

Stonegate Plaza

Junior Anchor Opportunity

±19,753 SF (Divisible)

Your Sign Here

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

STATER BROS.



rubio's
COASTAL GRILL



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

Aerial



Main Street - 24,783 CPD



PROPOSED

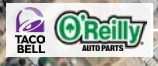


PROPERTY



Burch Construction Village Place Apartments 25 Units

Future Residential Mixed-Use Development





PROPERTY

PROPOSED
GROCERY OUTLET Bargain Market
Marshalls
PET SMART
five BELOW

CVS

POPEYES

DOLLAR TREE
Little Caesars

STATER BROS. markets

gandmill

Jockey MITSUBISHI

L&L
AT&T

Main Street - 24,783 CPD

ALDI

Wendy's

16th Street

McDonald's

Site Plan

PROPOSED

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





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