

Diane Village Shopping Center

+/- 2,100 SF RETAIL SPACE

4688 Clairemont Mesa Boulevard, San Diego, CA 92117



AVAILABLE FOR LEASE

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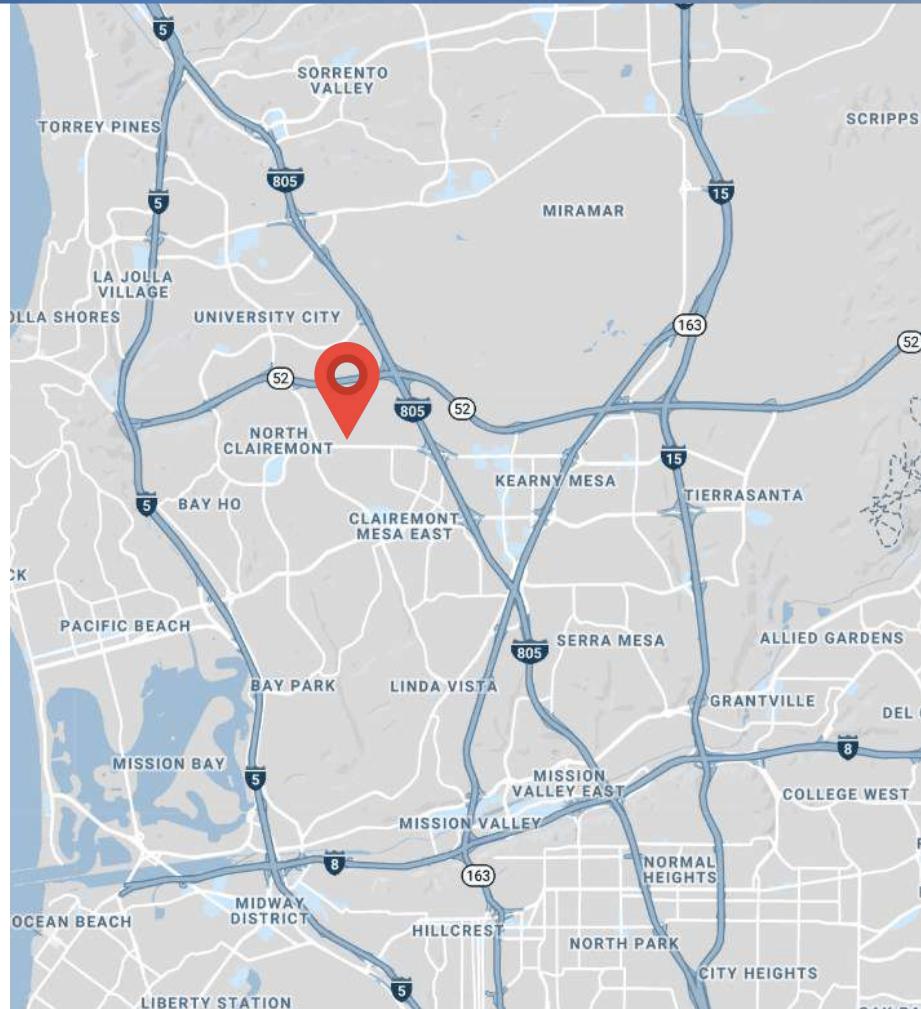
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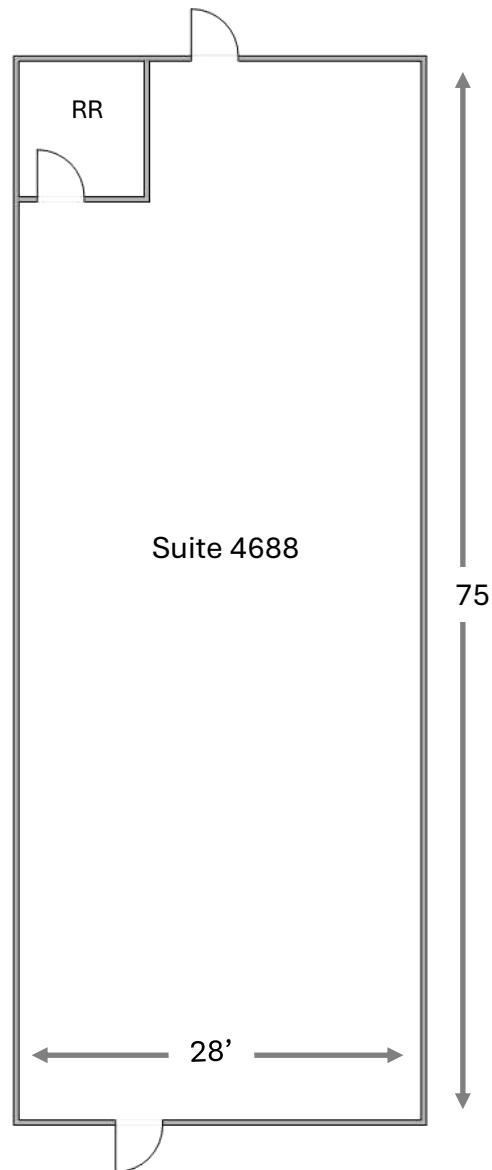


PROPERTY FEATURES

ADDRESS	4676 - 4722 Clairemont Mesa Blvd. San Diego, CA 92117
AVAILABILITY	4688: ± 2,100 SF Retail Space: Available 3/1/2026
CURRENT BUILD OUT	4688: 2nd Gen Retail with 75% Open Showroom + Storage, Office and Restroom in the rear
PARKING	4.48/1,000
LOCATION	High Traffic Center Surrounded by Dense Residential Population - 18,275 (3 Mile)
FREEWAY ACCESS	Close Proximity to I-805 & Hwy 52
LEASE RATE	Negotiable: Call Agent for Details
MAJOR AREA TENANTS	Smart & Final, Starbucks, Dollar Tree, Vons, Ross, Michaels, Burlington Coast Factory, Krispy Kreme, Ace Hardware, Reading Cinemas, Big Lots, CVS, T.J. Maxx, Denny's, Outback Steakhouse, etc.



FLOOR PLAN - Suite 4688

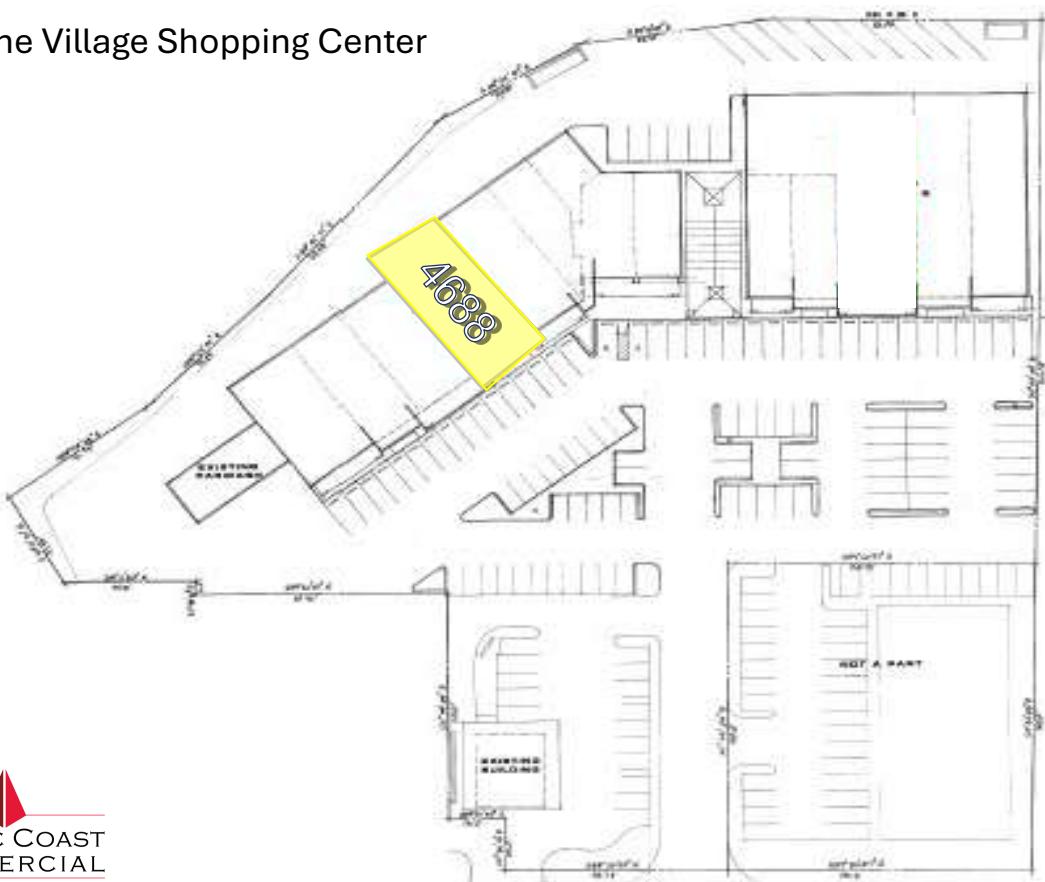


4688: ± 2,100 SF Retail Space (Available 3/1/2026)





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PROPERTY LOCATION

3 MILE RADIUS



53,680
OF HOUSEHOLDS



130,279
POPULATION (2024)



\$123,702
AVG. HOUSEHOLD INCOME



130,011
POPULATION (2029)



86,632
OF EMPLOYEES



9,268
OF BUSINESSES