

For Lease

2200

S. EL CAMINO REAL | SAN MATEO, CA

CBRE



Retail

Contact:

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Property Overview

2200 S. El Camino Real is a well-positioned retail opportunity in the heart of San Mateo's primary commercial corridor.

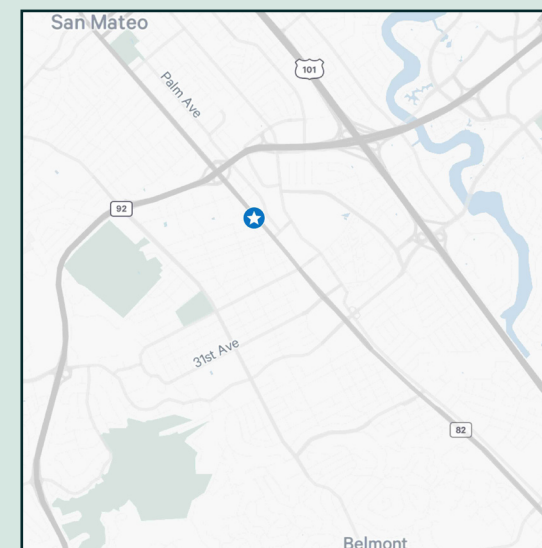
The property benefits from excellent visibility, strong street frontage, and easy access from both El Camino Real and nearby residential neighborhoods.

Surrounded by national retailers, restaurants, and dense daytime population, this location offers outstanding exposure and traffic for a wide range of retail uses.



Location Highlights

- + ±1,865 SF Available
- + Prime Corner retail space
- + Located on the ground floor of mixed use building
- + Strong traffic count along the El Camino
- + Benefits from robust daytime population and consistent consumer traffic
- + Convenient access to Highway 101 and major Peninsula thoroughfares
- + Close to public transportation and key commuter routes



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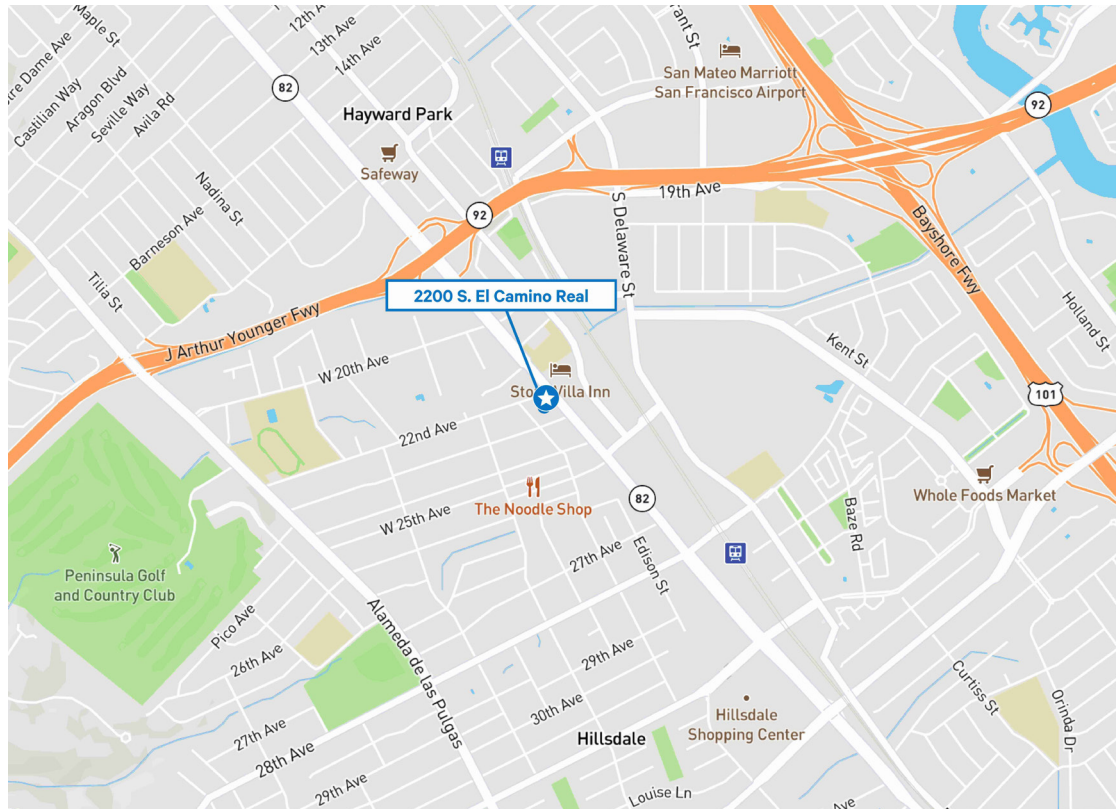


Demographics

	1 Mile	3 Miles	5 Miles
2025 Population - Current Year Estimate	29,027	181,039	260,080
2030 Population - Five Year Projection	29,356	181,782	262,523
2025-2030 Annual Population Growth Rate	0.23%	0.08%	0.19%
2025 Households - Current Year Estimate	11,056	68,151	98,059
2030 Households - Five Year Projection	11,087	67,950	98,480
2025-2030 Annual Household Growth Rate	0.06%	-0.06%	0.09%
2025 Average Household Income	\$237,042	\$246,378	\$265,050
2030 Average Household Income	\$257,492	\$269,311	\$289,314

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Traffic Counts

±33,230 cars per day
S. El Camino & 21st Ave

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