

FOR LEASE

Automotive Repair Shop

YOUR NAME HERE

355-C
BROADWAY

Chula Vista, CA 91910

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The information contained herein has been given to us by the owner of the property or other sources we deem reliable, we have no reason to doubt it's accuracy, but we do not guarantee it. All information including zoning, financials, leases, square footage, permits and use should be verified during due diligence and prior to completing a lease.



property features



PROPERTY ADDRESS

355 Broadway, Chula Vista, CA 91910



AVAILABILITY

355-C Broadway: ± 1,470 RSF Automotive Space - Repair Shop



LEASE RATE

\$1.66/SF + NNN



SIGNAGE

Highly Visible Pylon Signage - Available at Tenants Cost



PARKING

6 Assigned Parking Spaces Per Suite



LOCATION

Fast and Easy Access to I-5, I-805, and Hwy 54.
Strong Retail Corridor Surrounded by a Wide Variety of
Amenities, Business Service Providers, Healthcare Facilities,
and Schools.

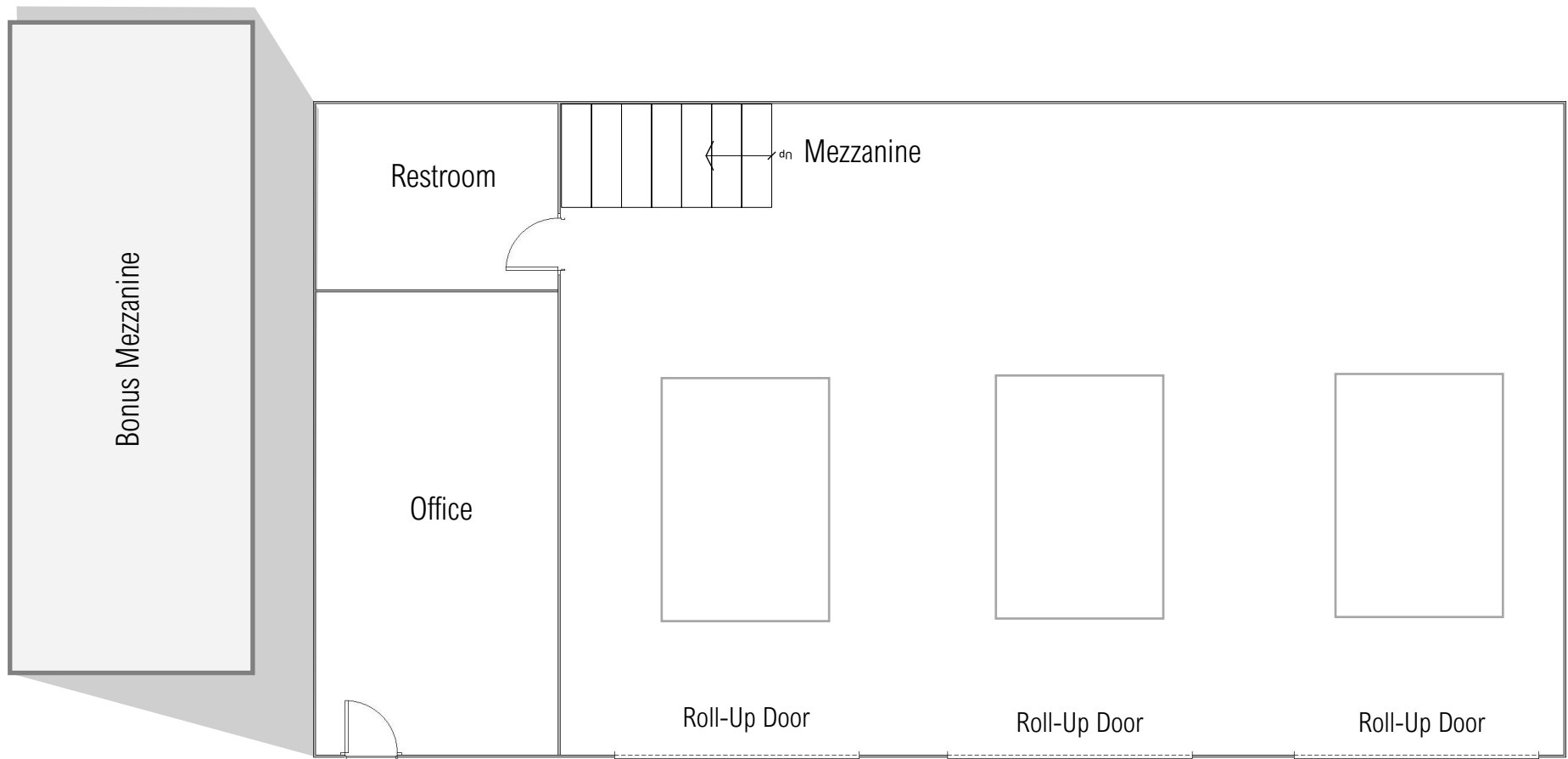


floor plan

355-C Broadway

± 1,470 RSF Stand-Alone Auto Repair Building

- ⇒ Office
- ⇒ Restroom
- ⇒ 3 Roll-Up Doors
- ⇒ Bonus Mezzanine
- ⇒ Lease Rate: \$1.66/SF + NNN



Floor plan not fit to scale; for reference purposes only.

surrounding area



CHULA VISTA CENTER



SHARP REES-STEALY

CHULA VISTA MEDICAL PLAZA

SUBJECT PROPERTY



BROADWAY PLAZA



CHULA VISTA
HIGH SCHOOL

SAN DIEGO COUNTRY CLUB



GENESIS SQUARE SHOPPING CENTER



CHULA VISTA

PALOMAR TROLLEY CENTER



market snapshot



409,215
full time population



157,123
employees



0.2%
population growth (2025)



14,474
businesses



21,556
vehicles per day



18 minute
drive to
mission valley



\$4.1 B+
consumer spending



15 minute
drive to us-mexico
border crossing



15 minute
drive to downtown

Chula Vista is located just 7.5 miles from downtown San Diego and 7.5 miles from the Mexican border. The city is at the center of one of the richest economic and culturally diverse zones in the United States. Chula Vista maintains a business atmosphere that encourages growth and development. In the city, the small business sector amounts for the majority of Chula Vista's business populous. This small business community is attributed to the city's growth and serves as a stable base for its economic engine. Tourism serves as an economic engine for Chula Vista. The city has numerous dining, shopping, and cinema experiences.