

Rainbow Otay Plaza

**\$1.00/SF YEAR 1
INTRODUCTORY RATE!!**

***On Select Building**



FOR LEASE | Retail Spaces Available | **One Block from Otay Mesa Pedestrian Crossing**

Valley Coleman

Sales & Leasing Associate
Lic. 02065336

619.469.3600 | 10721 Treena St., Ste 200, San Diego, CA 92131 | www.PacificCoastCommercial.com | Lic. 01209930

Chase Pelton

Sales & Leasing Associate
Lic. 01918260

Shirley Kanamu

Senior Broker Associate
Lic. 01268281



PROPERTY FEATURES



Rainbow Otay Plaza
2360 - 2372 Roll Drive & Paseo De La Americas, San Diego, CA 92154



Approx. 1,261 SF – 6,325 SF Window Lined Retail Suites



Lease Rate: \$1.00/SF - \$2.00/SF Gross



One Block from Otay Mesa Port of Entry with Heavy Foot Traffic
Easy Access to SR-905, SR-11, SR-125



Highest & Best Uses: Restaurant, Deli, Specialty Foods / Outlet Store / Discount Store / Thrift Store / Professional Services / Beauty Services / Insurance Services



Ample Parking Ratio: 3/1,000 SF



Access from Both Roll Drive and Paseo De Las Americas (21,415 Vehicles Per Day)



Building Signage Available

TENANT LIST

Duty Free

UPS Store

Boost Mobile

Rainbow Mart

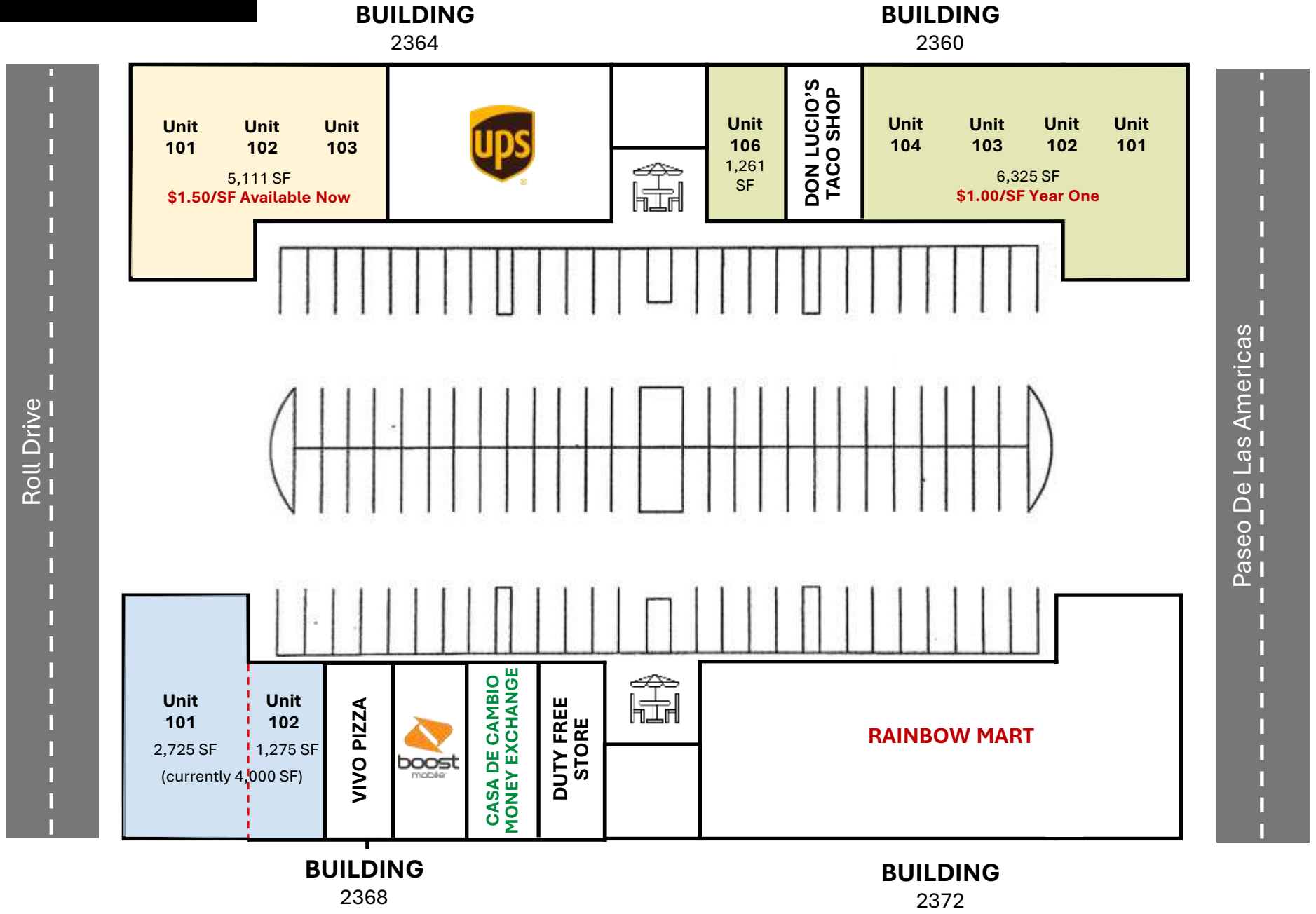
Vivo Pizza

**Casa de Cambio
Money Exchange**

Don Lucio's Taco Shop



SITE PLAN



LOW LEASE RATES

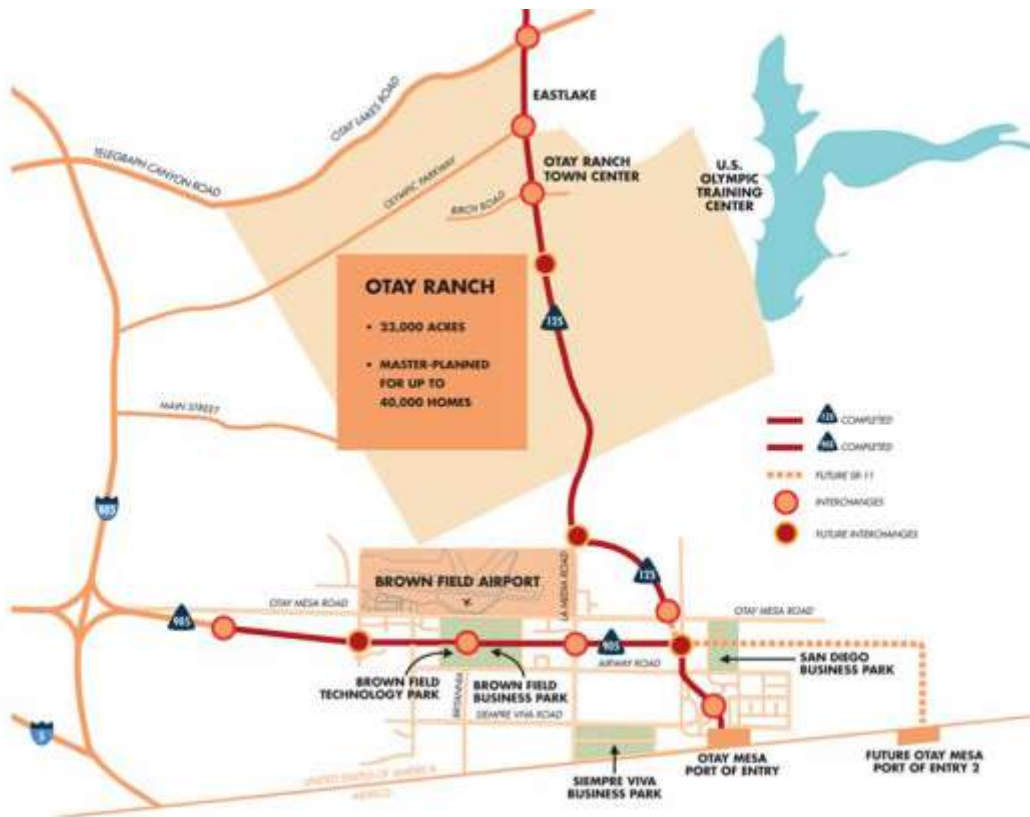
Building 2360: \$1.00/SF On Year One (For Units 101-104 Only. Demising Suites will be \$2.00/SF)
 Building 2364: \$1.50/SF Available Now (On Entire Availability Only. Demising Suites will be \$2.00/SF)

PROPERTY PHOTOS



OTAY MESA ADVANTAGES

- South County offers San Diego County's largest labor supply.
- Brown Field Airport is slated for a 330-acre redevelopment.
- Recent Community Plan Update promotes new retail and business friendly land uses.
- Time-saving reverse commutes
- New Cross Border Terminal (CBX)
- Estate and family-oriented homes in Otay Ranch and Eastlake provide new housing for executives and staff.
- Otay I Port of Entry handles more than \$33 billion annually
- \$700 million Otay II Port of Entry.



CONTACT INFORMATION



Valley Coleman

Sales & Leasing Associate

D: (619) 944-1979

Valley@PacificCoastCommercial.com

Lic. 02065336

Chase Pelton

Sales & Leasing Associate

D: (619) 535-9177

Chase@PacificCoastCommercial.com

Lic. 01918260

Shirley Kanamu

Senior Broker Associate

D: (619) 787-6374

Shirley@PacificCoastCommercial.com

Lic. 01268281

619.469.3600 | 10721 Treena St., Ste 200, San Diego, CA 92131 | www.PacificCoastCommercial.com | Lic. 01209930

The information contained herein has been given to us by the owner of the property or other sources we deem reliable, we have no reason to doubt its accuracy, but we do not guarantee it. All information, including zoning and use, should be verified prior to purchase or lease.

