

# FOR LEASE | High Visibility Street Retail

4,252 SF in Growing El Cerrito Area

**5700 - 5702 El Cajon Boulevard** San Diego, CA 92115



Restaurant Use Opportunity!  
Facade Improvements Planned\*

\*Architect's rendering of potential renovations, subject to change



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# HIGHLIGHTS, LOCATION & SITE PLAN

- Highly visible endcap location
- Large open space with exposed ceiling
- Flexible TIs available - Call Brokers
- Potential for outdoor patio space
- Great opportunity for restaurateur to enter a growing sub-market of San Diego
- Lease Rate: \$1.75/SF NNN (approx. \$0.37/SF)



## Highly Trafficked Corridor

21,158 Cars per day (City of SD)



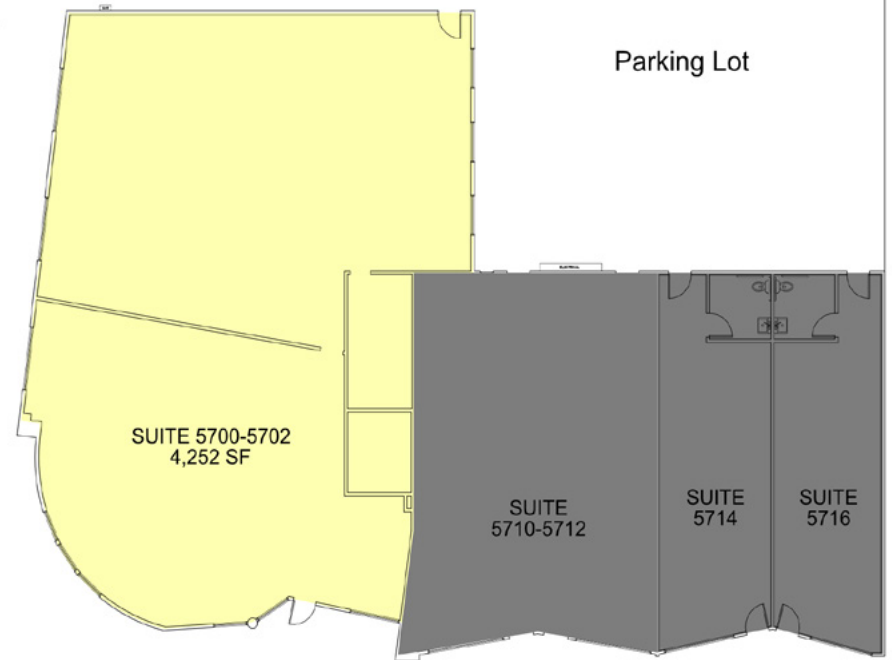
**El Cerrito** "Best Places to Live"  
San Diego Magazine 2017 [article]



**On-Site** Parking



El Cerrito Drive



El Cajon Boulevard



# PHOTOS

## **Spacious open floor plan**

Provides flexible build-out opportunities for restaurant or retail uses

## **Facade enhancements planned**

Updating to more modern style



Front portion of suite



Front portion of suite



Rear portion of suite