

FOR LEASE

Casa De Oro

9716-9776 Campo Road, Spring Valley, CA 91977



- OUTSTANDING LOCATION WITH EXCELLENT TRAFFIC COUNTS
- GREAT VISIBILITY ON CAMPO RD.
- ACROSS THE STREET FROM BIG 5 AND DOLLAR TREE
- JOIN CARQUEST & LITTLE CAESARS IN THIS FINE CENTER
- REMODEL COMING SOON

AVAILABLE:

- SEE SITE PLAN
- DRIVE THRU PAD AVAILABLE

For more information about this property, please contact:

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

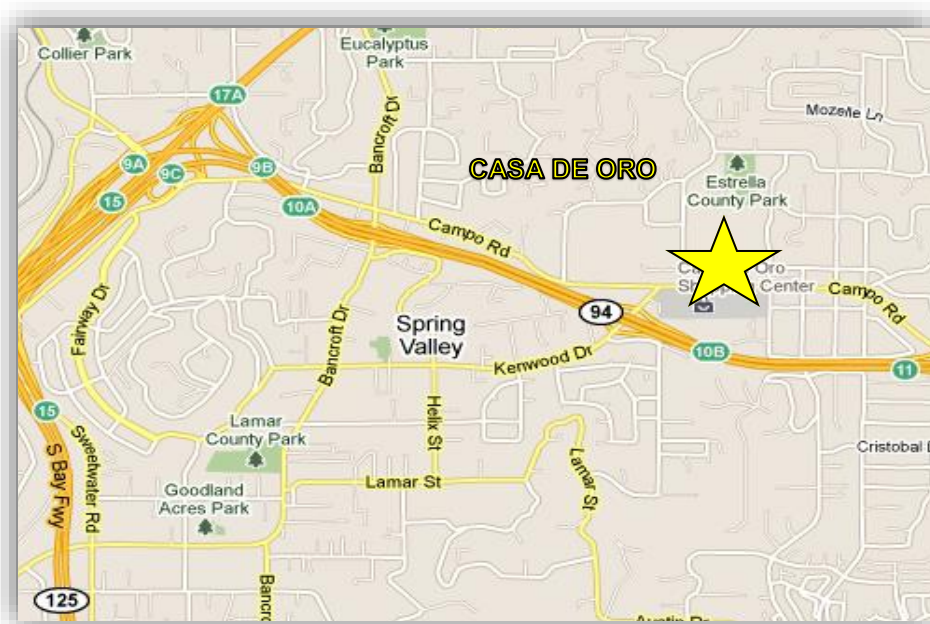
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3830 Ray Street, San Diego, CA 92104 | Phone (619) 491-0335 | Fax (619) 491-0696 | www.DuhsCommercial.com



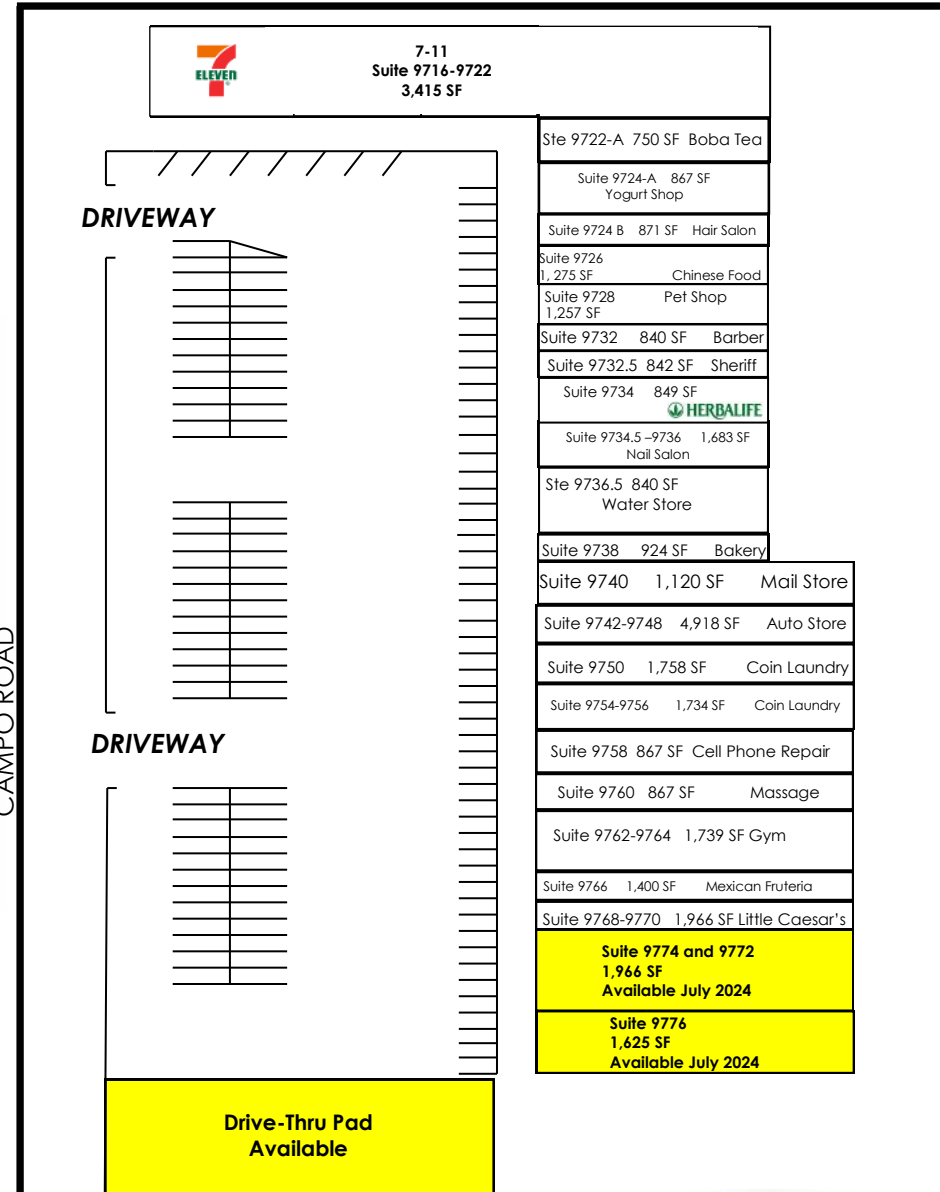
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SITE PLAN



CONRAD DRIVE



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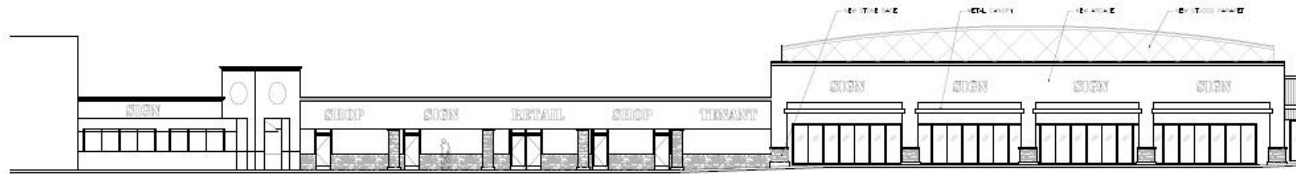


SITE PLAN

POTENTIAL UPGRADE



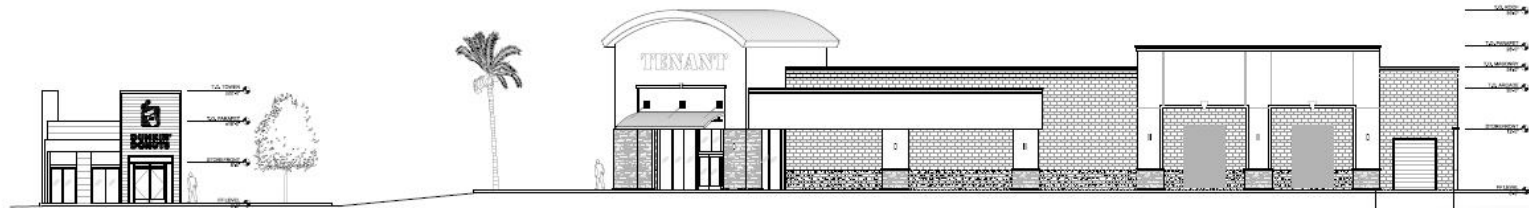
00 CAMPO RD. ELEVATIONS
SCALE: 1/8" = 1'-0"



01 SOUTH ELEVATIONS (LOT 2-4)
SCALE: 1/8" = 1'-0"



02 SOUTH ELEVATIONS (LOT 4-5)
SCALE: 1/8" = 1'-0"



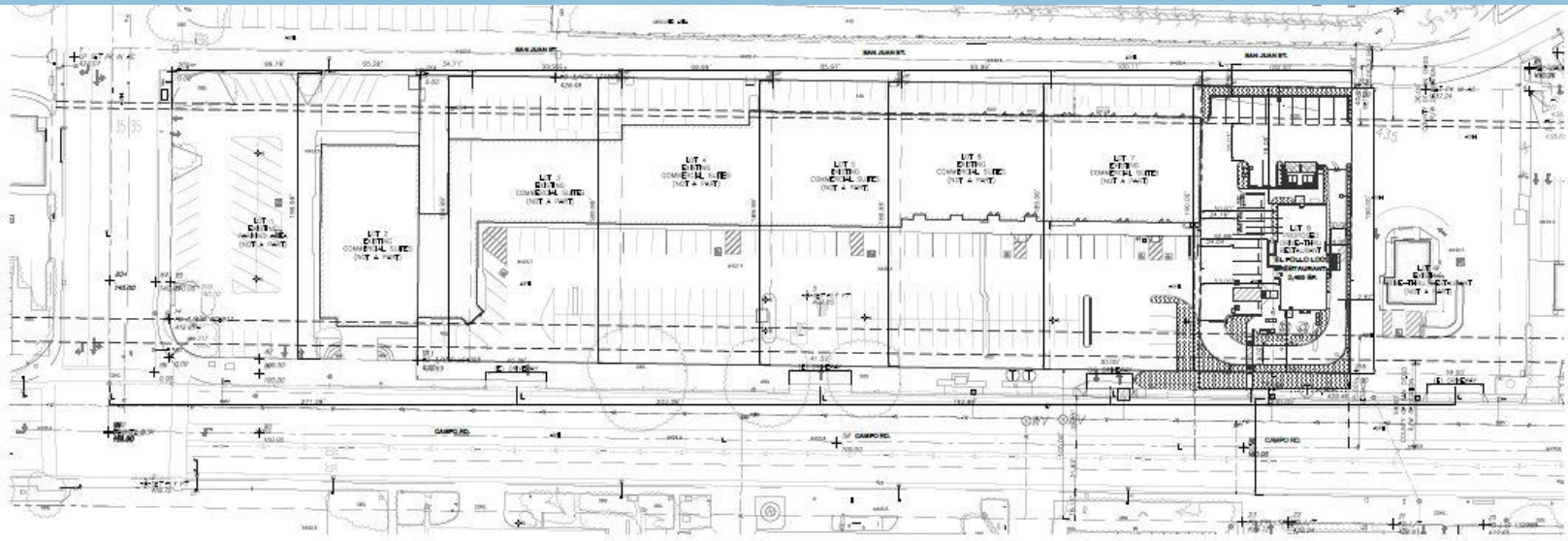
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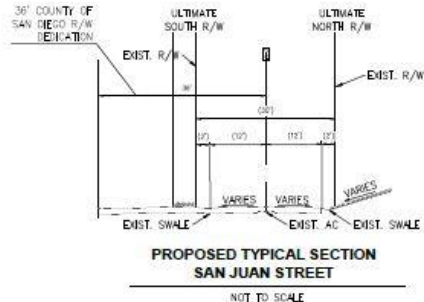
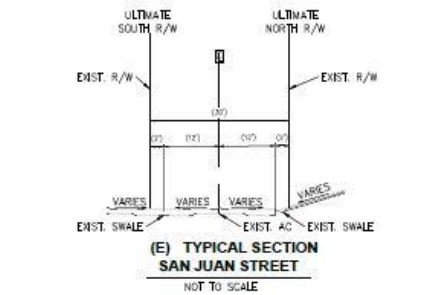
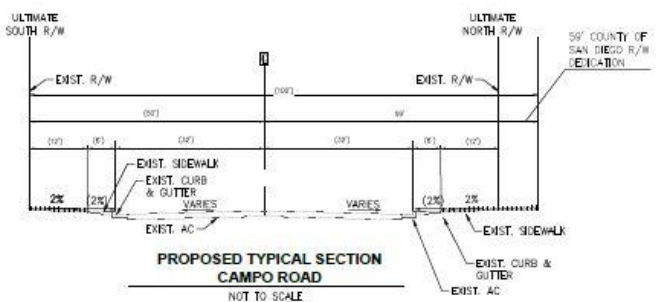
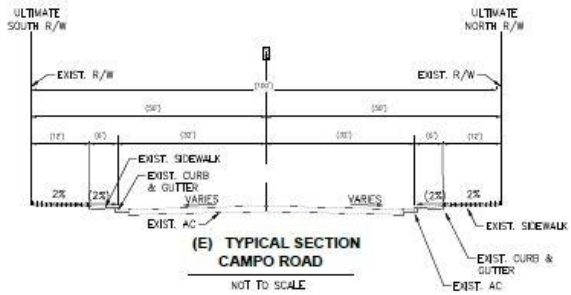
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PLOT PLAN



01 PLOT PLAN (SHOPPING CENTER)



PRELIMINARY
NOT FOR
CONSTRUCTION



ATC DESIGN GROUP
ARCHITECTS • ENGINEERS • INTERIORS
10000 STATE STREET, SUITE 100
SAN DIEGO, CA 92123

EL POLLO LOCO - SPRING VALLEY
9714888 CAMPO RD.
SPRING VALLEY, CA

PLOT PLAN



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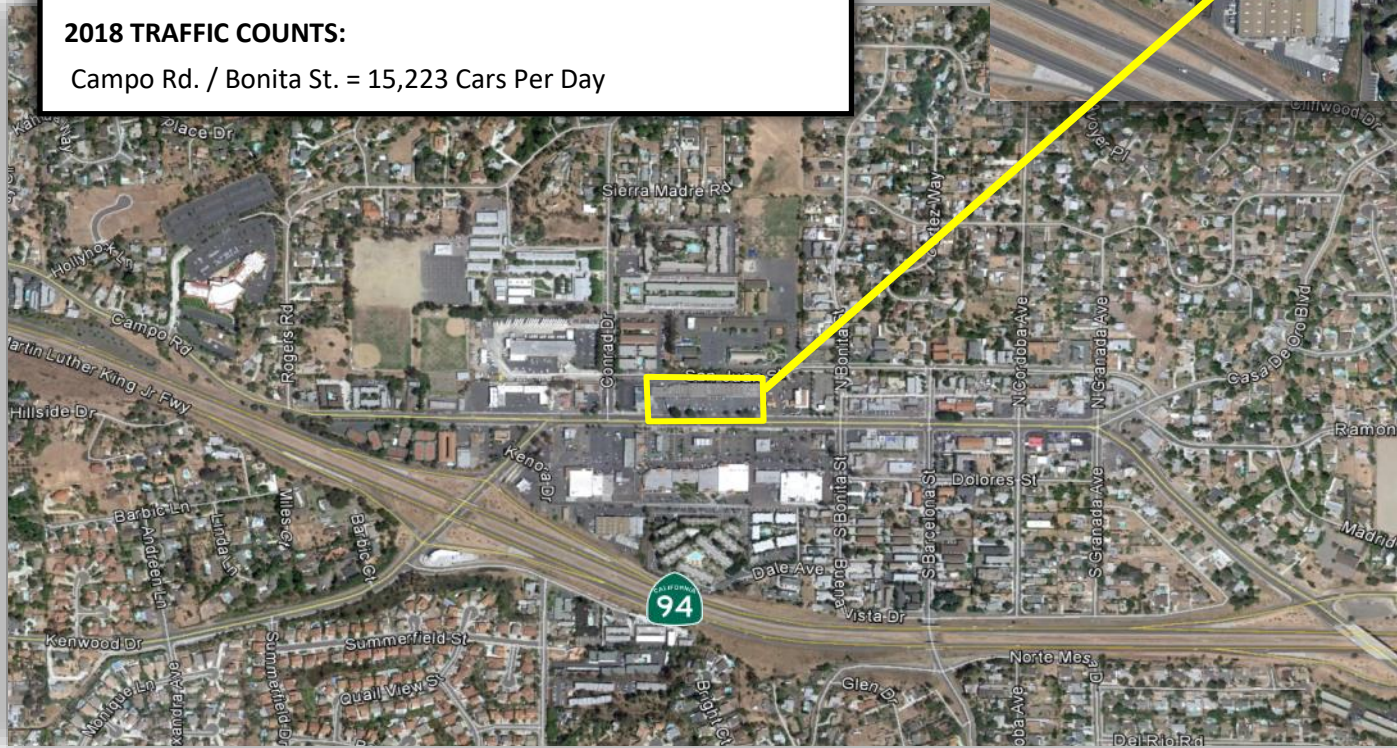
AERIAL

DEMOGRAPHICS

	<u>1 MILE</u>	<u>3 MILES</u>	<u>5 MILES</u>
2020 POPULATION:	15,854	134,905	387,054
AVG. HH INCOME:	\$97,700	\$91,692	\$87,063

2018 TRAFFIC COUNTS:

Campo Rd. / Bonita St. = 15,223 Cars Per Day



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