

# STACY PLAZA

## RETAIL/OFFICE SUITES ± 1,000 SF – 3,000 SF

1717 East Vista Way, Vista, CA 92084



# AVAILABLE FOR LEASE

## CONTACT INFORMATION

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## ADDRESS

1717 East Vista Way, Vista, CA 92084

## STACY PLAZA

± 28,434 SF Retail Strip Center on ± 85,813 SF (1.97 AC) Lot

### AVAILABILITY

SUITE	SQ. FT.
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111/112	± 2,205 SF
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203	± 2,000 SF
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204	± 1,000 SF
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203 & 204	± 3,000 SF
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206/207	± 1,500 SF
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### PARKING

111 Free Surface Spaces  
(3.90/1,000 SF)



### FRONTAGE

170' on E. Vista Way



### LEASE RATE

Please Call Listing Agent



### TRAFFIC COUNTS

28,500 Cars Per Day on  
E. Vista Way & Arcadia Avenue



### PUBLIC TRANSPORTATION

Bus #306 Stops directly in  
front of Stacy Plaza



### ZONING

Zoned C-1 in the City of Vista  
([Link Here](#))



### FREEWAY ACCESS

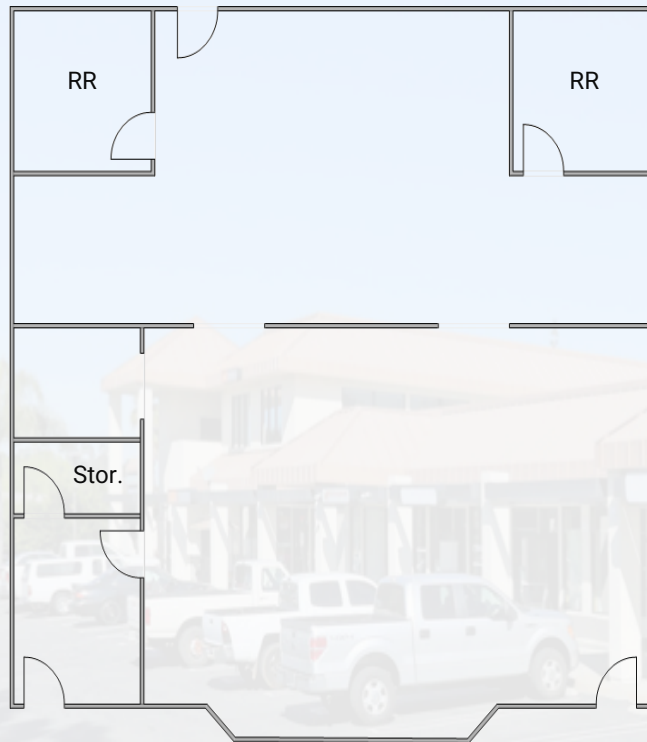
Accessible Via Hwy 76 & Hwy 78



# FLOOR PLANS

Floor Plans are not fit to scale; for reference purposes only.

**SUITE 111/112: ± 2,205 SF**

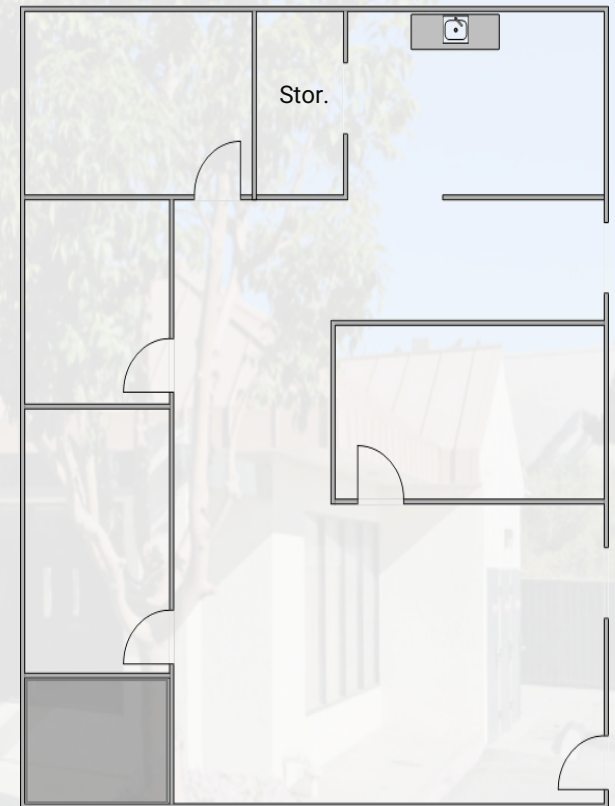


**SUITE 204: ± 1,000 SF**



**\*Note: Suites 203 & 204**  
can be combined  
to deliver a total of ± 3,000 SF

**SUITE 203: ± 2,000 SF**



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# AREA OVERVIEW

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population (2024)	15,659	83,513	200,883
Population Projected (2029)	15,540	82,816	198,980
Avg. Household Income	\$99,986	\$111,072	\$116,712
Annual Consumer Spending	\$178 M+	\$1 B+	\$2.5 B+
Total Households	4,911	25,708	65,134
Total Businesses	486	3,471	8,170
Total Daytime Employees	3,775	24,883	59,430

## POTENTIAL USES (include but not limited to):

- Business College
- Professional Office
- Dance Studio
- Health Club/Gym
- Pet Shop
- Day Spa
- Small Animal Clinic
- Pawn Shop
- Insurance Office

