



FOUNDRY
COMMERCIAL

ADDITIONAL
CLASSROOMS

PRESCHOOL
BUILDING

PLAY AREA

PLAYGROUND

RELIGIOUS/EDUCATIONAL SPACE FOR LEASE

1900 S. NEVADA STREET | OCEANSIDE, CA 92054



PROPERTY HIGHLIGHTS

- 8± classrooms across two buildings
- Playground with additional outdoor play space
- Preschool building, playground, and additional outdoor play space are fenced-in.
- Property is currently occupied by a church. Available to lease for use on Sundays after 12PM and Monday-Friday 8AM-5PM.
- Contact brokers for lease rate.

PROPERTY DETAILS

ADDRESS	1900 S Nevada Street Oceanside, CA 92054
NO. OF CLASSROOMS	8±
PARKING	29± Paved Spaces (Shared)
APN	153-362-20-00, 153-362-21-00, 153-362-22-00

Notes: Do not disturb owners, contact broker to discuss intended use before scheduling a tour. Owner is a non-profit 501 (c3) and exempt from property taxes. For-profit entities seeking to occupy may be assessed additional property taxes.

FOR MORE INFORMATION, PLEASE CONTACT:

CHRIS BURY | 949.939.6238
Partner, Senior Vice President
Chris.Bury@foundrycommercial.com
Licensed Real Estate Broker

CHARLIE HOWARTH | 949.542.9484
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Although all information furnished regarding for sale, rental or financing is from sources we deem reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, changes of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. All sizes are approximate and subject to survey.

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PROPERTY PHOTOS



CLASSROOM



CLASSROOM



CLASSROOM



KITCHEN



KITCHEN



CLASSROOM

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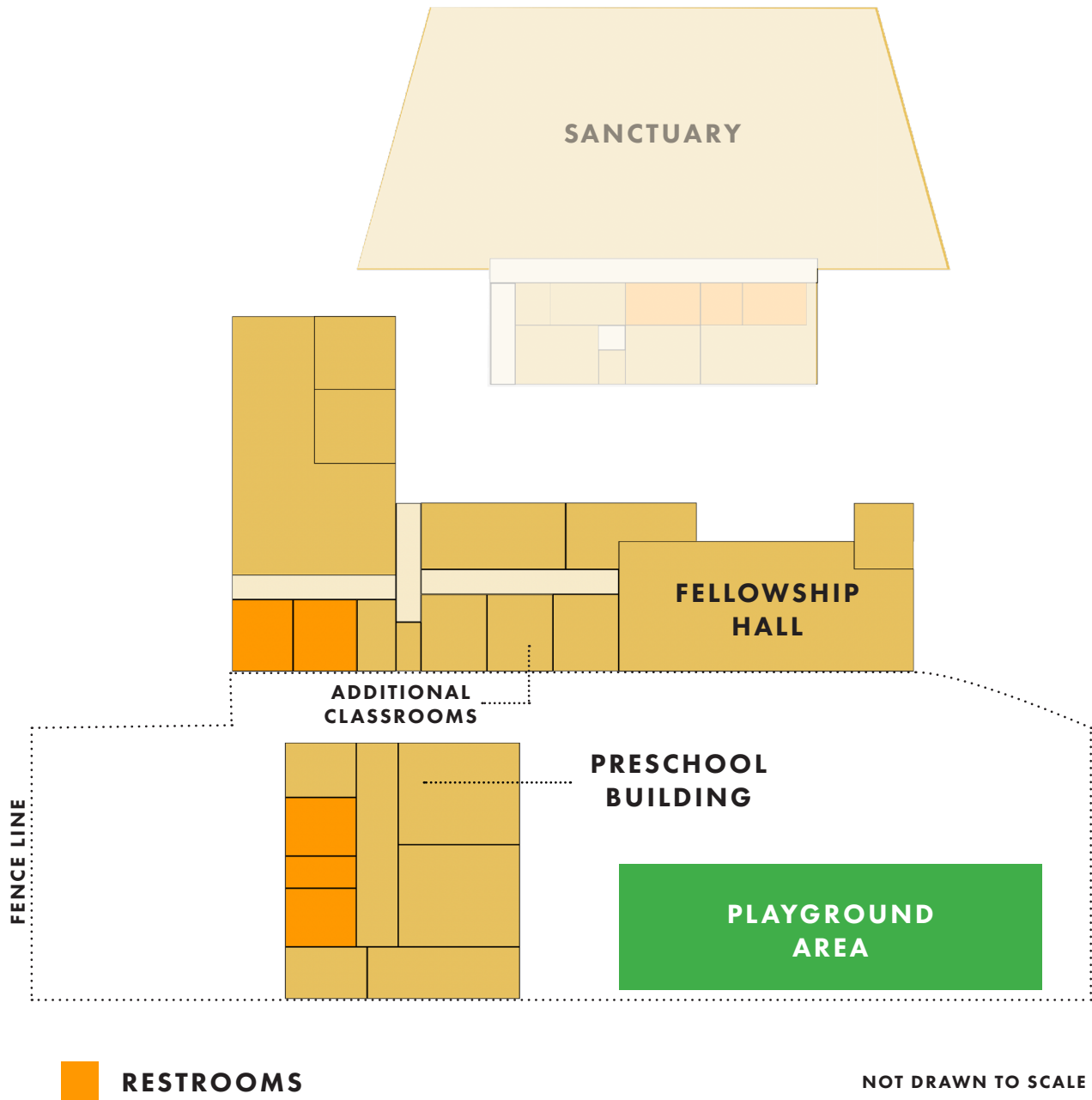
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PROPERTY LAYOUT



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LOCATION



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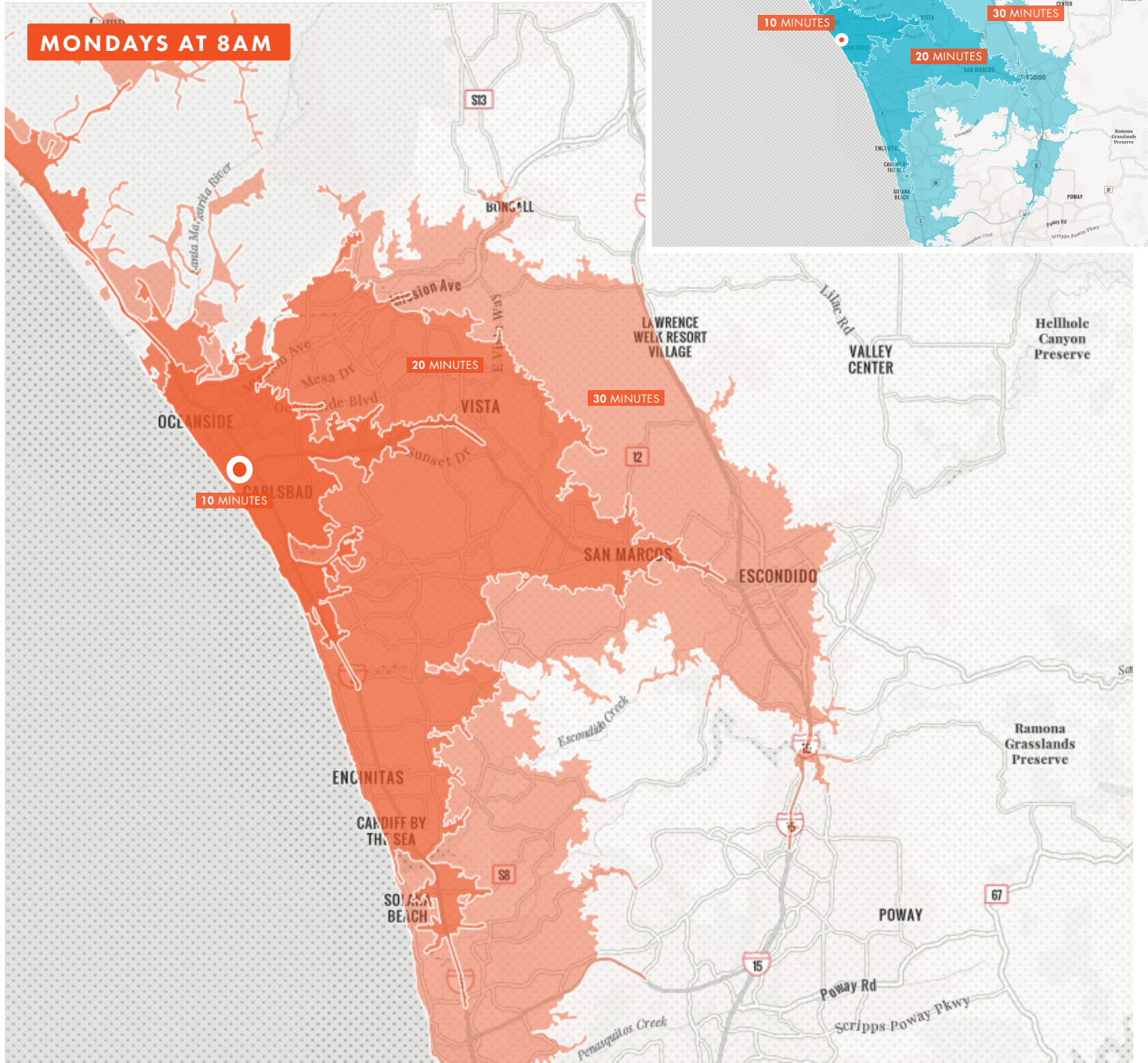
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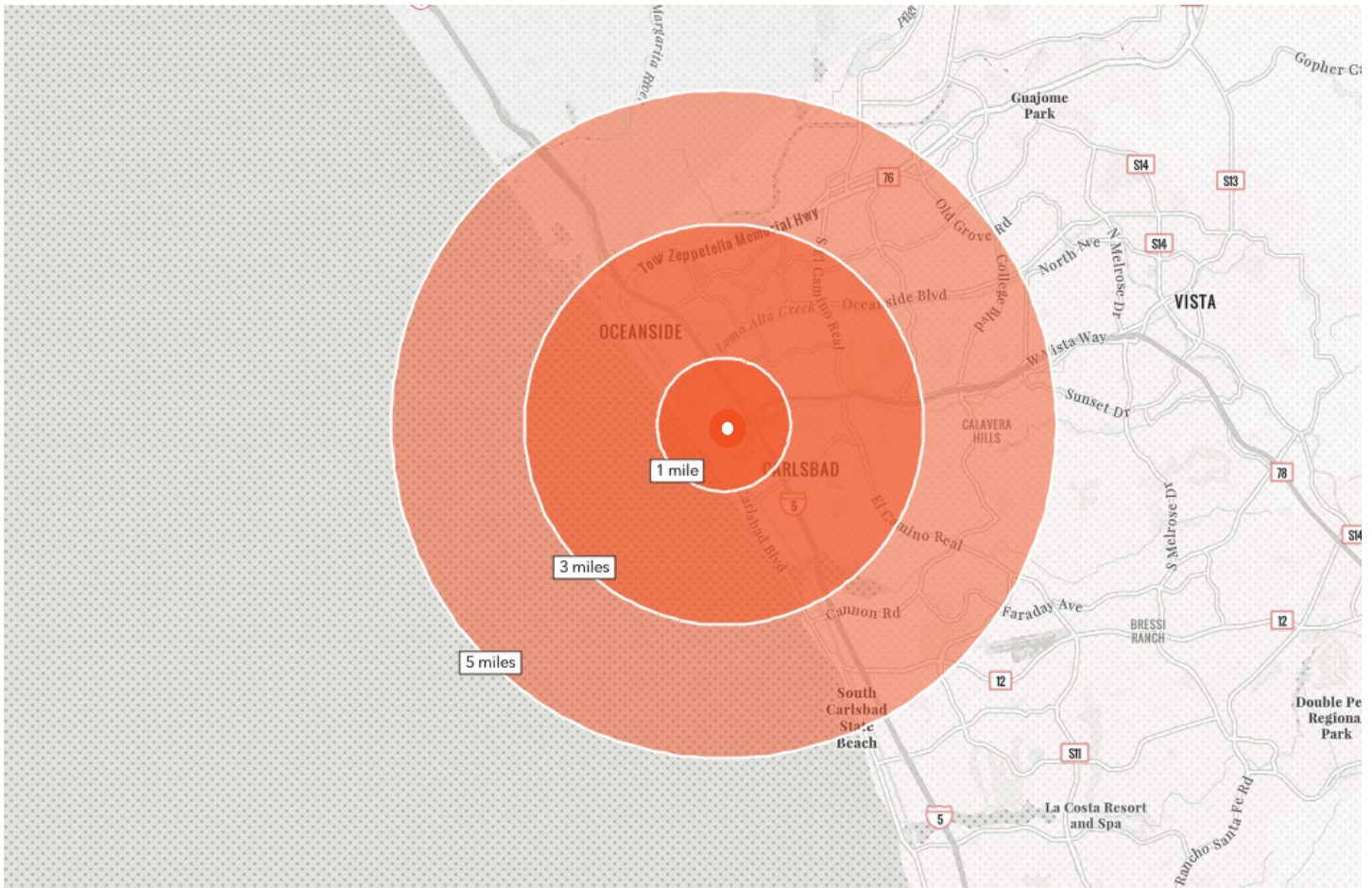
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DEMOGRAPHICS



1 MILE RADIUS



11,687
ESTIMATED POPULATION 2025



41.6
MEDIAN AGE



\$1.09 M
MEDIAN HOME VALUE 2025



3,710
TOTAL EMPLOYEES



\$149,655
AVG HOUSEHOLD INCOME

3 MILE RADIUS



81,705
ESTIMATED POPULATION 2025



39.7
MEDIAN AGE



\$1 M
MEDIAN HOME VALUE 2025



31,097
TOTAL EMPLOYEES



\$132,864
AVG HOUSEHOLD INCOME

5 MILE RADIUS



168,885
ESTIMATED POPULATION 2025



39.1
MEDIAN AGE



\$906,708
MEDIAN HOME VALUE 2025



72,199
TOTAL EMPLOYEES



\$138,424
AVG HOUSEHOLD INCOME

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