

FOR LEASE

4,000 - 8,600 SF
2800 Fletcher Pkwy, El Cajon, CA 92020

PROPERTY HIGHLIGHTS:

- Smart & Final and CVS Anchored
- Prime Visibility at the Entrance to the Center
- Long Term Smart & Final Sublease

TENANTS:



For more information about this property, please contact:

Austin Dias
(619) 269-6077
Austin@DuhsCommercial.com
CA License: 01888482

Scott Duhs
(619) 491-0614
Scott@DuhsCommercial.com
CA License: 01048874



COMMERCIAL
BROKERAGE • INVESTMENT • DEVELOPMENT



ELEVATION

AVAILABLE

2800 Fletcher Pkwy, El Cajon, CA 92020



NOTE: ARTIST RENDERING FOR SUB-TENANT LEASING PURPOSES. COLORS + MATERIALS ARE TO MATCH RETAIL CENTER'S DESIGN GUIDELINES & OBTAIN LANDLORD APPROVAL

CONCEPT PERSPECTIVE
NOT TO SCALE



EXISTING PERSPECTIVE
NOT TO SCALE

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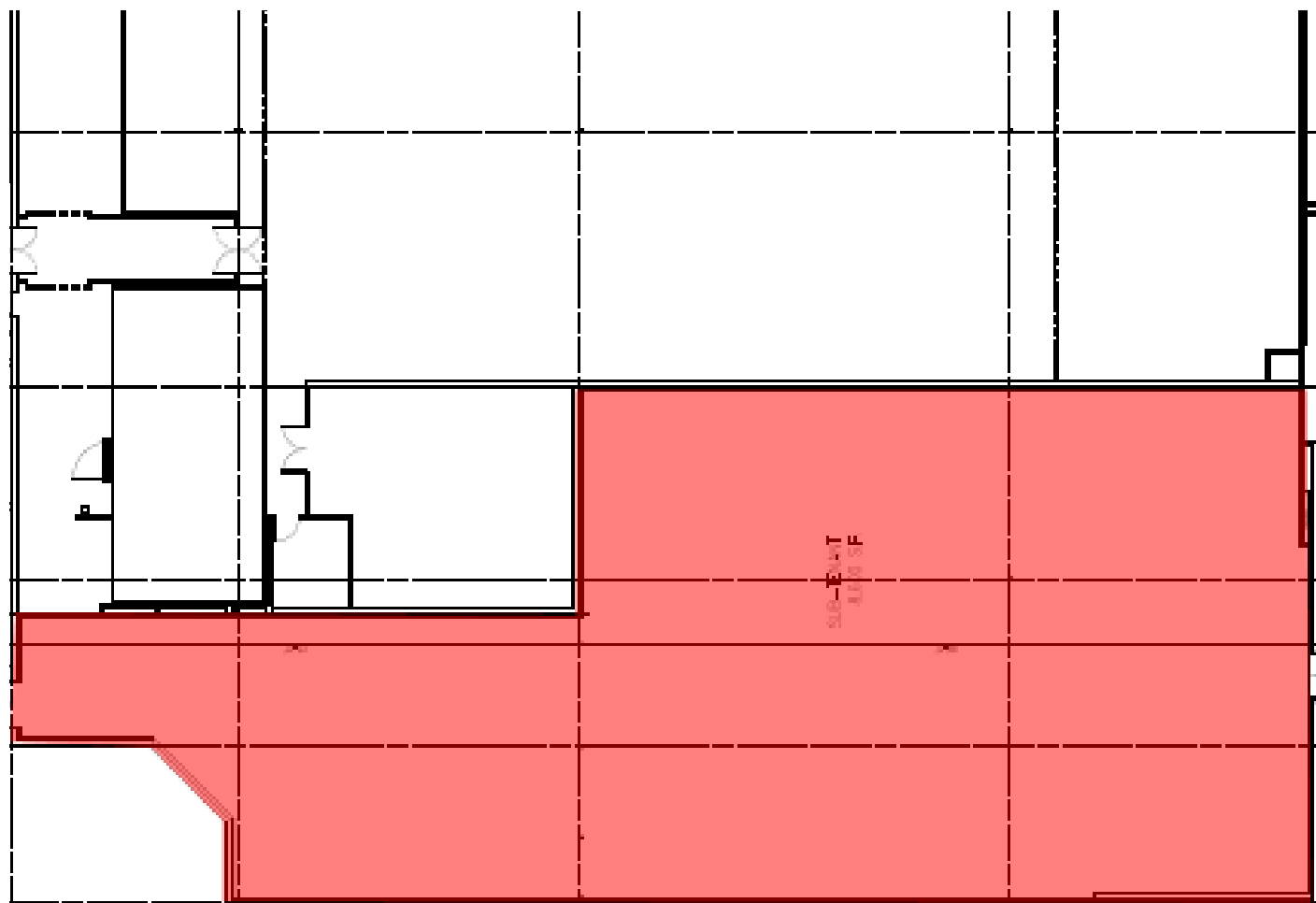
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SPACE PLAN

AVAILABLE

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67' FRONTAGE

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AERIAL

AVAILABLE

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NAVAJO RD

NAVAJO RD

LAKE MURRAY BLVD

JAFFE CT



NAVAJO RD

31,500 ADT (2016)



35,785 ADT (2016)

FLETCHER PKWY

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3830 Ray Street, San Diego, CA 92104 | Phone (619) 491-0335 | Fax (619) 491-0696 | www.DuhsCommercial.com

DEMOGRAPHICS

AVAILABLE

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POPULATION

1 MILE

3 MILES

5 MILES

2017

17,997

137,361

386,058

POPULATION PROJECTION (2022)

18,900

144,346

405,893



HOUSEHOLDS

2017

7,015

54,373

143,033

HOUSEHOLDS PROJECTION (2022)

7,358

57,103

150,338



AVERAGE HH INCOME

2017

\$88,849

\$78,150

\$80,279



MEDIAN HH INCOME

2017

\$69,932

\$59,563

\$62,236



TRAFFIC COUNT

NAVAJO RD/ SR-125NB : 31,500 ADT (2016)

FLETCHER PKWY/ EDWARD ST : 35,785 (2016)

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