

FOR LEASE



100 N RANCHO SANTA FE RD
SAN MARCOS, CALIFORNIA



3990 Old Town Ave
Suite B-208
San Diego, CA 92110

KEVAN MCDUGAL
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— Under New Ownership —

PROPERTY LOCATION

100 N RANCHO SANTA FE RD
SAN MARCOS, CA 92069



PROPERTY VIDEO



RENOVATIONS UNDER WAY

Exterior Painting

Remodeled Parking Lot

Updated Monument Signage



SAN MARCOS SNAPSHOT



POPULATION

1 mile: 15,310
3 miles: 92,008
5 miles: 216,373



DAYTIME POPULATION

1 mile: 9,632
3 miles: 58,551
5 miles: 115,312



AVERAGE HH INCOME

1 mile: \$116,154
3 miles: \$133,550
5 miles: \$149,710



AVERAGE HOUSEHOLD SIZE

1 mile: 3.28
3 miles: 2.84
5 miles: 2.84



ENDURING REAL ESTATE

Lic #01977797

3990 Old Town Ave, Suite B-208, San Diego, CA 92110

www.enduringrealestate.com

PROPERTY HIGHLIGHTS

AVAILABILITY

- 1,184 – 7,270 SF
- Up to 7,270 SF Contiguous Space

FEATURES

- Freeway Signage
- Signalized Intersection
- Abundant Parking

JOIN NEARBY TENANTS



SHOPPING CENTER RENDERING



SIGNAGE RENDERING



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BROKER CONTACT

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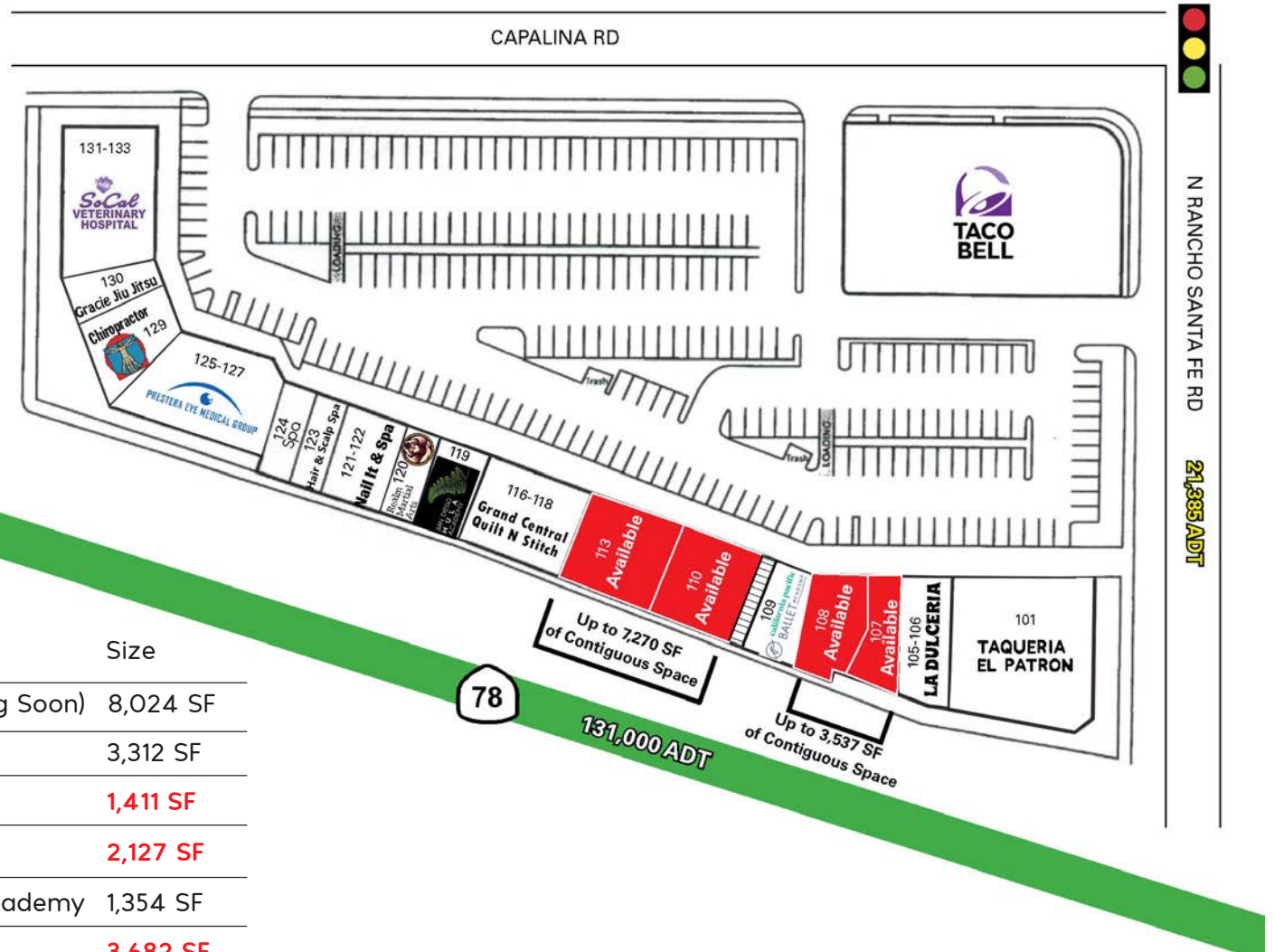
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SITE PLAN



TENANTS

Suite #	Tenant	Size
101	Taqueria El Patron (Coming Soon)	8,024 SF
105-106	La Dulceria (Coming Soon)	3,312 SF
107	2ND GEN GYM	1,411 SF
108	AVAILABLE	2,127 SF
109	California Pacific Ballet Academy	1,354 SF
110	AVAILABLE 360°	3,682 SF
113	AVAILABLE 360°	3,588 SF
116-118	Grand Central Quilt N Stitch	4,001 SF
119	San Diego Hula Academy	1,750 SF
120	Realm Martial Arts	1,189 SF
121-122	Nail It & Spa	2,377 SF
123	Hair & Scalp Spa	1,184 SF

Suite #	Tenant	Size
124	Spa	1,219 SF
125-127	Ophthalmology	5,068 SF
129	Chiropractor	2,058 SF
130	Gracie Jiu Jitsu	1,800 SF
131-133	Vet Hospital	5,033 SF

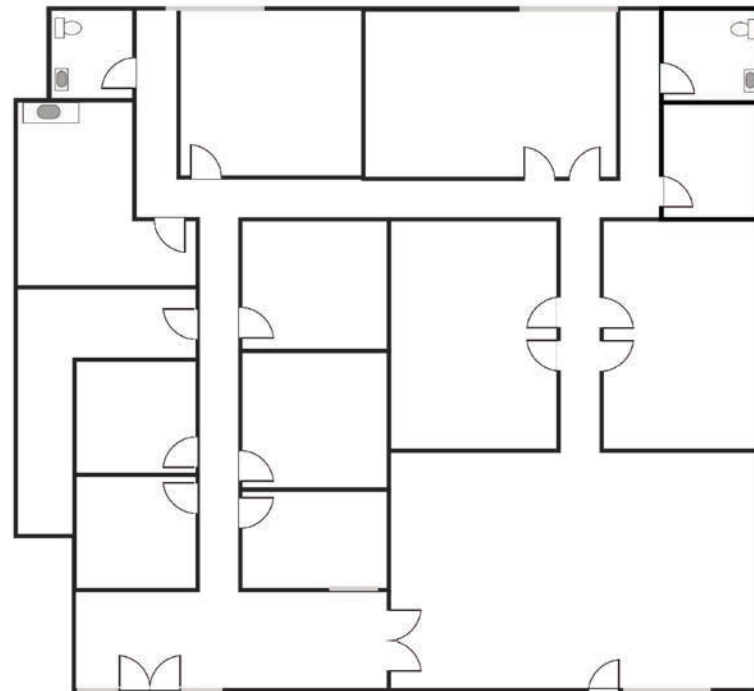
PROPOSED EXTERIOR RENDERINGS



FLOOR PLANS

100 N RANCHO SANTA FE RD
SAN MARCOS, CA 92069

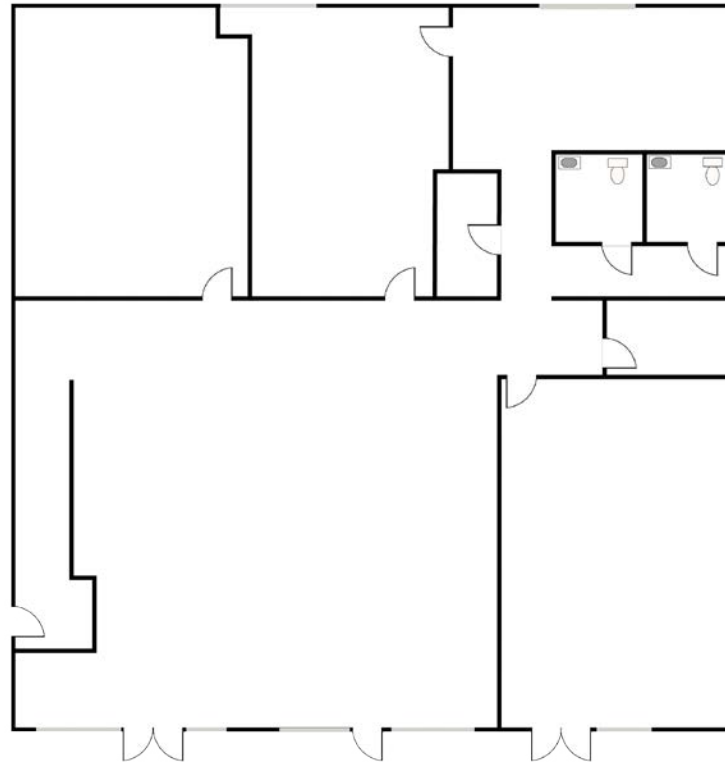
Suite 110
+/- 3,682 SF



FLOOR PLANS

100 N RANCHO SANTA FE RD
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Suite 113
+/- 3,588 SF



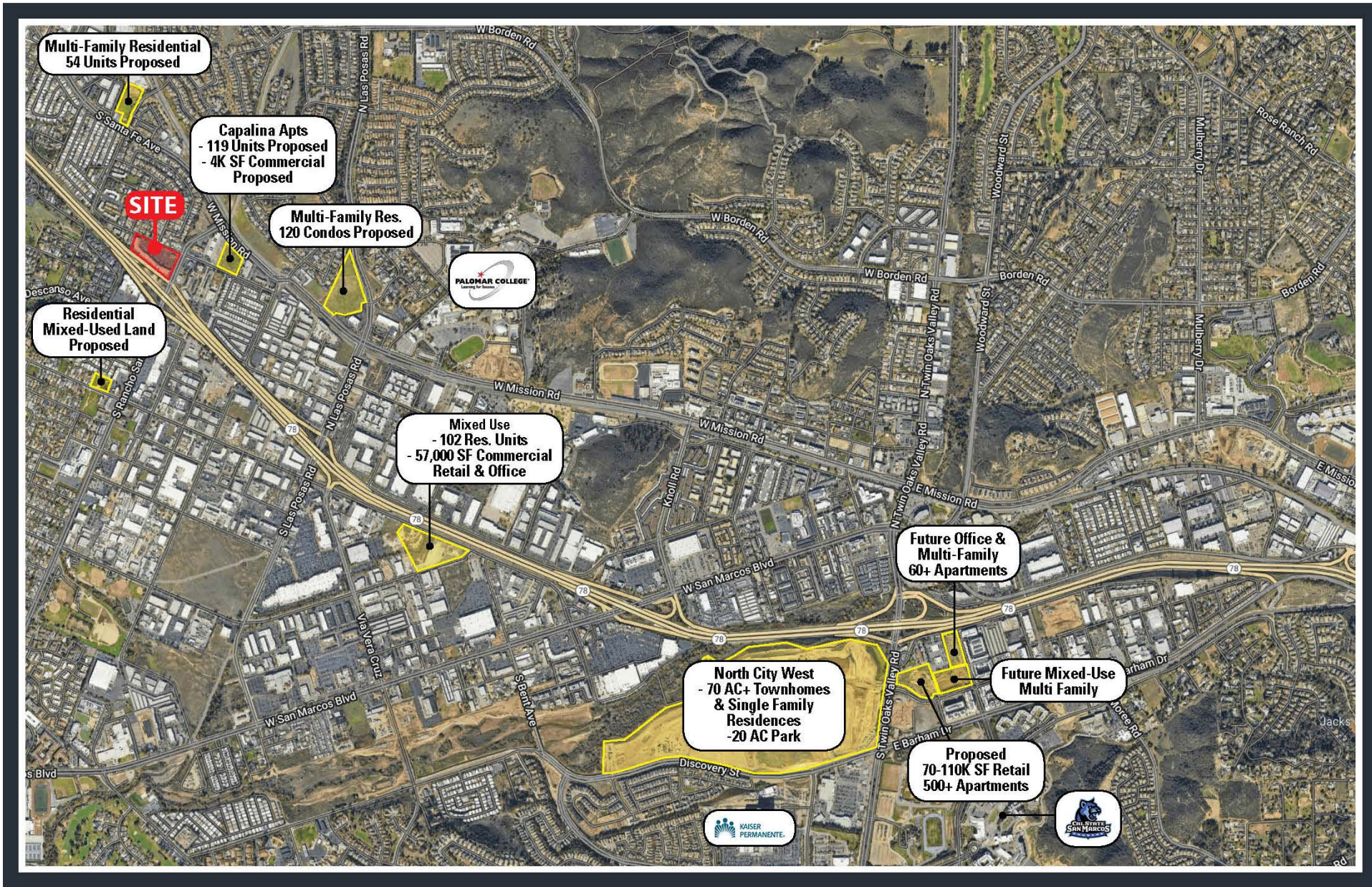
360°

SAN MARCOS RETAIL AERIAL



This information is deemed reliable, but not guaranteed. All information should be independently verified for its accuracy and completeness before relying upon it.

FUTURE & PROPOSED RESIDENTIAL AERIAL



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DEMOGRAPHICS

RANCHO SANTA FE RD & CAPALINA RD
SAN MARCOS, CA 92069

POPULATION

	1 Mile	2 Mile	3 Miles	5 Mile
2024 Estimated Population	15,310	49,395	92,008	216,373
2029 Projected Population	14,941	48,193	89,480	211,318
2020 Census Population	16,521	51,396	95,215	220,829
2010 Census Population	14,734	47,210	85,588	202,320
Projected Annual Growth 2024 to 2029	-0.5%	-0.5%	-0.5%	-0.5%
Historical Annual Growth 2010 to 2024	0.3%	0.3%	0.5%	0.5%
2024 Median Age	33.5	36.3	37.4	38.6

HOUSEHOLDS

2024 Estimated Households	4,666	16,365	31,403	74,531
2029 Projected Households	4,537	15,872	30,357	72,408
2010 Census Households	4,794	16,481	31,631	75,144
2010 Census Households	4,146	15,247	29,081	68,853
Projected Annual Growth 2024 to 2029	-0.6%	-0.6%	-0.7%	-0.6%
Historical Annual Growth 2010 to 2024	0.9%	0.5%	0.6%	0.6%

RACE AND ETHNICITY

2024 Estimated White	40.7%	45.0%	51.5%	55.0%
2024 Estimated Black or African American	2.9%	3.1%	3.3%	3.1%
2024 Estimated Asian & Pacific Islander	12.8%	11.1%	11.5%	10.5%
2024 Estimated American Indian & Native Alaskan	1.7%	1.5%	1.1%	1.2%
2024 Estimated Other Races	42.0%	39.3%	32.6%	30.2%
2024 Estimated Hispanic	50.4%	46.2%	38.2%	35.4%

INCOME

2024 Estimated Average Household Income	\$116,514	\$118,422	\$133,550	\$149,710
2024 Estimated Median Household Income	\$95,956	\$96,319	\$109,850	\$119,644
2024 Estimated Per Capita Income	\$35,539	\$39,431	\$45,880	\$51,779

DEMOGRAPHICS

RANCHO SANTA FE RD & CAPALINA RD
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INCOME

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EDUCATION (AGE 25+)

	1 Mile	2 Mile	3 Mile	5 Mile
2024 Estimated Elementary (Grade Level 0 to 8)	10.4%	10.1%	7.3%	6.5%
2024 Estimated Some High School (Grade Level 9 to 11)	8.3%	6.7%	5.2%	4.7%
2024 Estimated High School Graduate	19.5%	20.4%	18.6%	17.3%
2024 Estimated Some College	20.3%	21.1%	21.2%	21.2%
2024 Estimated Associates Degree Only	7.4%	7.7%	8.5%	8.8%
2024 Estimated Bachelors Degree Only	21.1%	22.7%	26.3%	26.2%
2024 Estimated Graduate Degree	13.0%	11.3%	12.9%	15.3%

BUSINESS

	1 Mile	2 Mile	3 Mile	5 Mile
2024 Estimated Total Businesses	1,059	3,134	5,268	10,752
2024 Estimated Total Employees	9,632	33,122	58,551	115,312
2024 Estimated Employee Population per Business	9.1	10.6	11.1	10.7
2024 Estimated Residential Population per Business	14.5	15.8	17.5	20.1

Source: Sites, USA, 2010 – 2020 Census, 2024 Estimates & 2029 Projections Calculated using Proportional Block Groups

100 N RANCHO SANTA FE RD SAN MARCOS, CALIFORNIA

EL RANCHO
100 NORTH RANCHO SANTA FE CENTER



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