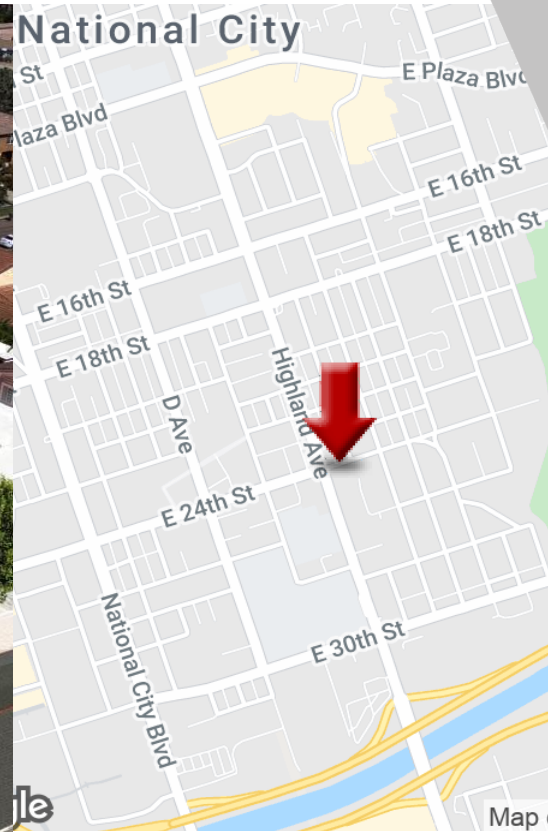


Restaurant FOR LEASE

NATIONAL PLAZA, NATIONAL CITY, CA - RETAIL

2401 Highland Ave, National City, CA 91950



OFFERING SUMMARY

NUMBER OF UNITS:	9
AVAILABLE SF:	1,084 SF Restaurant space
LEASE RATE:	\$ 2.50 SF/Month (NNN)
LOT SIZE:	31,418 SF
BUILDING SIZE:	9,690 SF
ZONING:	Commercial

PROPERTY OVERVIEW

Excellent retail location with major national retail, restaurants within walking distance. Located on very busy traffic of National City.

PROPERTY HIGHLIGHTS

- Easy access to I-5 and I-805
- Very dense demographics in surrounding area
- Blossoming community of National City close to
- Close to major retailers, MTS Trolley, Ship Yards and San Diego Airport
- National tenants and restaurants within walking distance
- Small affordable spaces
- Highland Ave is a major signalized location with daily traffic count of approximately 19,544 and 9,333 on E. 24th st.

BEN AMEEN

Broker
O: 619.840.6692
bensdcommercial@gmail.com
CA #01999481

ROBERT PETRICH

Managing Director
O: 619.248.7012
bobpetrich@gmail.com
CA #00332225

KW COMMERCIAL | EL CAJON
810 Jamacha Road, Suite 102
El Cajon, CA 92019



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Restaurant FOR LEASE

AVAILABLE SUITE #104



Available Spaces

Space: #104 Size: 1,084 SF Rent: \$2.50 NNN

*** Former Taco Shop**

*** The space has been completely redone. Has the hood and grease trap.**

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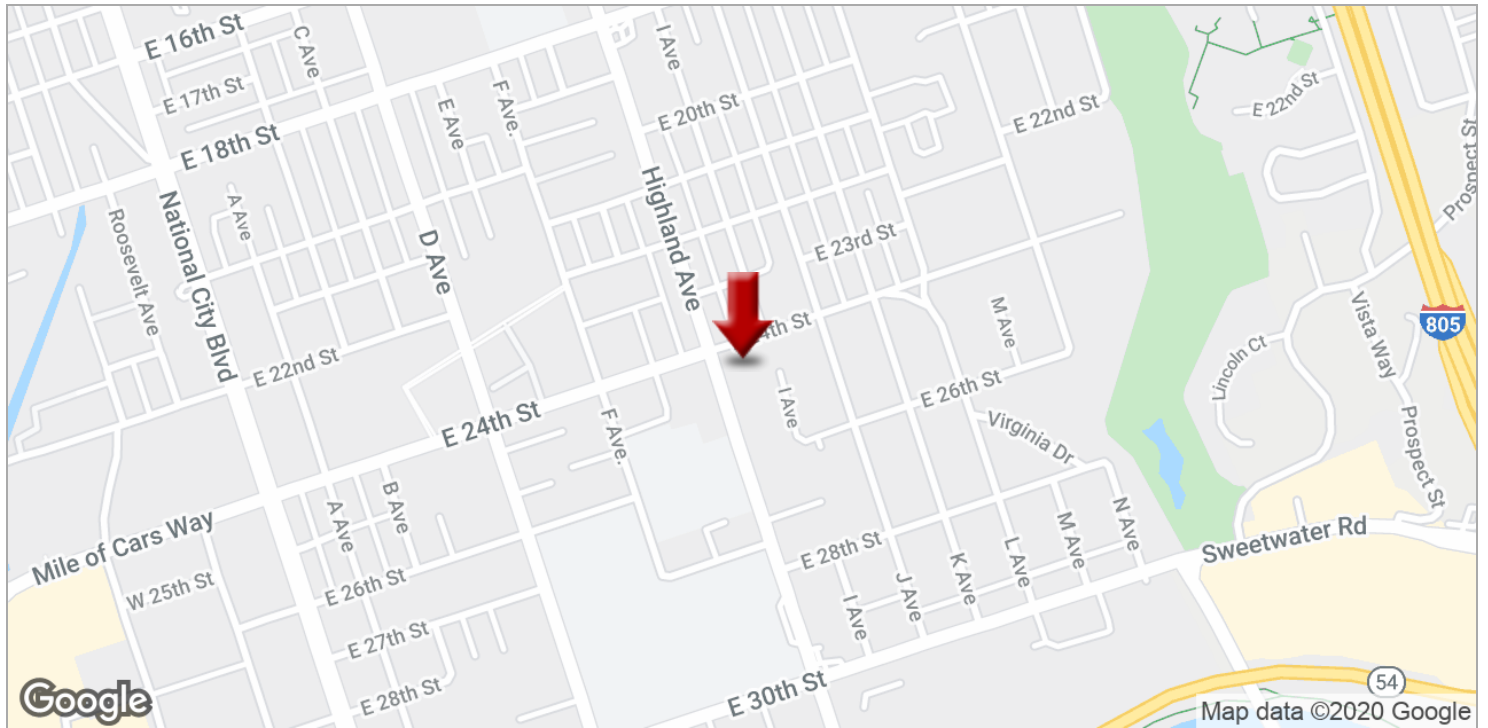
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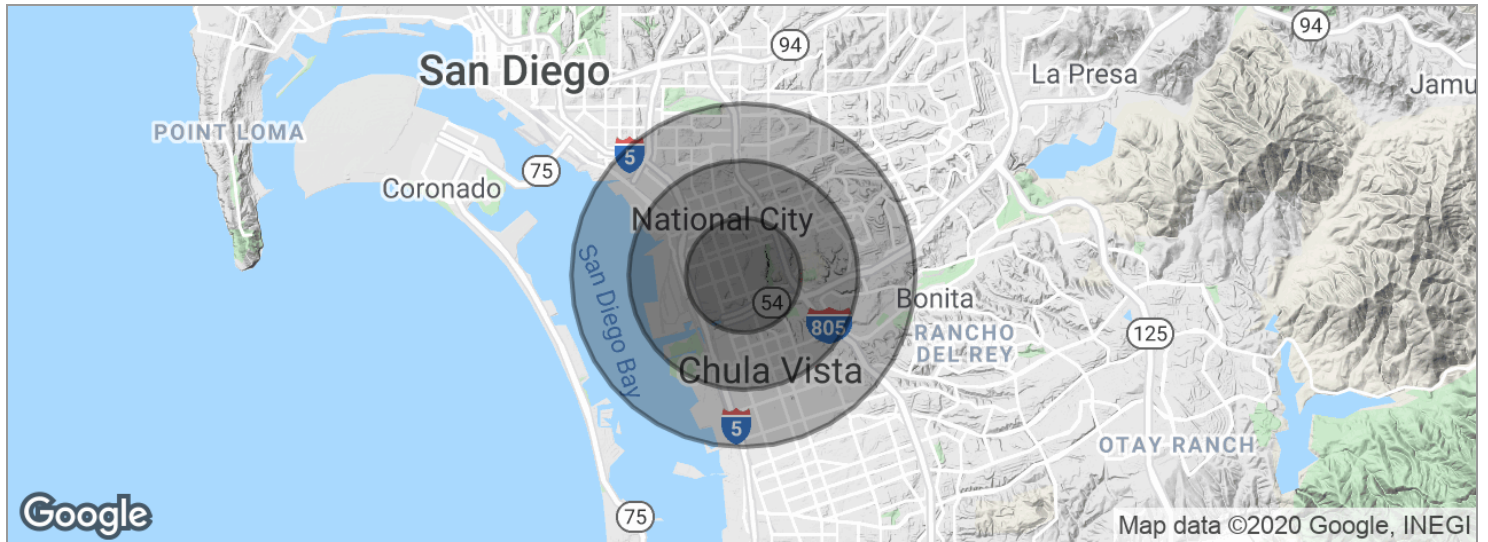
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POPULATION	1 MILE	2 MILES	3 MILES
Total population	28,076	92,858	187,973
Median age	32.0	32.9	32.5
Median age (male)	31.4	31.1	31.0
Median age (Female)	34.0	34.7	34.2

HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total households	8,816	28,596	55,371
# of persons per HH	3.2	3.2	3.4
Average HH income	\$46,092	\$48,361	\$51,953
Average house value	\$436,343	\$386,525	\$407,966

* Demographic data derived from 2010 US Census

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