

# Stonegate Plaza

## Junior Anchor Opportunity

±19,753 SF (Divisible)

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1670

**FLOCKE &  
AVOYER**

Commercial Real Estate

# 1670 Main Street

RAMONA, CALIFORNIA



## STONEGATE PLAZA

# 1670 Main Street

Ramona, California

Located 14 minutes northeast of Poway, in the heart and commercial center of Ramona, on Main Street - the main arterial of the town. The property in Stonegate Plaza is positioned within a walk or short drive to numerous regional and local national retailers which drives traffic to the area.

## Co-Tenants



## Demographics



### Average Daily Traffic

Main Street	±24,783 CPD
Ramona Street	±10,956 CPD



### Average HH Income

3 Miles	\$112,558
5 Miles	\$125,391



### Population

3 Miles	19,810
5 Miles	31,535







# Site Plan

Suite	Tenant	SF
4-A	Available	1,200 SF
4-B	Ramona Cuts	900 SF
4-B1	Dr. Brandon Jergensen, DDS	900 SF
4-C	PrintPost	900 SF
4-D	Wingstop	1,500 SF
4-E	Available	1,100 SF
4-F	Jewelry World	2,200 SF
	Available (Divisible)	19,753 SF
6-A	Venus Nails & Spa	1,300 SF
6-B	Available	1,500 SF
6-C	Edwards Jones	1,040 SF
6-D	Alliance Jiu Jitsu	2,215 SF
6-E	UPS	1,730 SF
	Stater Brothers Market	
8	Goodwill	6,042 SF





# Building Photos



\*All information regarding this property is deemed to be reliable, however, no representation, guarantee or warranty is made to the accuracy thereof and is submitted subject to errors, omissions, change of price or withdrawal without notice.

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