Palm Plaza

3320-3410 PALM AVE
SAN DIEGO, CA 92154



2nd Gen Restaurant Available for Lease

Property Highlights

- **Second Generation Restaurant** available for lease in anchored shopping center
- Direct frontage and **access to Palm Ave** (10,574 ADT)
- National credit co-tenants including: **CVS, Bank of America, Starbucks, L&L Hawaiian, etc**
- Regional destination flanked by **two major freeways** and destination shopping













Site Plan

CENTER SIZE | **52,972 SF**

TENANT	SF
CVS	23,200
Domino's	1,500
Dental Arts	1,800
Dog Wash	750
H&R Block	1,500
Dentist & Orthodontics	1,000
Barber Shop	600
Burros & Fries	1,800

TENANT	SF
Subway	900
Palm Nails	1,200
L & L Hawaiian	1,200
Gamestop	1,465
2ND GEN RESTAURANT AVAILABLE	**1,465**
Advance America	1,185
Starbucks	1,500
Bank of America	7,700



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.

Interior Photos

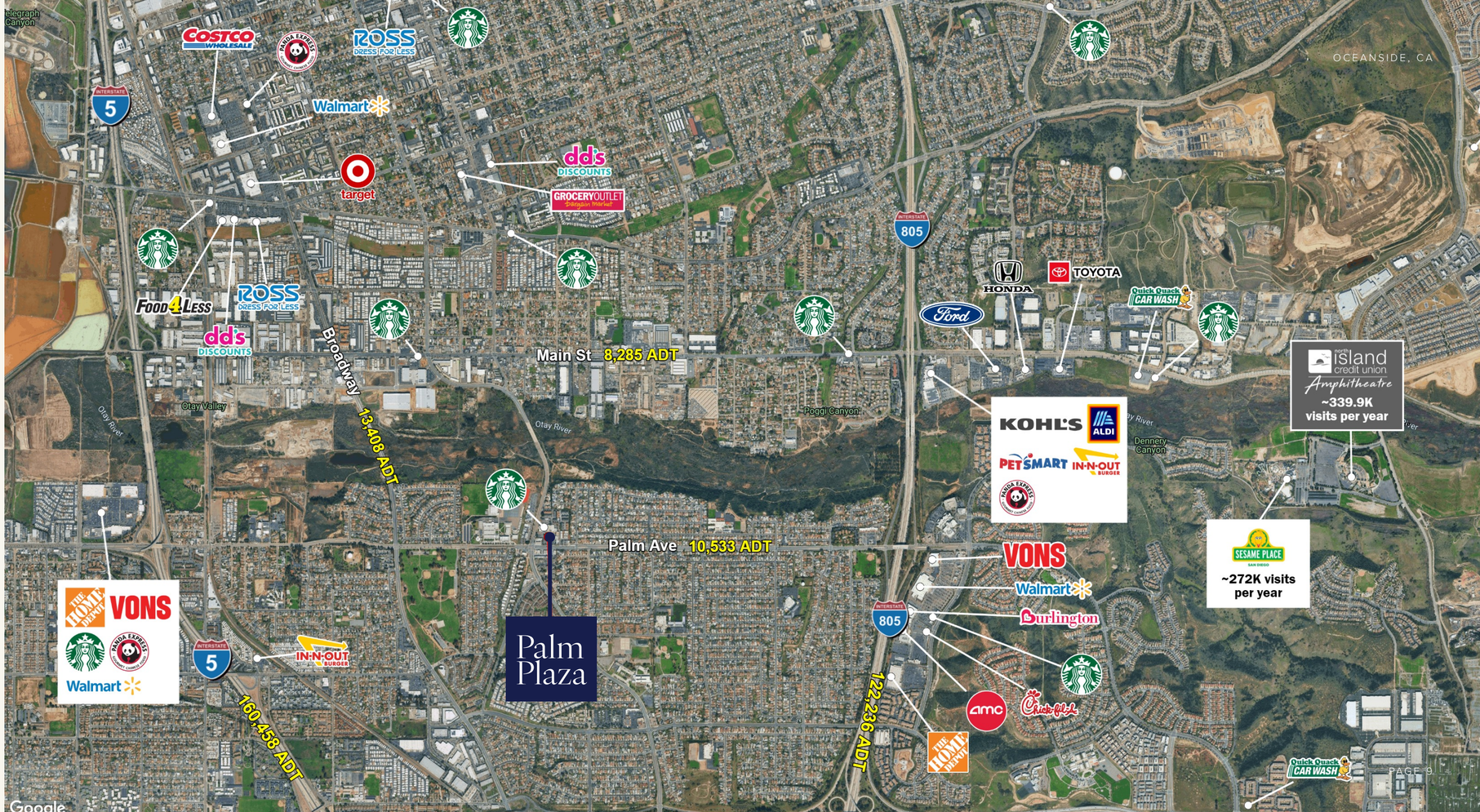






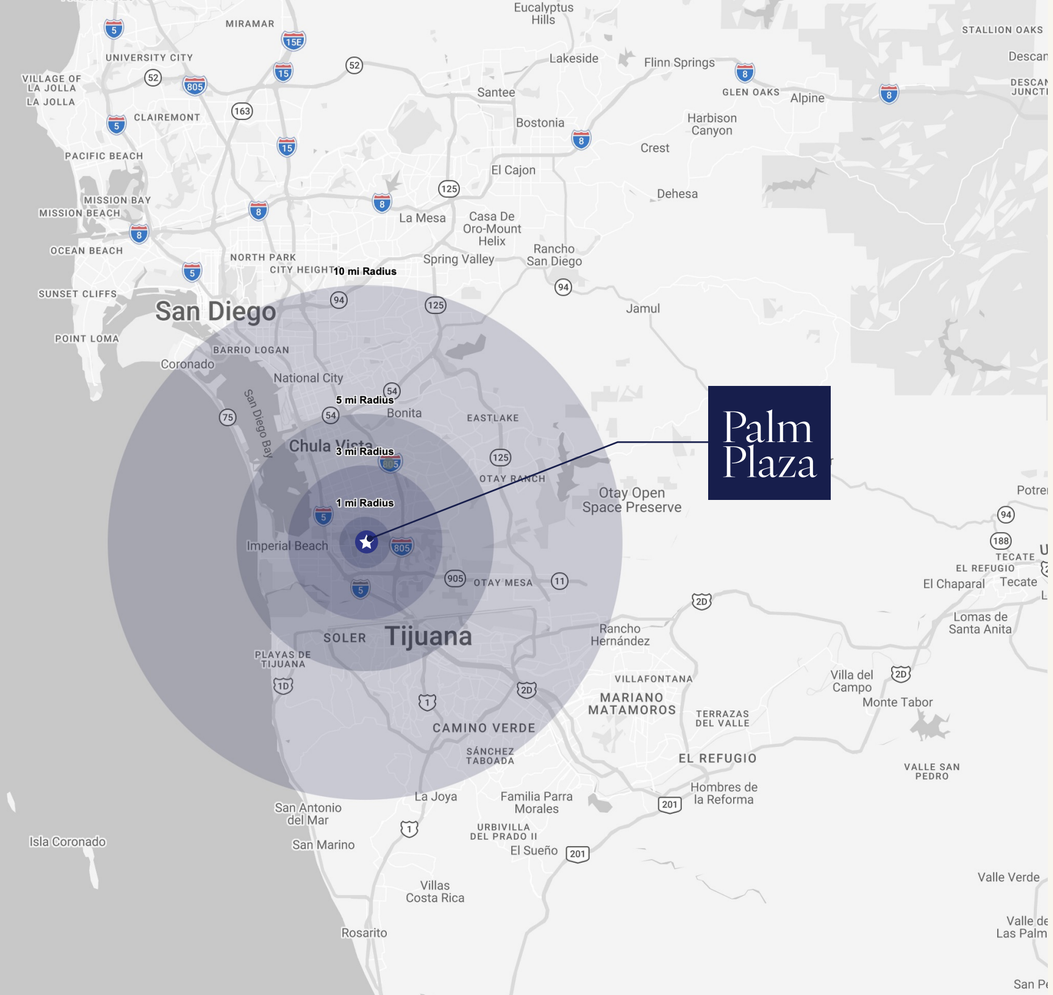


Neighborhood Aerial



Chula Vista Aerial





Demographics

3320-3410 PALM AVE, CHULA VISTA, CA

	1 MILE	3 MILES	5 MILES
Total Population	23,264	193,097	320,921
Average Household Income	$119,166	$113,880	$124,934
Median Household Income	$96,426	$95,408	$103,683
Total Households	6,539	57,113	100,179
Daytime Population	4,973	39,010	75,938
Median Age	36.6	34.7	35.2

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.

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CHULA VISTA, CA

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