

# 5302 Napa St

RI

AVAILABLE FOR LEASE | 9,203 SF FORMER RESTAURANT & LIVE MUSIC VENUE | SAN DIEGO, CA

DO NOT DISTURB



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- + 9,203 SF 2nd generation restaurant
- + Restaurant or other commercial uses
- + Centrally located with easy access to San Diego Downtown, Mission Valley, and Point Loma
- + Walking distance to University of San Diego with approximately 9,110 students
- + Lot size: 46,609 SF
- + Convenient access to Interstate 5 and Interstate 8
- + Highly visible location with ample parking spaces
- + Draws from high income communities like Mission Hills and Bay Park

The information above has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property.



**Restaurant Size**

9,203 SF

**Lot Size**

46,609 SF

**Parking Stalls**

Approximately 90





## AREA HIGHLIGHTS



**456,546**

Population within 5 miles

**728,742**

Daytime Pop. within 5 miles

**9,111**

UCSD Student Population

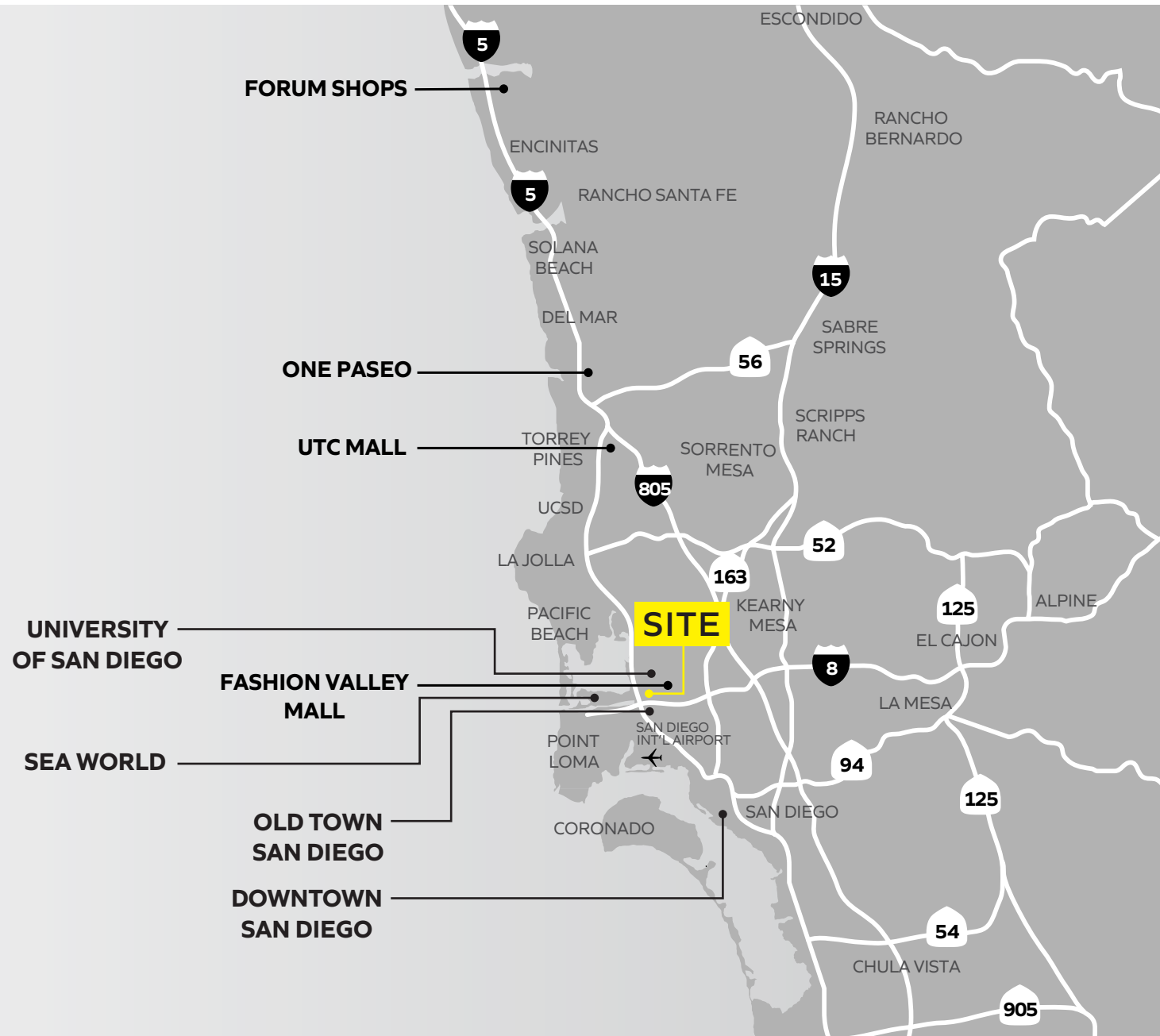
**2,500**

Approximate UCSD Staff Pop.



**215,496**

Total Households within  
5 miles



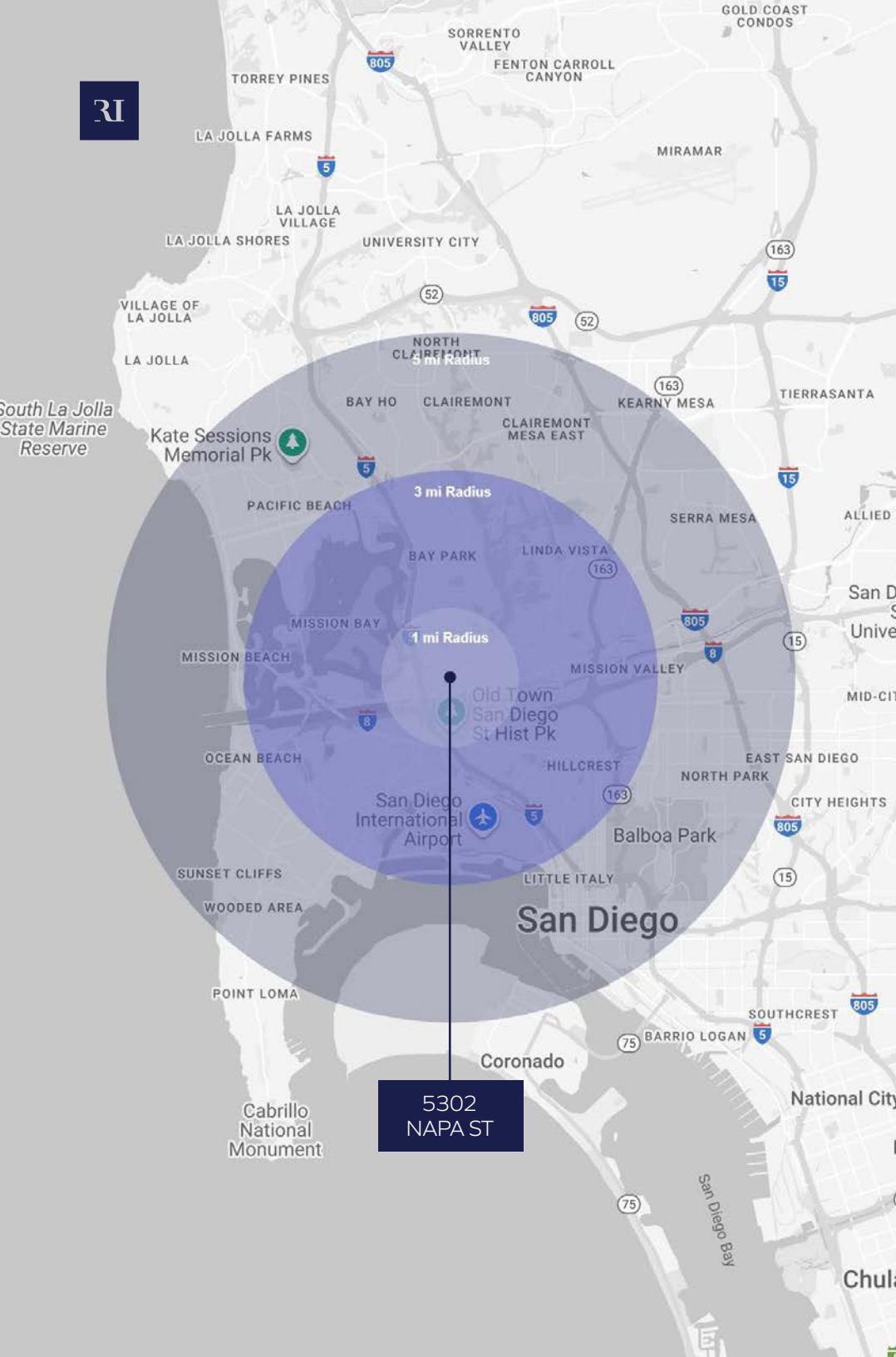












	1 MILE	3 MILE	5 MILE
<b>Total Population</b>	16,704	151,785	456,546
<b>Projected Population</b>	18,158	158,501	473,878
<b>Total Businesses</b>	1,272	10,058	32,522
<b>Total Employees</b>	15,206	90,773	272,197
<b>Average Household Income</b>	\$144,043	\$150,557	\$148,436
<b>Median Household Income</b>	\$109,103	\$114,657	\$116,076
<b>Total Households</b>	5,704	67,394	215,496
<b>% of Population with BA Degree or Higher</b>	58.3%	56.9%	57.4%
<b>Median Age</b>	33.2	37.0	37.6

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