

FOR LEASE

319 West Main St

El Cajon, CA 92020

±1,200 SF Medical Office/Retail Space



Thomas Meram
Landlord
+1 619 840 8902
tommeram@gmail.com

Jonathan Meram
Investment Manager
+1 619 599 6328
jonathan@cottinvestmentgroup.com



Property Highlights

- ±1,200 SF medical office/retail space
- Prime location in the center of downtown El Cajon
- Abundant parking space
- Walkable and safe neighborhood, less than 1 mi. from El Cajon Police Department
- Shopping center with a diverse group of local businesses
- Newly renovated interior
 - New paint
 - Cabinetry
 - Bare floors ready for custom flooring
- Lease Rate: Contact manager

Demographics



Population
104,417



Average Household Income
\$67,548



Population Over 65+
16.2%



Households
35,003

Photos



Nearby Amenities

Food

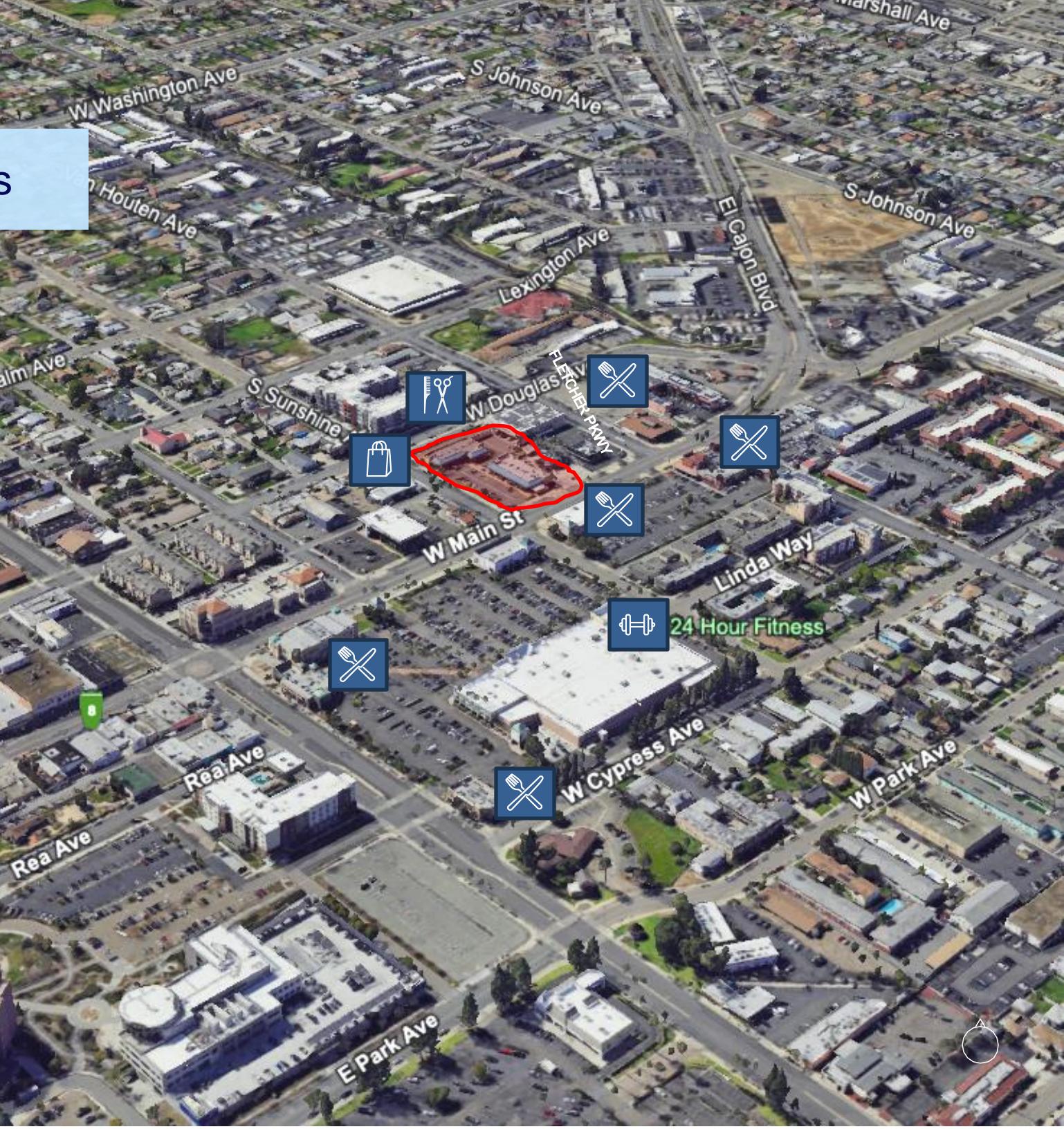
- Starbucks
- Colima's Mexican Food
- Subway
- Opa Greek Restaurant
- Jack in the Box
- Panda Express
- Golden Corral

Services

- Stars Cut Barbershop
- US Post Office
- First Citizens Bank
- 24 Hour Fitness
- H&R Block
- Family Pharmacy
- El Cajon Public Library

Shopping

- Tara's Boutique
- The Elegant Man
- Pro Body Warehouse
- Walgreens



COTT Investment Group
1430 Chase Terrace
El Cajon, CA 92020
cottinvestmentgroup.com

Driving Distances

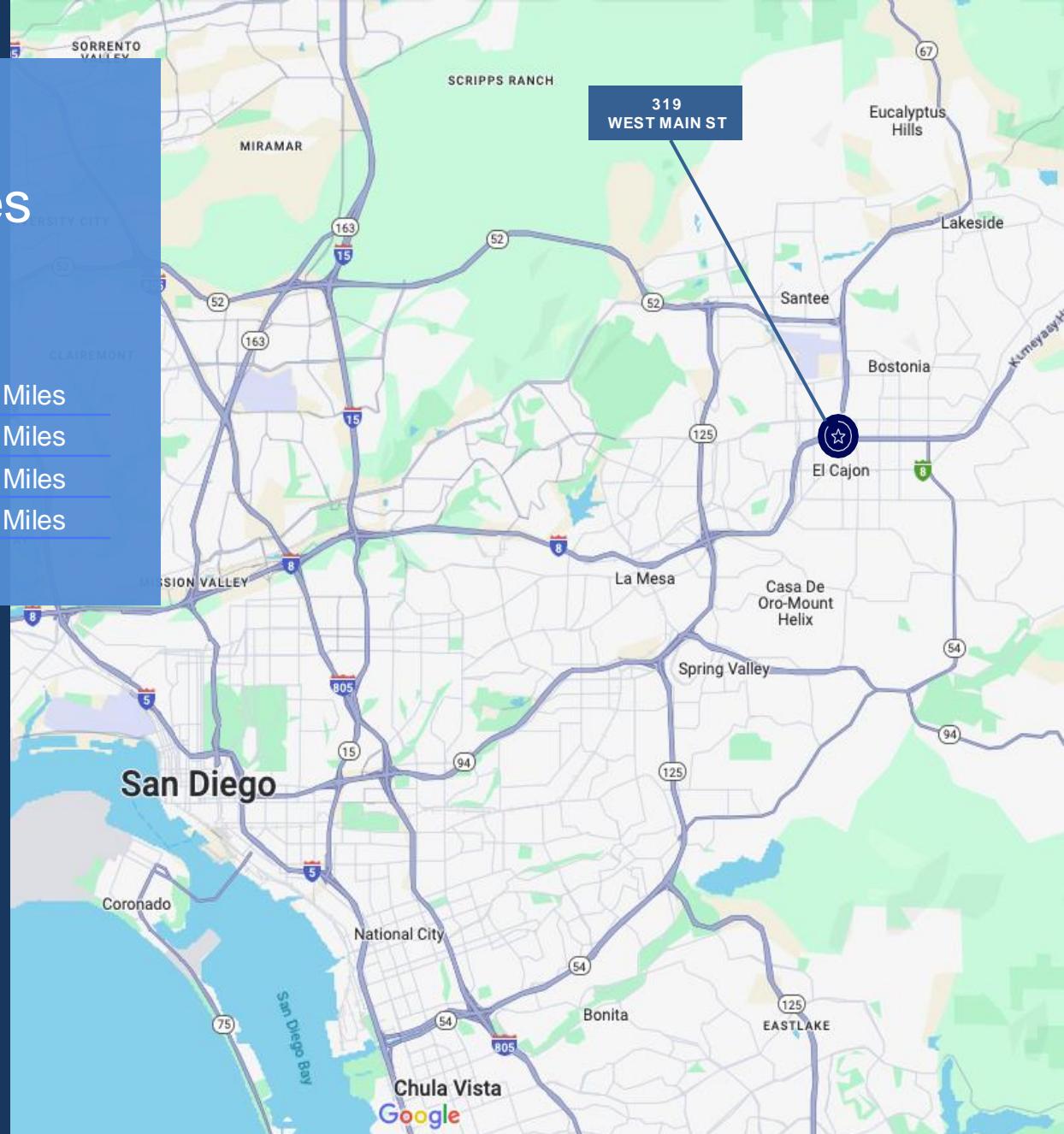


I-8	0.5 Miles
CA-67	0.5 Miles
CA-52	2.6 Miles
CA-125	2.8 Miles

CONTACT US

Thomas Meram
Landlord
+1 619 840 8902
tommeram@gmail.com

Jonathan Meram
Investment Manager
+1 619 599 6328
jonathan@cottinvestmentgroup.com



This document has been prepared by COTT Investment Group LLC for advertising and general information only. COTT Investment Group LLC makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. COTT Investment Group LLC excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. All rights reserved.