

RANCHOSAN DIEGO.

TOWNE CENTER

2883-2991 JAMACHA ROAD
EL CAJON, CA 92019

±2,629 SF (DIVISIBLE)

±12,000 SF (DIVISIBLE)

±1,105 SF OFFICE AVAILABLE

±8,000 SF PROPOSED PAD WITH DRIVE THRU

NOW OPEN

ULTA
BEAUTY



EDWARDS
THEATRES

Staples



rubio's
COASTAL GRILL



ULTA
BEAUTY

Luna Grill
mediterranean kitchen



CVS pharmacy

EDWARDS CINEMAS



Dominant ±381,000 SF shopping center anchored by Target, Albertsons, Edwards Theatres, Staples and Ulta Beauty and centrally located within the master-planned community of Rancho San Diego. Conveniently located at the intersection of Jamacha Road and Campo Road, the Center is located across the street from Cuyamaca Community College and is nearby to the Sycuan Hotel & Casino and Jamul Resort & Casino.

JAMACHA ROAD



CAMPO ROAD / STATE ROUTE 94



NEW PAD PROPOSED

±2,629 SF
AVAILABLE
(Divisible)

±1,105 SF
AVAILABLE

±8,000 SF
AVAILABLE WITH
DRIVE THRU (DIVISIBLE)



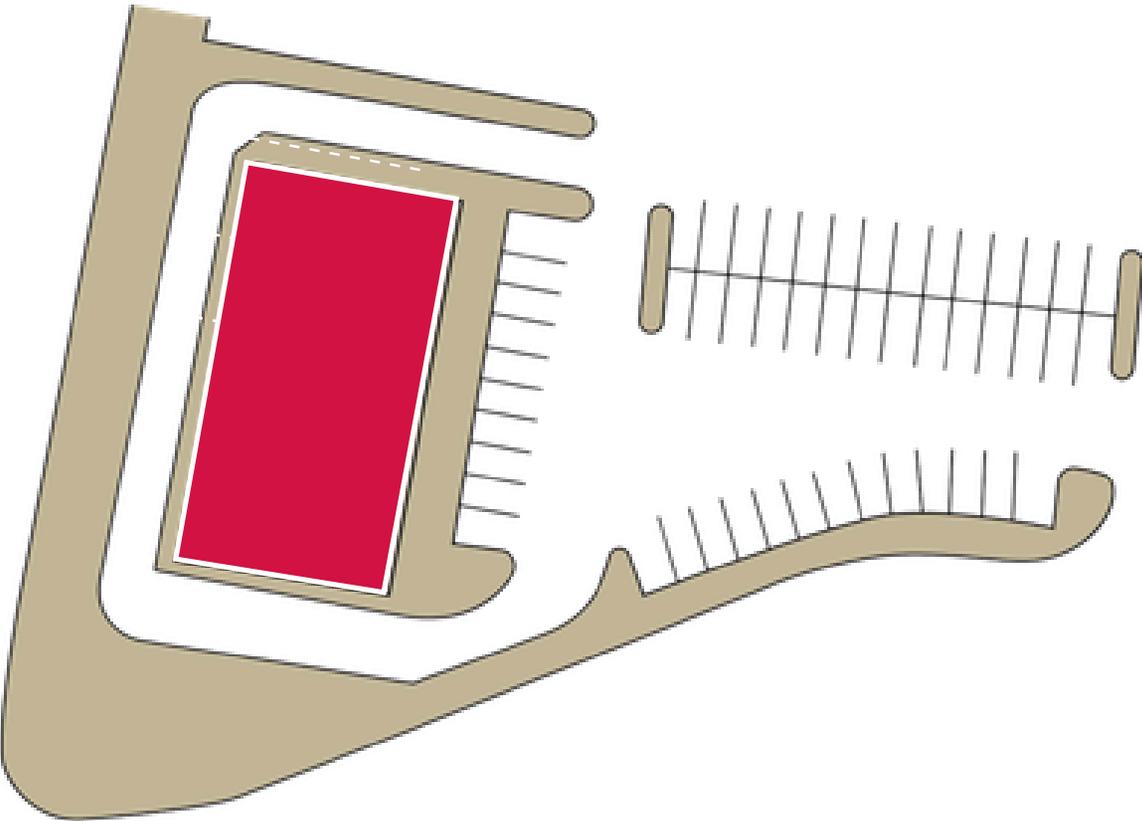
PAD	SUITE	TENANTS	SF
1	2983	MOR Furniture (Potentially Available)	12,000
2	2987A	Automobile Club	6,480
	2987B	Neighborhood National Bank	3,500
3	2991	Raising Canes	3,267
4	2949	KFC	3,200
5	2935	Carl's Jr.	3,050
6	2903	Mobil Gas Station	2,400
7	2895	Kahoots Pet Store	5,299
8	2887	Discount Tire	6,500
9	2879	Staples	23,942
11	2983A-B	AT&T Mobility	2,552
12	2983 C-D	AVAILABLE (DIVISIBLE)	2,629
13	2883E	Ulta Beauty	12,000
14	2883F	Vivid Nails	1,100
	2883G	4G Wireless	1,793
15	2883H	Crumbl Cookies	1,322
	2891A-D	Hallmark Cards	3,141
	2891C	Kung Fu Tea	1,300
	2891D	Supercuts	1,200
	2891E-F	Navy Federal Credit Union	3,990
	2891G	AVAILABLE	1,105
16	2899	Albertsons	62,279
17	2907A	Eye Styles of Rancho San Diego	1,800
18	2907B	RSD Dental Group and Orthodontics	3,238
19	2911	Target	112,250
	2963A-C	The Broken Yolk Cafe	3,949
	2963D	Cold Stone Creamery	1,300
20	2963E-F	Luna Grill	2,856
21	2951	Edward Theaters	69,000
	2959A	Rubio's Baja Grill	2,038
	2959B	Hi Shinu	1,000
22	2959C	Dickey's BBQ	2,044
	2955	Hooley's Irish Pub	4,050
		PROPOSED PAD AVAILABLE WITH DRIVE THRU (DIVISIBLE)	8,000



2883-2991 JAMACHA ROAD, EL CAJON, CA 92019

PROPOSED NEW PAD

±8,000 SF (DIVISIBLE) WITH DRIVE THRU





VISITS

5.6 Million (2/1/25 - 1/31/26)
23.6% Growth over 36 months



TRAFFIC COUNTS

Jamacha Road: ±43,000 ADT
Campo Road: ±37,076 ADT



AVERAGE HHI

1 Mile: \$126,049
3 Miles: \$165,458
5 Miles: \$128,140



POPULATION

1 Mile	3 Miles	5 Miles
6,172	54,969	214,969



DAYTIME POPULATION

1 Mile	3 Miles	5 Miles
3,721	29,410	132,934

Aerial





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TOWNE CENTER

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