

SANTEE TROLLEY SQUARE

MISSION GORGE RD
& CUYAMACA ST
SANTEE, CA 92071



±7,175 - ±22,500 SF
AVAILABLE

FOR LEASE
FOR LEASE
FOR LEASE

**FLOCKE &
AVOYER**
Commercial Real Estate

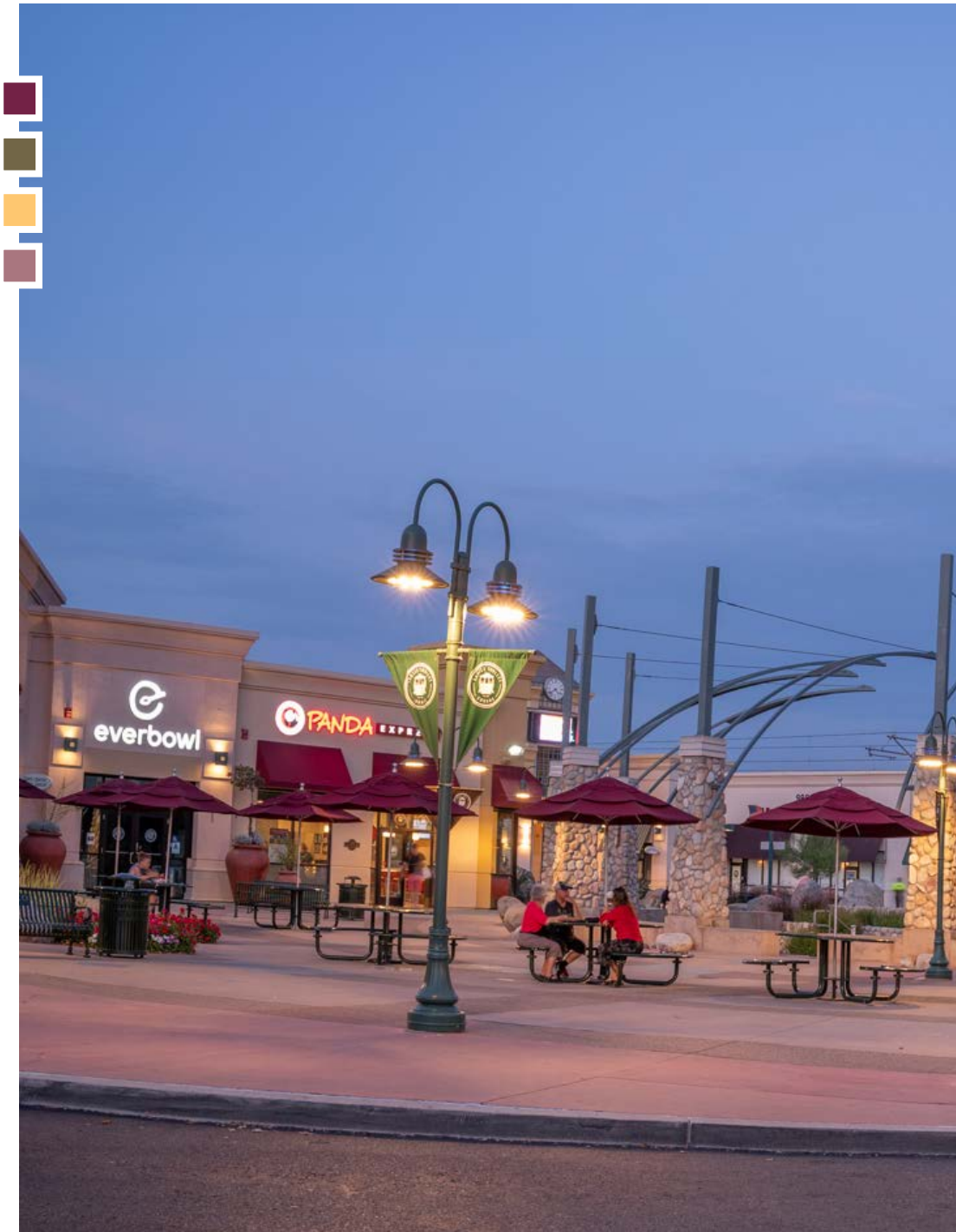
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SANTEE, CA 92071

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HIGHLIGHTS

- ±440,000 SF shopping center at the main retail intersection of Santee just north of Interstate 8
- The ±44.5 acre power center is integrated with the east line of the San Diego MTS Trolley system, which connects to El Cajon, La Mesa and San Diego
- Excellent mix of national, regional, and local tenants:



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SITE PLAN

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This site plan is not a representation, warranty or guarantee as to size, location, or identity of any tenant, and the improvements are subject to such changes, additions, and deletions as the architect, landlord, or any governmental agency may direct.



10,060 SF
AVAILABLE

7,175 SF
AVAILABLE

22,500 SF
AVAILABLE

STE	TENANT	SF	STE	TENANT	SF
2	Party City	9,400	25	Verizon Wireless	3,508
3	Einstein Bros. Bagels	2,500	27	Moose's Barber Shop	1,583
4	Tilly's	8,500	28	Massage Envy	4,395
5	TJ Maxx	28,000	29	Sleep Number	3,373
6	Bed Bath & Beyond	30,000	30	AVAILABLE	10,060
7	Old Navy	16,000	31	Chili's	5,919
8	Bath & Body Works	3,000	32	Sprint PCS	2,000
9	Sephora	6,000	33	California Coast Credit Union	4,000
10	Five Below	10,000	34	PetSmart	19,107
11	AVAILABLE	22,500	35	DSW	20,388
12	Olive Garden	8,100	36	24 Hour Fitness	36,000
13	AVAILABLE	7,175	37	Itan	3,000
14	Phil's BBQ	6,760	38	Crumbl Cookie	1,200
15	Oggi's Pizza & Brewing	3,500	39	Star Nails	1,200
16	Daphne's Greek Cafe	2,000	40	Anny's Fine Burgers	1,200
17	Chipotle Mexican Grill	3,000	41	Pacific Dental Services	2,733
18	Jamba Juice	1,400	42	Everbowl	1,157
19	Broken Yolk Cafe	4,361	43	Panda Express	2,000
20	GameStop	1,471	44	Cold Stone Creamery	1,000
21	Nothing Bundt Cakes	1,932	45	Starbucks	1,400
22	The Joint Chiropractic	1,238	46	Armed Forces Career Center	2,000
23	European Wax Center	1,334	47	Sheriff Substation	1,200
24	Jerome's Dream Shop	3,000	48	Salon 1500	3,104





a curated mix of everyday needs and specialty retailers & restaurants



TRADE AREA RETAIL

MISSION GEORGE SHOPPING CENTER



THE SHOPS AT CARLTON HILLS



SANTEE TROLLEY SQUARE

RIVERVIEW OFFICE PARK

MISSION GEORGE RD

SANTEE



GILLESPIE FIELD



DEMOGRAPHICS



Population

1 Mile	12,780
3 Miles	103,501
5 Miles	269,450

Daytime Population

1 Mile	13,678
3 Miles	75,213
5 Miles	169,408

Average HHI

1 Mile	\$99,157
3 Miles	\$100,083
5 Miles	\$94,161

Traffic Counts

Mission Gorge Road:	±26,300 CPD
Cuyamaca Street:	±32,833 CPD

**Demographics produced using private and government sources deemed to be reliable. The information herein is provided without representation or warranty. Additional information available upon request.*



Shop. Dine.



Unwind.



SANTEE TROLLEY SQUARE

FOR LEASING INFORMATION

**FLOCKE &
AVOYER**

Commercial Real Estate

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