

3027 E Coast Hwy

SIGNAGE HERE

GINA'S
PIZZA
EST. 1975

AWARD WINNING PIZZA • PASTA • SANDWICHES • SALADS

**Restaurant/Retail
Space for Lease**

Site Aerial

3007 & 3027 East Coast Hwy · Corona Del Mar

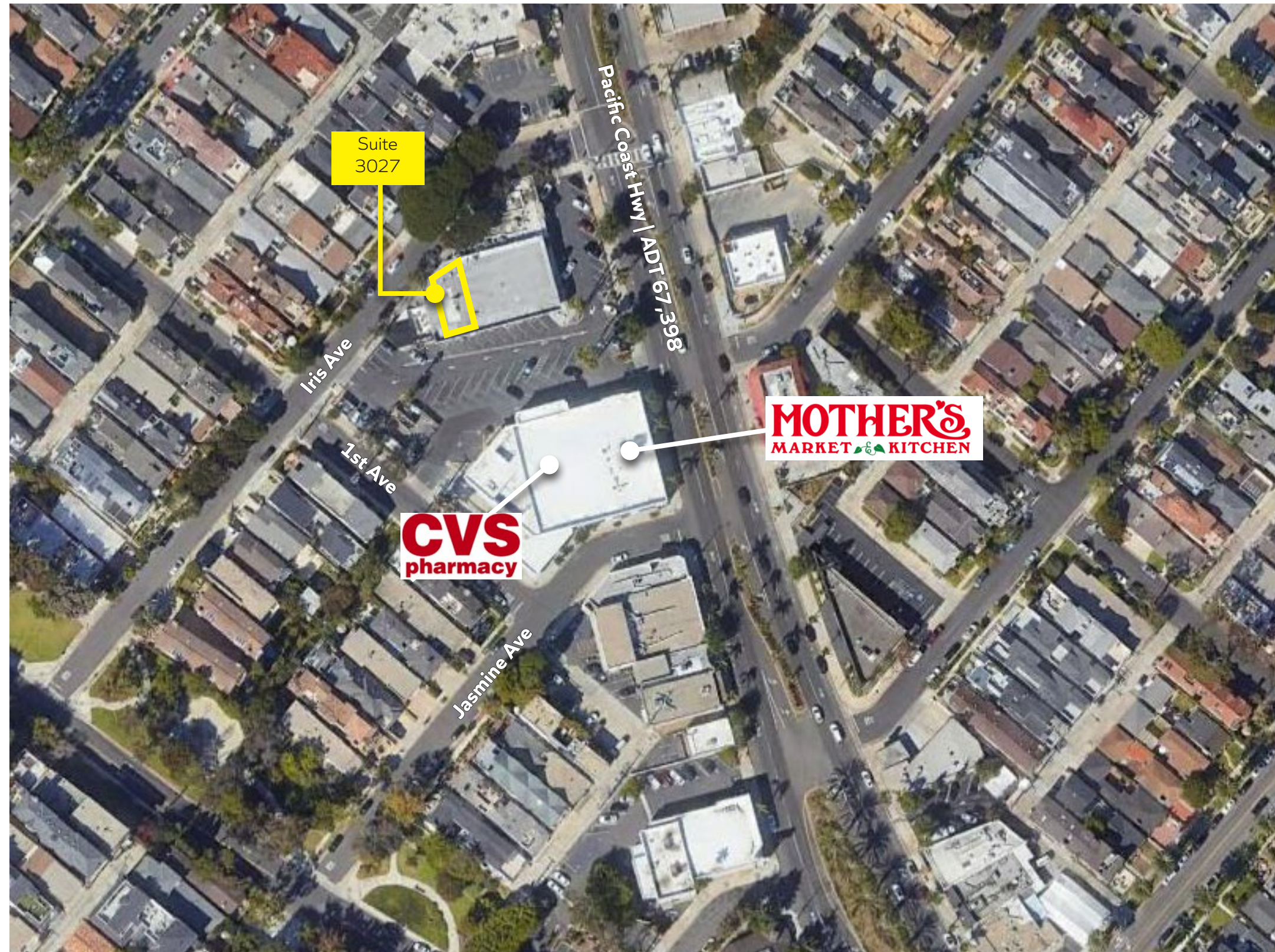


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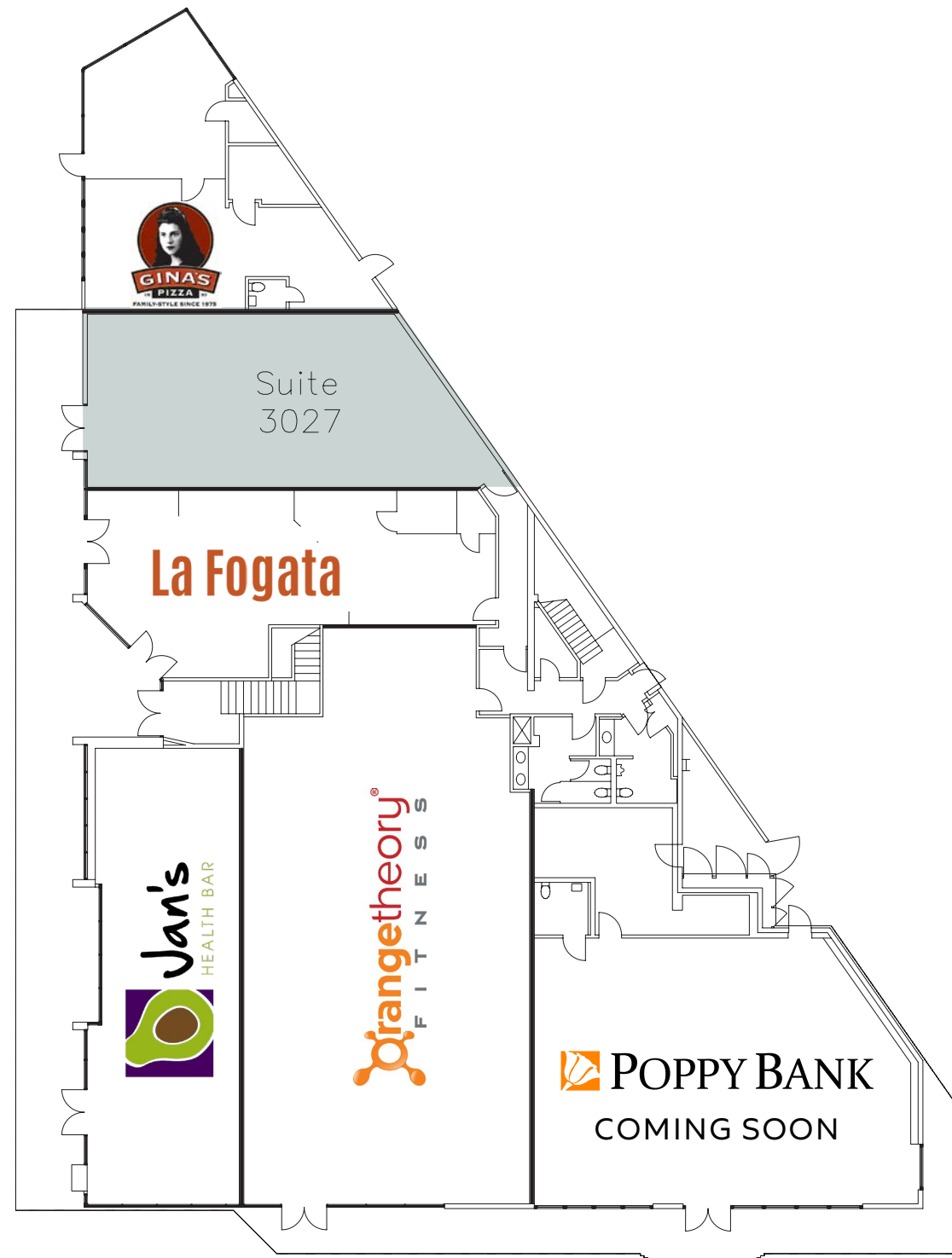
3027 E Coast Hwy

Property Highlights

- + Restaurant/Retail opportunity located in the heart of Downtown Corona Del Mar
- + Co-tenants include: Mother's Market, CVS Pharmacy, Jan's Health Bar, Orange Theory Fitness, Gina's Pizza, and La Fogota
- + Rare parking field, providing easy access and convenience for customers
- + One of the most affluent coastal markets in Orange County with an average household income of nearly \$185,000 within a 5-mile radius
- + Close proximity to Fashion Island, Orange County's leading outdoor mall



Site Plan



Available

Suite 3027
1,266 SF

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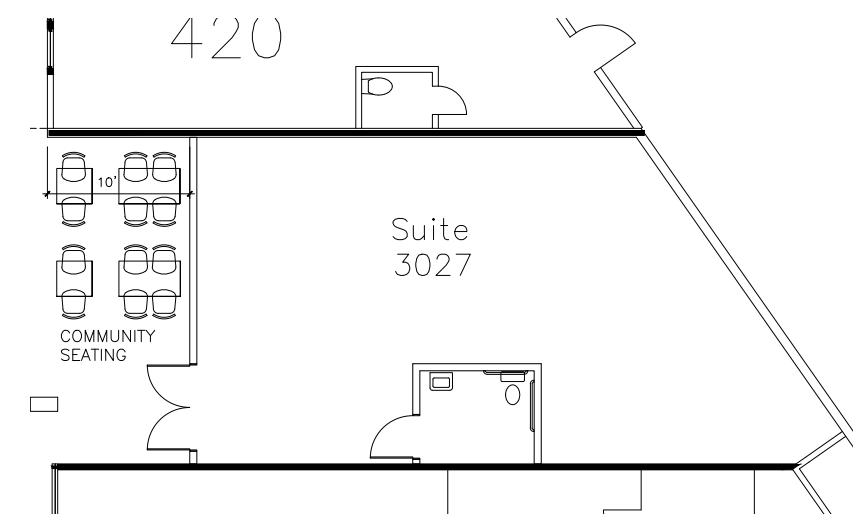
Suite 3027



Details

- Ability to push storefront back approx. 12 feet to maximize outdoor seating for restaurant use
- 1,266 SF

Conceptual Restaurant Plan



Property Photos

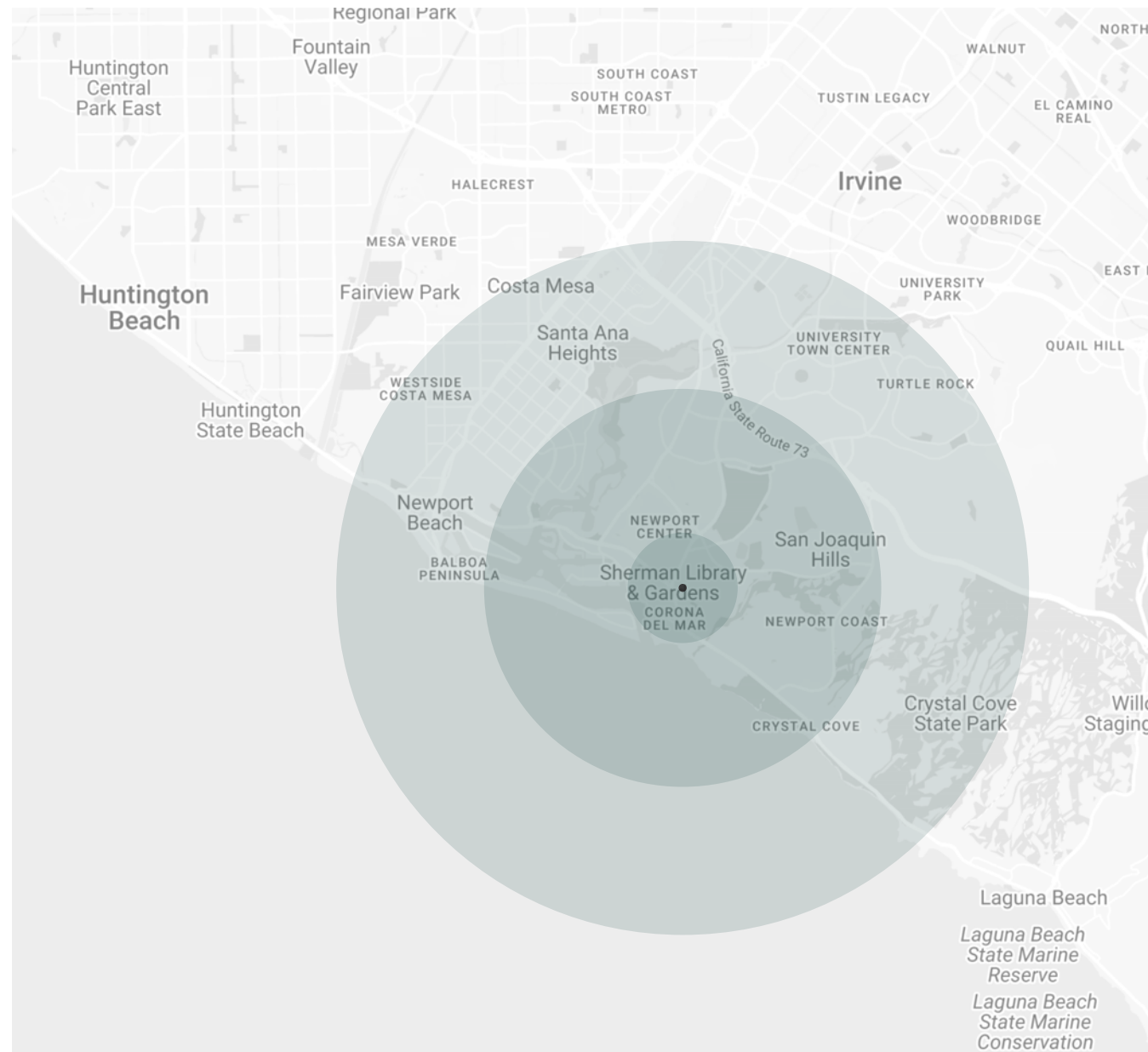




Property Highlights

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CORONA DEL MAR / CALIFORNIA



Population

	1 Mile	3 Miles	5 Miles
Estimated Population	10,868	58,581	193,615
Forecasted Population (2028)	10,805	58,681	193,331

Daytime Demos

	1 Mile	3 Miles	5 Miles
Total Daytime Population	16,956	78,370	258,142

Median Household Income

	1 Mile	3 Miles	5 Miles
Estimated Median Household Income	\$197,020	\$162,455	\$119,415
Median Disposable Income	\$134,842	\$118,385	\$98,905

Avg Household Income

	1 Mile	3 Miles	5 Miles
Estimated Average Household Income	\$268,865	\$239,330	\$186,802
Average Disposable Income	\$160,395	\$146,258	\$120,113

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