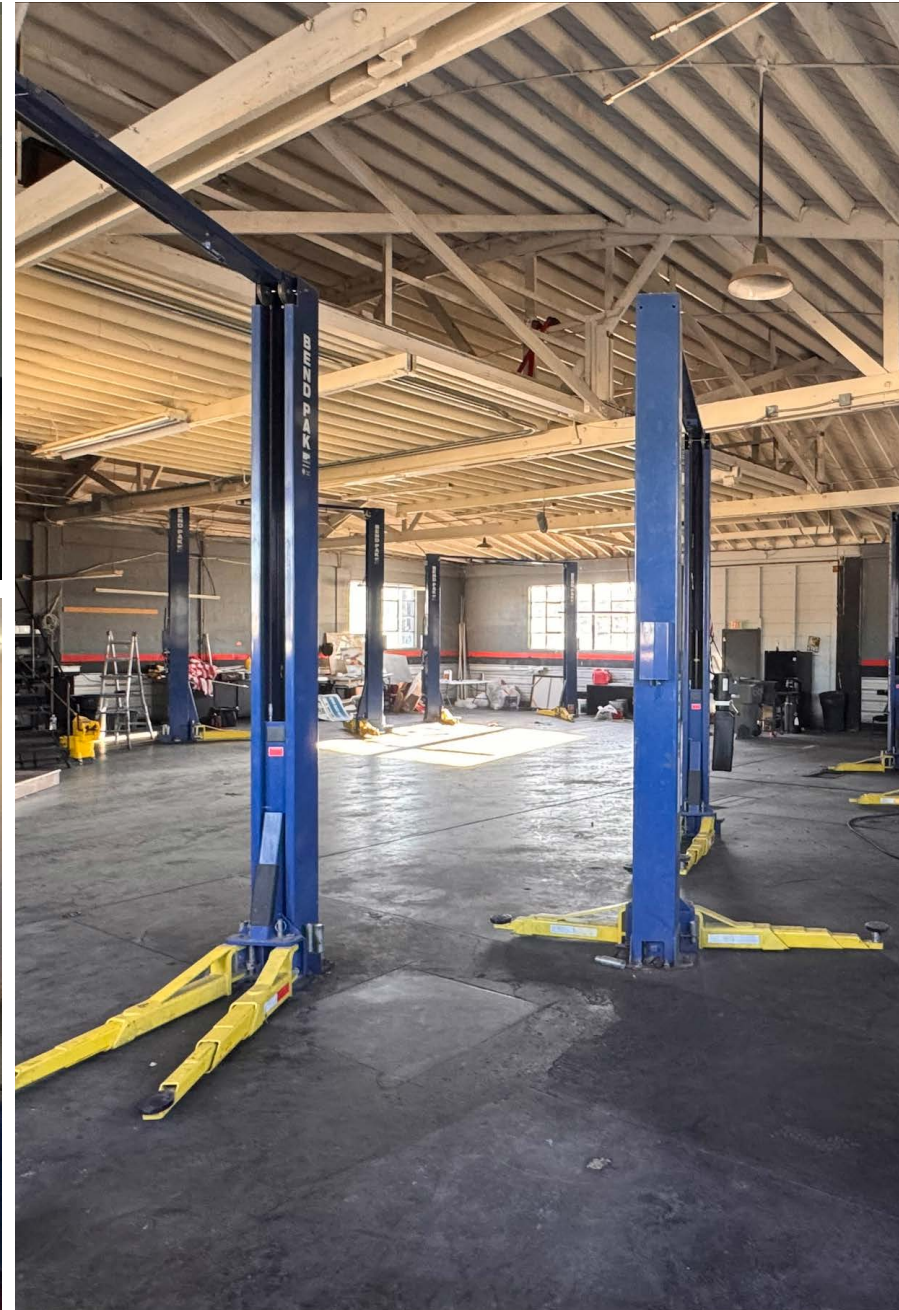


Parking: 1.73/1,000 SF

Lease Rate: \$2.25/SF + \$0.38/SF NNN



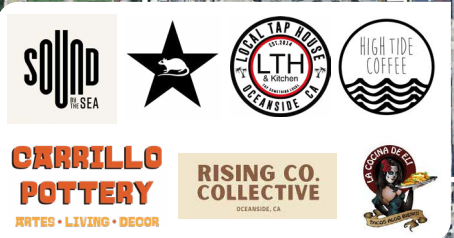
PROPERTY PHOTOS



MARKET OVERVIEW



OCEANSIDE TRANSIT CENTER



SUBJECT PROPERTY



S COAST HWY - 16,800 VPD

Topeka St

GAMBLERS

Michigan Ave



St Mary Star of the Sea School



Oceanside High School

DOWNTOWN RETAIL



...and many more!



202,500 VPD

GOAT HILL PARK
World Class • Working Class



NORTH AERIAL



OCEANSIDE TRANSIT CENTER

MTS TROLLEY LINE

S CLEVELAND ST

CARRILLO POTTERY
ARTES • LIVING • DECOR

RISING CO. COLLECTIVE
OCEANSIDE, CA

MISSOURI AVE

S TREMONT ST

SUBJECT PROPERTY

S COAST HWY - 16,800 VPD

MINNESOTA AVE

DOWNTOWN RETAIL

...and many more!

MICHIGAN AVE

S DITMAR ST

WASHINGTON AVE

S FREEMAN ST

SOUTH AERIAL



U-HAUL **us bank** **enterprise**
STONE IMPACT The GRID WOODIN SURFBOARDS

BLUE DOG RIDE textūr a salon 20 REAL SURF OCEANSIDE, CA
GII Chemistry Samara Refillery The SURFBOARD COLLECTIVE Heritage
LIVE THE GNAR BRIO SKIN STUDIO AUTONIQUE

BRIXTON MATSU GREEN CHEEK BEER CO VITAL CLIMBING GYM
SHOOTS & BEER COMMUNAL 101 CAFE







St Mary Star of the Sea School
Central Church of Christ

SUBJECT PROPERTY

KNUCKLEHEADS BARBERSHOP EST. 2012
FAT JOE'S OCEANSIDE
JAMES CRACKHEADS 2018
OCEANSIDE PAINT AND BODY Sidelines Oceanside ART COLLECTIVE
Fiore Paper Est. 1992 SWEATDREAMS



LOCAL DEMOGRAPHICS (2025)

	1 mi	3 Mi	5 Mi
 Population	16,182	72,353	154,271
 Households	7,096	29,084	59,097
 Average HH Income	\$123,692	\$122,427	\$134,888
 Median HH Income	\$122,383	\$121,142	\$133,237
 Total Businesses	876	4,323	7,196
 Total Employees	5,010	28,994	58,545

COASTAL OCEANSIDE DEMAND



Residential Units
±4,383



New Retail
±308,464 SF

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