for lease

ENCINITAS VILLAGE
SQUARE I

Coastal Medical AESTHETICS

1486

Peet's Coffee

1446 - 1486 ENCINITAS BLVD | ENCINITAS | CA | 92024

360° VIRTUAL TOUR AVAILABLE

EXCLUSIVE BROKER

CUSHMAN & WAKEFIELD

DEVELOPED BY

THE FESTIVAL COMPANIES

±25,370 SF SHOPPING CENTER

TENANTS

MAJOR REMODEL COMPLETE!

ADDITIONAL PARKING

NEW BUILDING & PYLON SIGNAGE

NEW RESTAURANTS & CAFES NOW OPEN!

PROPERTY HIGHLIGHTS

- Located just east of the El Camino Real & Encinitas Blvd. retail corridor.

- Services the surrounding communities including the high income areas such as Olivenhain & Rancho Santa Fe.

- Adjacent to high volume Trader Joe's.

HARU MAMA

MOCHINUT — MORE THAN JUST A DONUT

the Habit BURGER GRILL

THE BREWERS TAP ROOM

COLDWELL BANKER

Peet's Coffee

TOTAL VISION™

LOS TACOS — EVERYBODY LOVES A GOOD TACO

Luna Grill — fresh mediterranean

Coastal Medical Aesthetics

ADJACENT TENANTS:

TRADER JOE'S

ATHLETA

SEPHORA

Ralphs

CVS

drybar

HIGHLIGHTS

TRADE AREA IS UNDER SERVED FOR RETAIL AND RESTAURANTS

Consumer Demand for Retail & Restaurant within 3 miles was **$1.97B** and Supply **ONLY $1.3B**, indicating a **SUPPLY SHORTAGE OF $630M***

Source: Esri

BEST IN CLASS PADS & SHOPS AT SIGNALIZED ENTRANCE TO TOP TRADER JOE'S

RALPHS AND TJ combined sales in **EXCESS OF $75M**

ONE OF TOP RETAIL TRADE AREAS IN SOUTHERN CALIFORNIA

Over **2.2 MILLION SF** of Retail and Restaurant space with **ONLY 2.8% VACANCY**

AFFLUENT CONSUMER BASE DISPOSABLE INCOME

Property services some of the **HIGHEST INCOME COMMUNITIES** in SD County – Rancho Santa Fe / Encinitas / Cardiff / La Costa

THE NEIGHBORS

VONS
HomeGoods

MENDOCINO FARMS
sandwich market

EL CAMINO REAL

Michael's
MAKE CREATIVITY HAPPEN
ALDI

T·J·maxx
BevMo!
Burlington
CHIPOTLE
Rubio's
FRESH MEXICAN GRILL

target
Best Buy
PetSmart

STATER BROS. MARKETS
Z GALLERIE
Total Wine & MORE
Walmart
Save money. Live better.

DICK'S SPORTING GOODS
buy buy BABY
ROSS DRESS FOR LESS
REI

Apple
lululemon
NIKE
ANTHROPOLOGIE
WARBY PARKER
URBAN OUTFITTERS
Sur La table
JOHNNY WAS

Board & Brew
Ralphs
SEPHORA
CHASE
BODYROK
drybar
CVS
Citi
TRADER JOE'S
ATHLETA
BASECAMP FITNESS

ENCINITAS VILLAGE
SQUARE 1

CHASE

Ford

TACO BELL

ENCINITAS BLVD

AVAILABILITIES

SUITE BLDG.	TENANT	SQ. FT.
1446	The Habit Burger	2,400
1450	Los Tacos	1,494
1452	Mochinut	1,160
1454A	Total Vision	1,454
1454B	Brewers Tap Room	1,429
1458	State Farm Insurance	±748
1460/62	Harumama	2,150
1464	Luna Grill	1,934
1466/68	**AVAILABLE**	**1,600**
1470/72	Coldwell Banker	4,208
1476	**AVAILABLE (former restaurant)**	**3,546**
1486A	Coastal Medical Aesthetics	±1,697
1486B	Peet's Coffee	±1,600
TOTAL		**25,120**

Land Area Approximately: 112,384 SF (2.58 Acres)
Total Parking Provided: ±160 Stalls or Approximately 6.5/1,000 SF

DRIVE TIME

LEGEND

⭐ Encinitas Village

Encinitas Village Peak Drive Times:

- 🟦 0-5 Minutes
- 🟩 5-7 Minutes
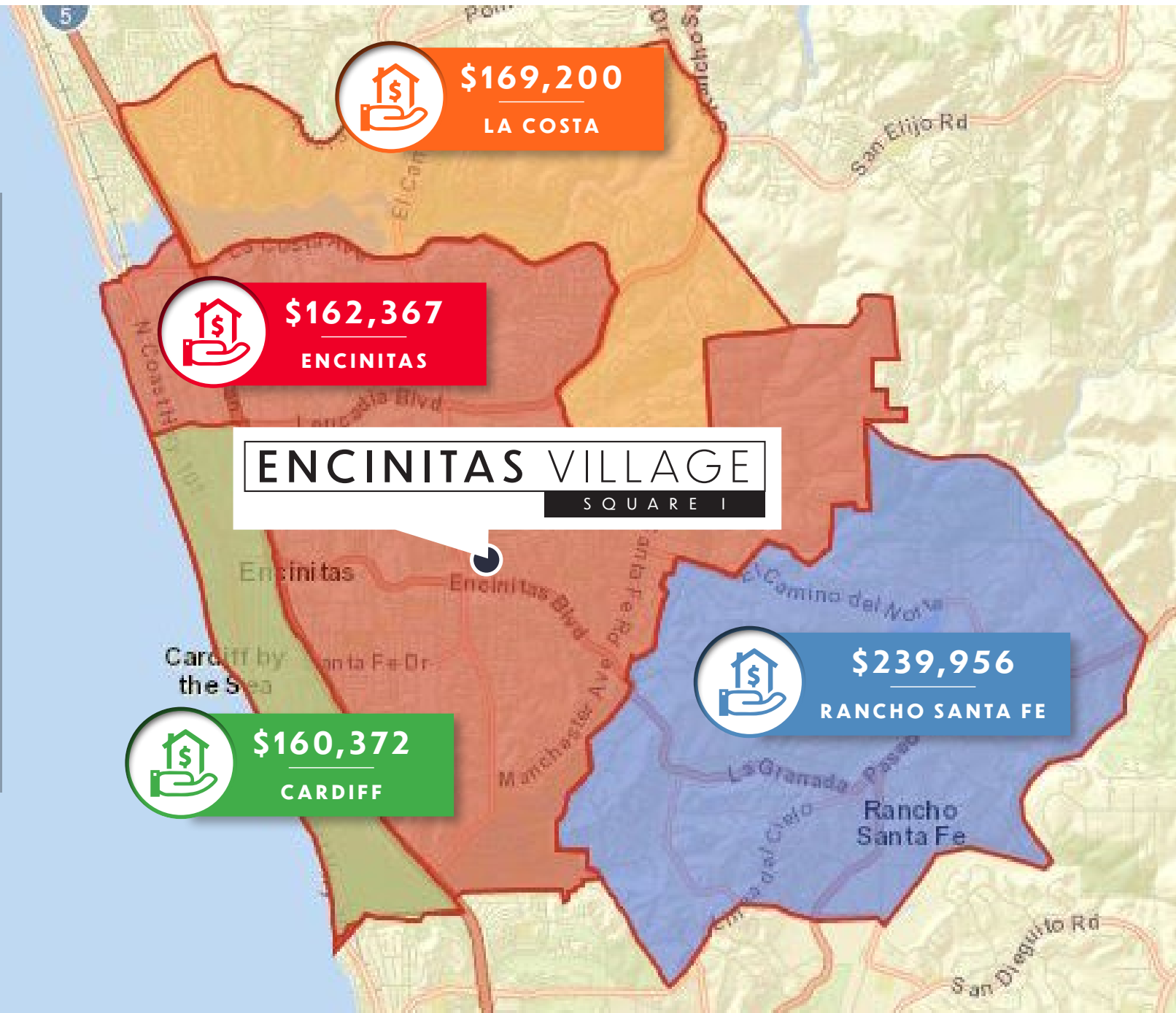- 🟧 7-10 Minutes
- 🟧 10-12 Minutes
- 🟥 12-15 Minutes
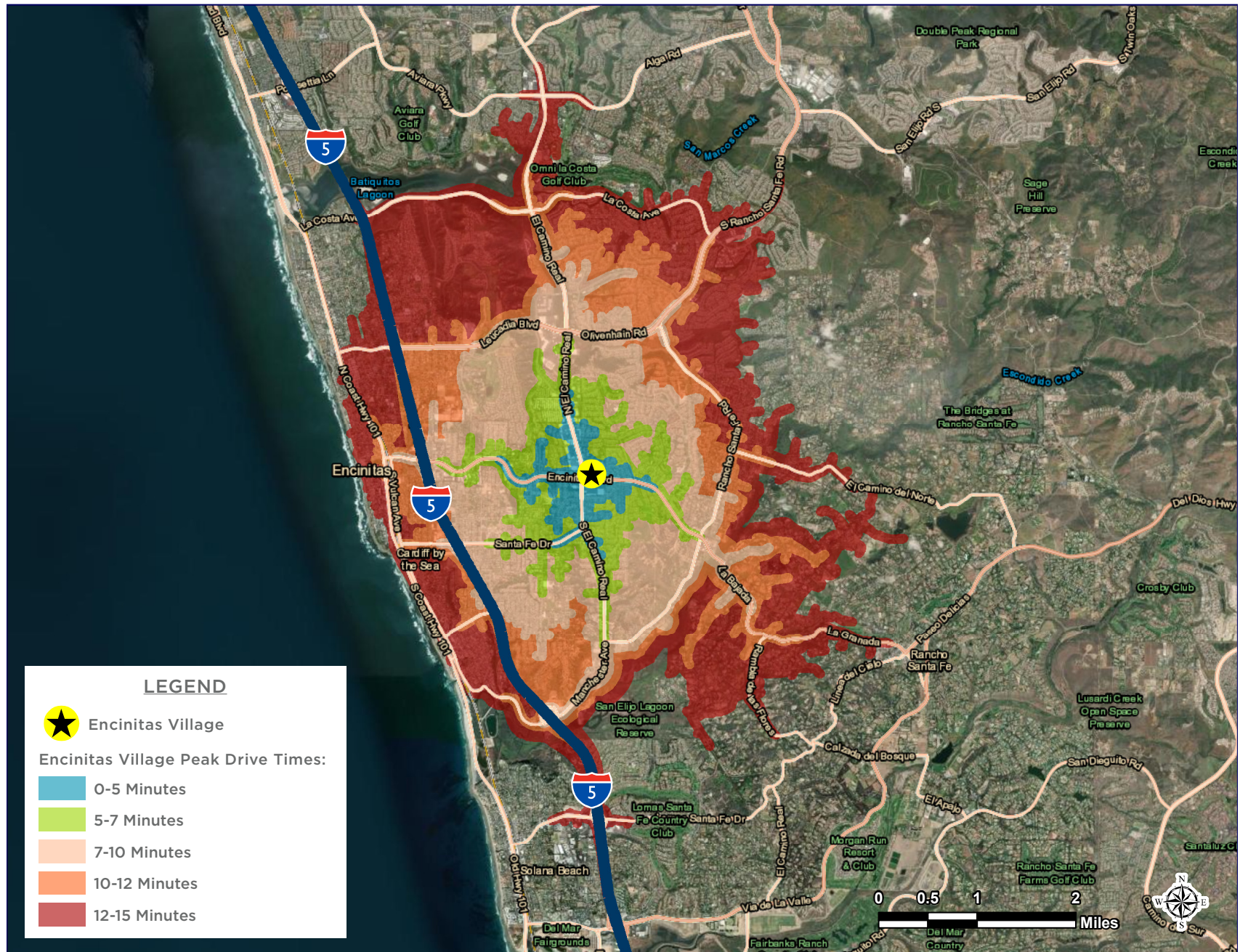
LOCATION

AFFLUENT CONSUMER BASE DISPOSABLE INCOME

Property services some of the **HIGHEST ANNUAL HOUSEHOLD INCOME COMMUNITIES** in SD County

$169,200
LA COSTA

$162,367
ENCINITAS

ENCINITAS VILLAGE
S Q U A R E I

$239,956
RANCHO SANTA FE

$160,372
CARDIFF

GALLERY

ENCINITAS VILLAGE
SQUARE I

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