

# FOR LEASE

## Northgate Center

2919 & 2949 Coronado Ave, San Diego, CA 92154

- **ABUNDANT PARKING**
- **HEAVY POPULATION DENSITY**
- **OTHER TENANTS INCLUDE: JACK IN THE BOX, NORTHGATE MARKET, SPORT ZONE, METRO PCS, AL CARBON, SEGUROS INSURANCE AND MORE!**



**AVAILABLE: 1,625 - 4,182 SF**

*For more information about this property, please contact:*

Anthony Acosta  
(619) 491-0335 ext. 18  
Anthony@DuhsCommercial.com  
CA License: 01900150

Scott Duhs  
(619) 491-0614  
Scott@DuhsCommercial.com  
CA License: 01048874

No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.  
3830 Ray Street, San Diego, CA 92104 | Phone (619) 491-0335 | Fax (619) 491-0696 | [www.DuhsCommercial.com](http://www.DuhsCommercial.com)





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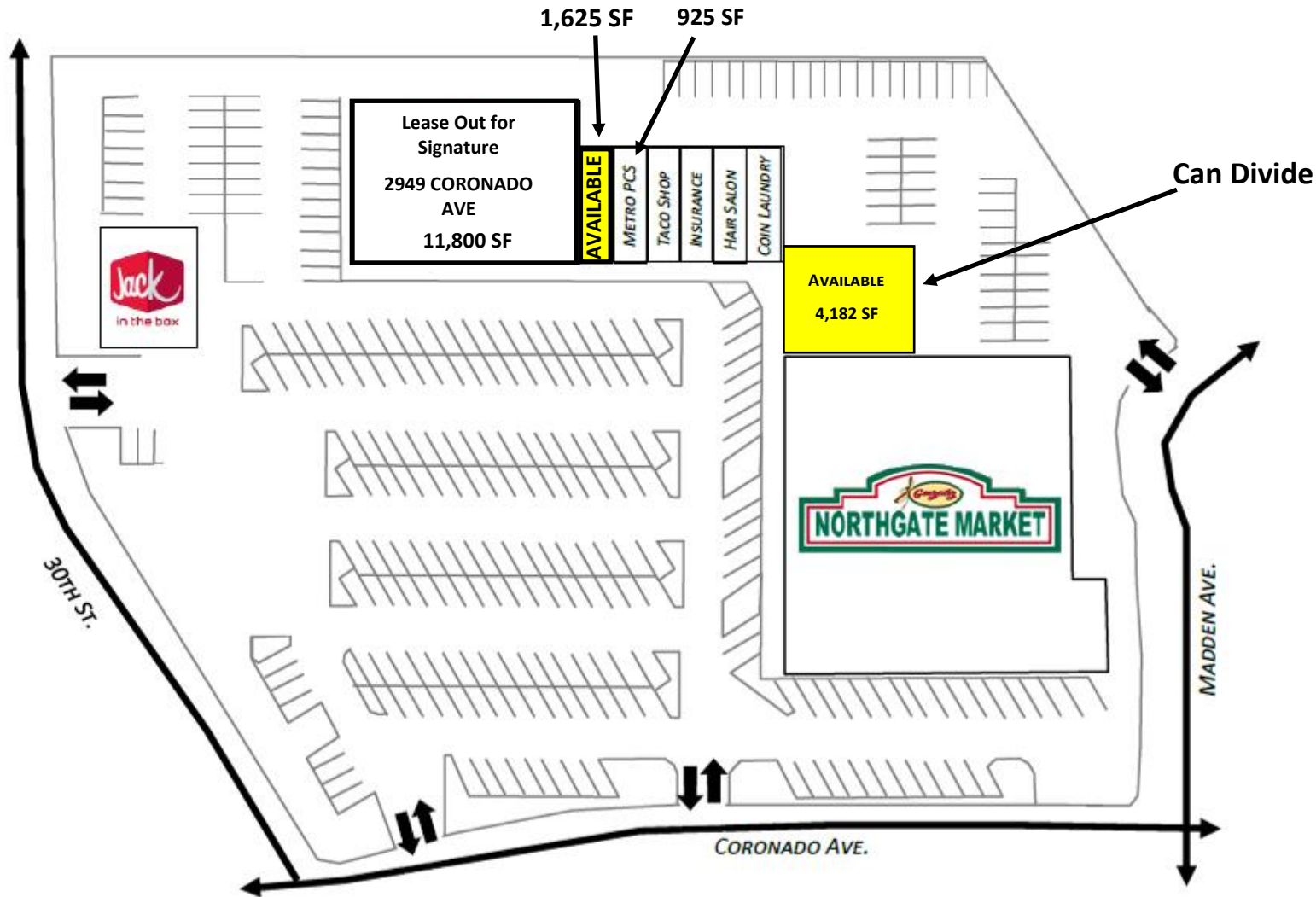
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# SITE PLAN

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# PHOTOS



## Northgate Center 2919 & 2949 Coronado Ave, San Diego, CA

### DEMOGRAPHICS: (2018)

	<u>1Mile</u>	<u>3Miles</u>	<u>5Miles</u>
Total Population:	34,243	183,739	290,530
Avg. HH Income:	\$62,746	\$63,719	\$70,647

### TRAFFIC COUNT: (2017)

Coronado Ave / 30th St	13,510 ADT
Beyer Blvd / Coronado Ave	17,023 ADT

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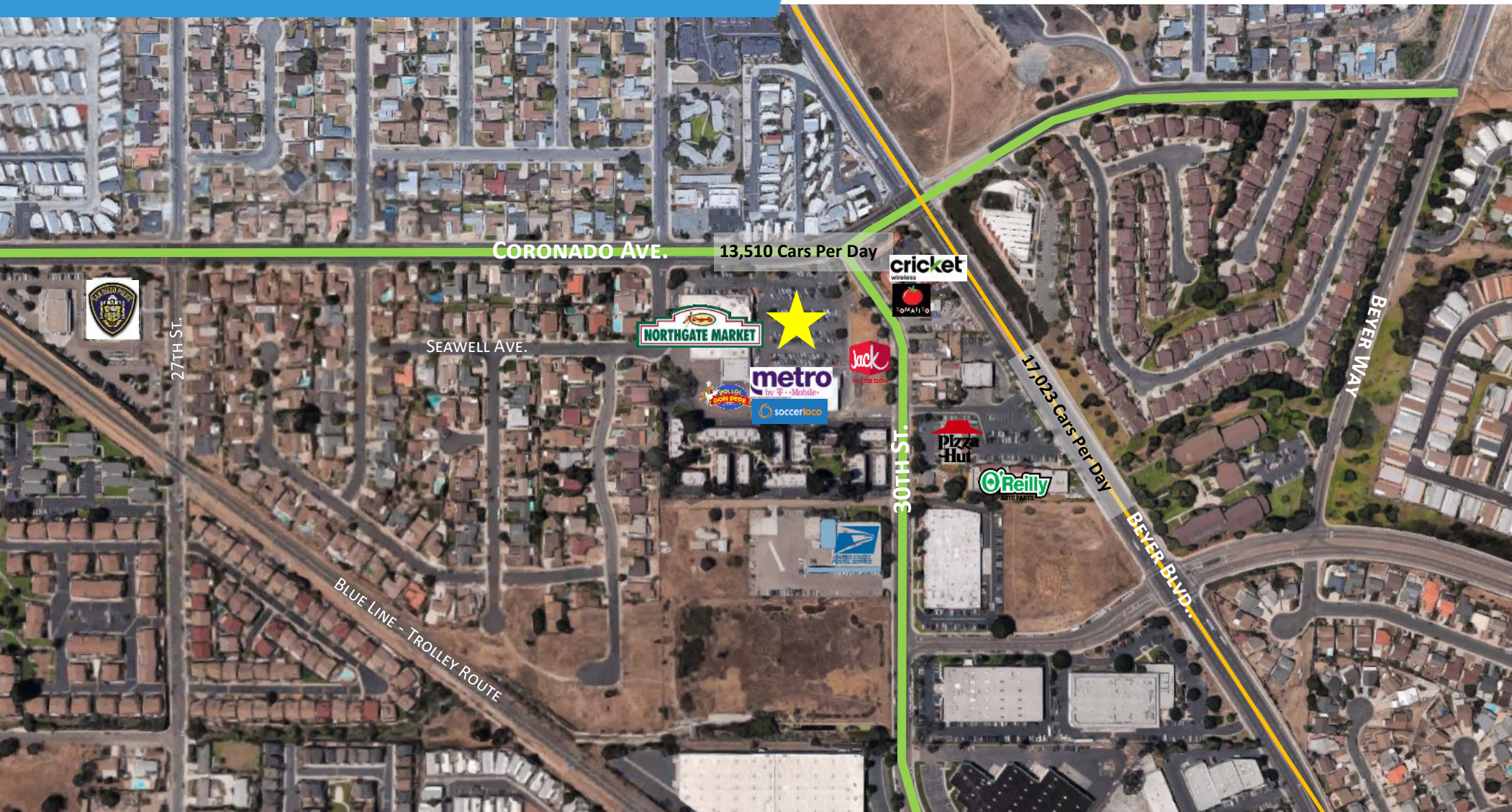




# AERIAL

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