

997

**WEST
SAN MARCOS
BLVD**

SAN MARCOS, CA 92069



Retail For Lease | San Marcos

Approx. 700 SF - 1,350 SF Available

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**PACIFIC COAST
COMMERCIAL**
SALES - MANAGEMENT - LEASING

PROPERTY FEATURES



Property Information

Via Marco Plaza
997 W San Marcos Blvd, San Marcos, CA 92069



Property Size

Approx. 12,200 SF Retail Property on 0.81 AC



Availability

Suite 103: Approx. 700 SF

- Former Insurance Office
- Reception Area with Private Offices

Suite 108: Approx. 1,350 SF

- Open Floor Plan



Location

Immediate Access to Hwy 78

Signalized Intersection

+/- 38,000 Vehicles Per Day



Parking

4.5 / 1,000 SF



Signage

Monument Signage Available at Intersection



Lease Rate

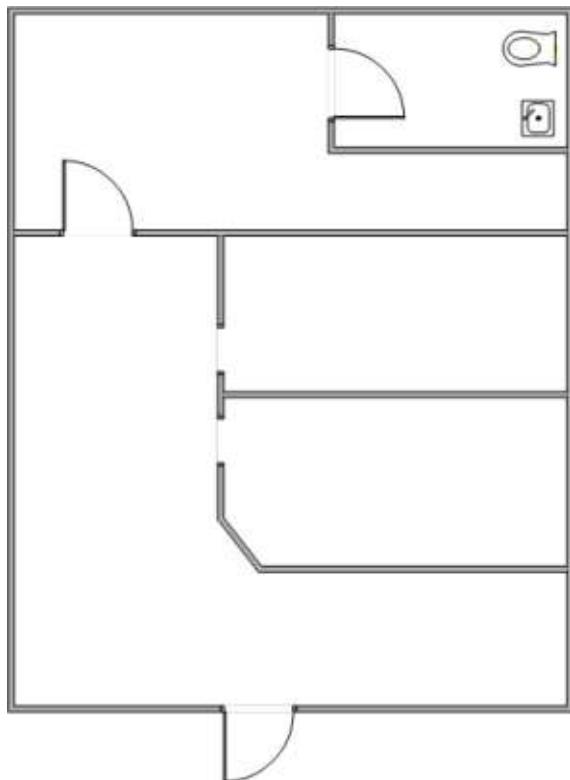
Contact Agent

FLOOR & SITE PLAN

Floor and Site Plan are Not Fit to Scale; for Reference Purposes Only.

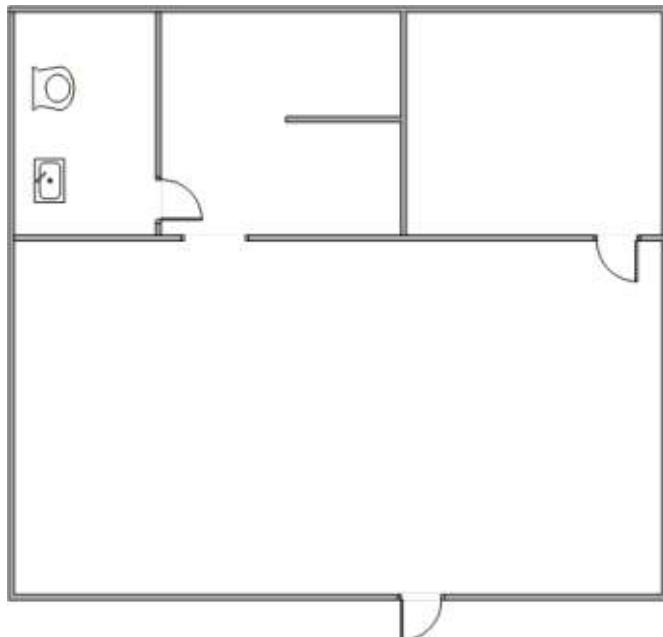
Suite 103

700 SF



Suite 108

1350 SF





195,896
POPULATION



11,519
BUSINESSES



102,203
EMPLOYEES



\$779,704
AVG. HOME VALUE



\$130,546
AVG. HH INCOME



\$2.8B
CONSUMER SPENDING

DRIVE TIMES

Location

Escondido

Carlsbad

Encinitas

Mission Valley

San Clemente

Downtown San Diego

Time

10 Min

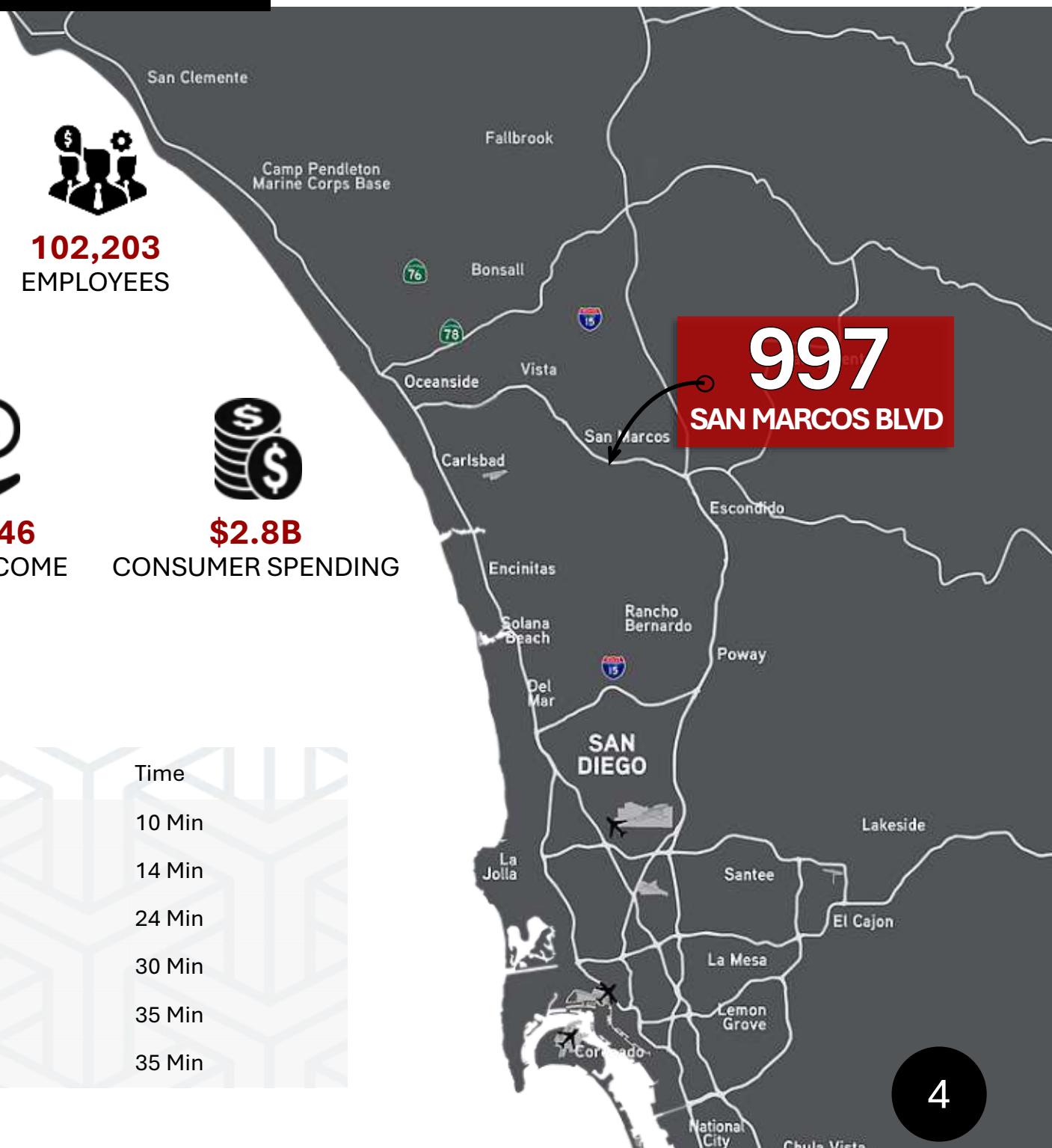
14 Min

24 Min

30 Min

35 Min

35 Min



AMENITIES MAP



RETAIL SPACE FOR LEASE SAN MARCOS SIGNALIZED INTERSECTION

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