

# FOR LEASE

## OXFORD PARK PLAZA

1215 BROADWAY, CHULA VISTA, CA 91911

ACROSS THE STREET FROM:



AVAILABLE: Up to 10,065 SF (Divisible / See Site Plan)

- PROMINENT ENDCAP LOCATION
- EXCELLENT VISIBILITY ALONG MAJOR RETAIL CORRIDOR
- HIGH TRAFFIC COUNTS ON BROADWAY - ±30,000 CARS PER DAY



*For more information about this property, please contact:*

Rob Bloom

(619) 269-6076

Rob@DuhsCommercial.com

CA License: 01302163

Craig Duhs

(619) 491-0612

Craig@DuhsCommercial.com

CA License: 01086079



COMMERCIAL

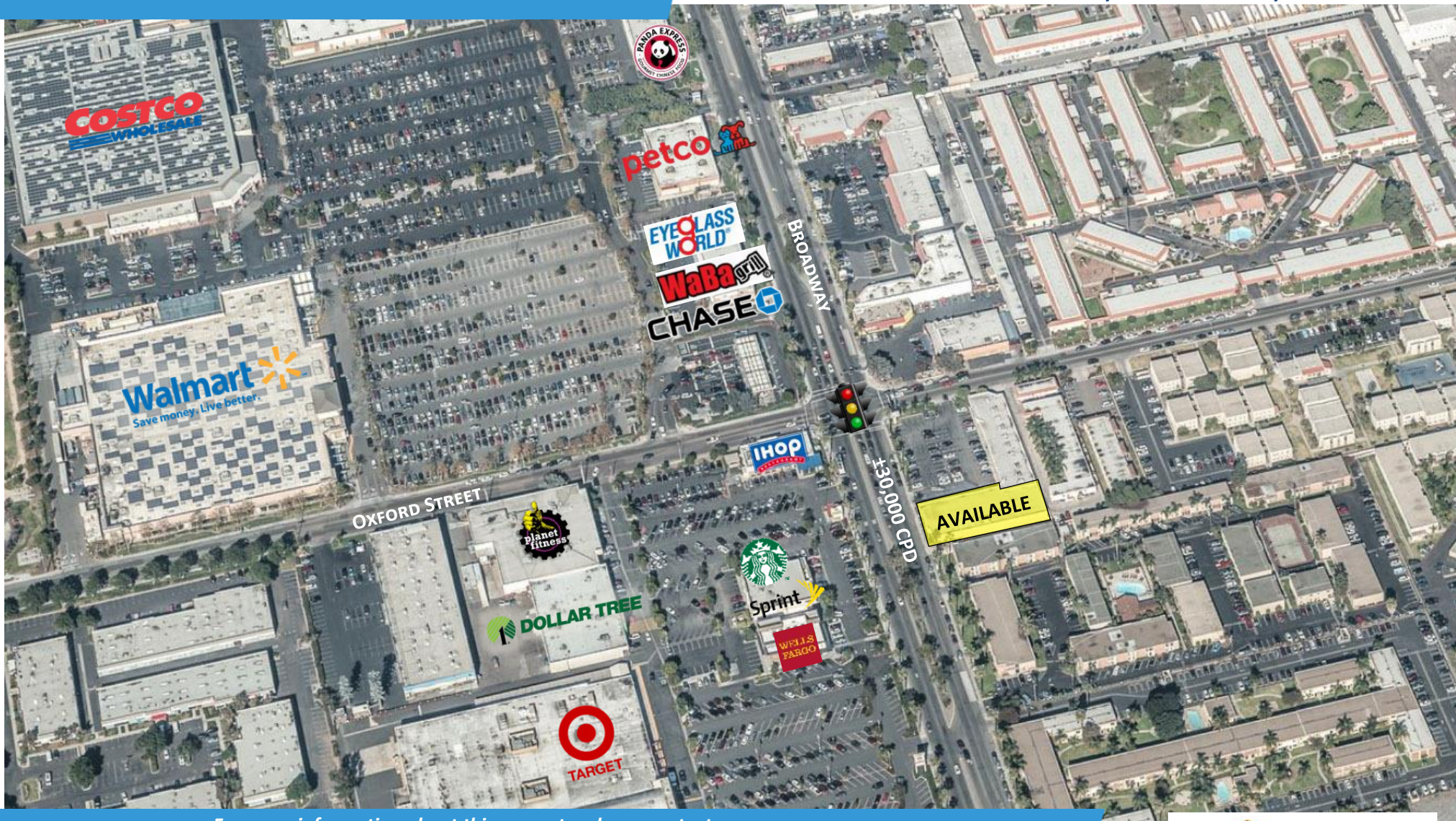
BROKERAGE • INVESTMENT • DEVELOPMENT



# AERIAL

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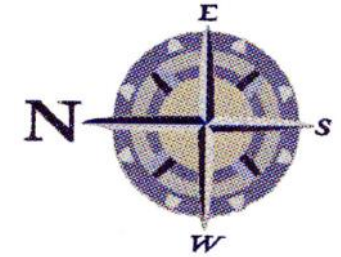
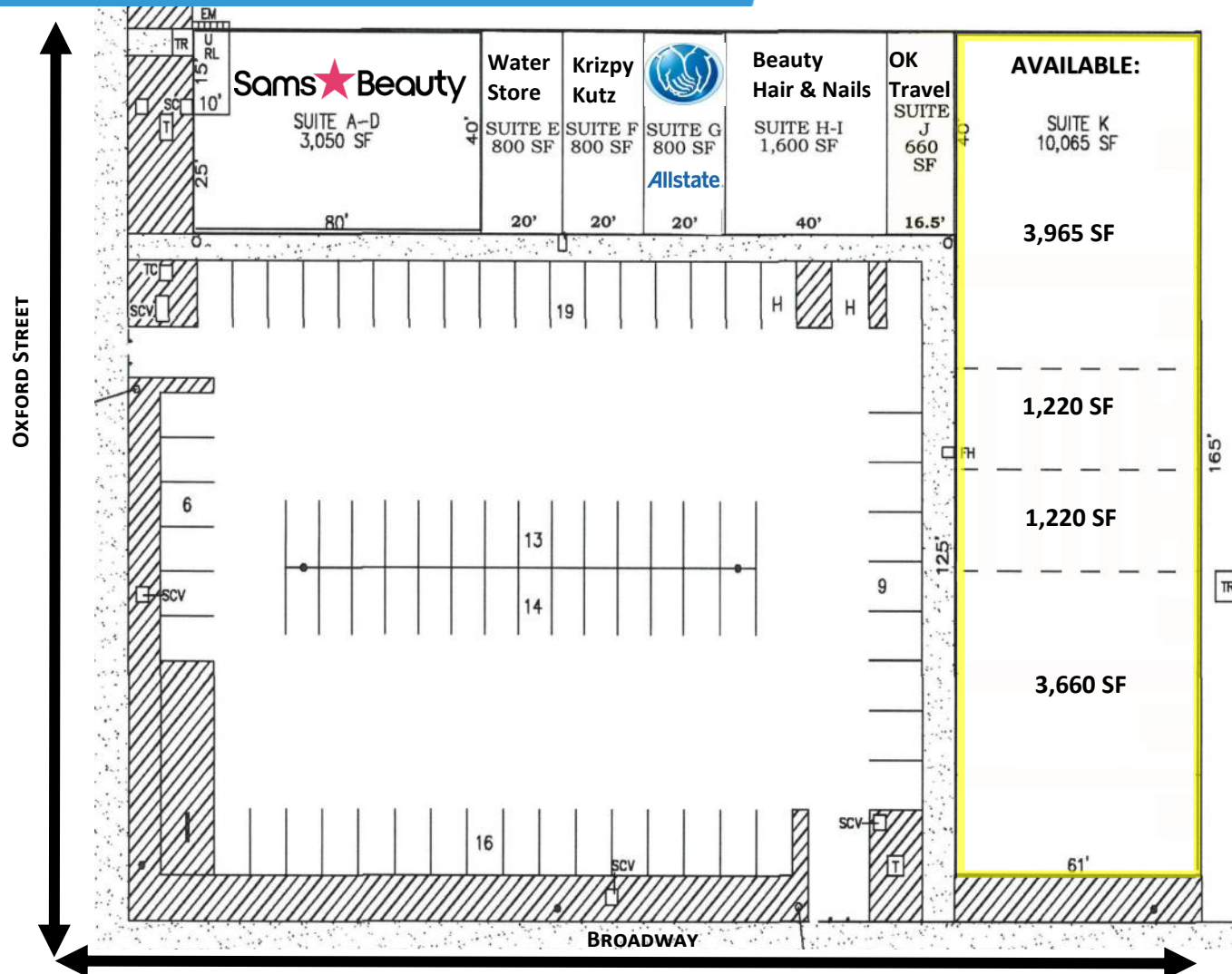


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# SITE PLAN

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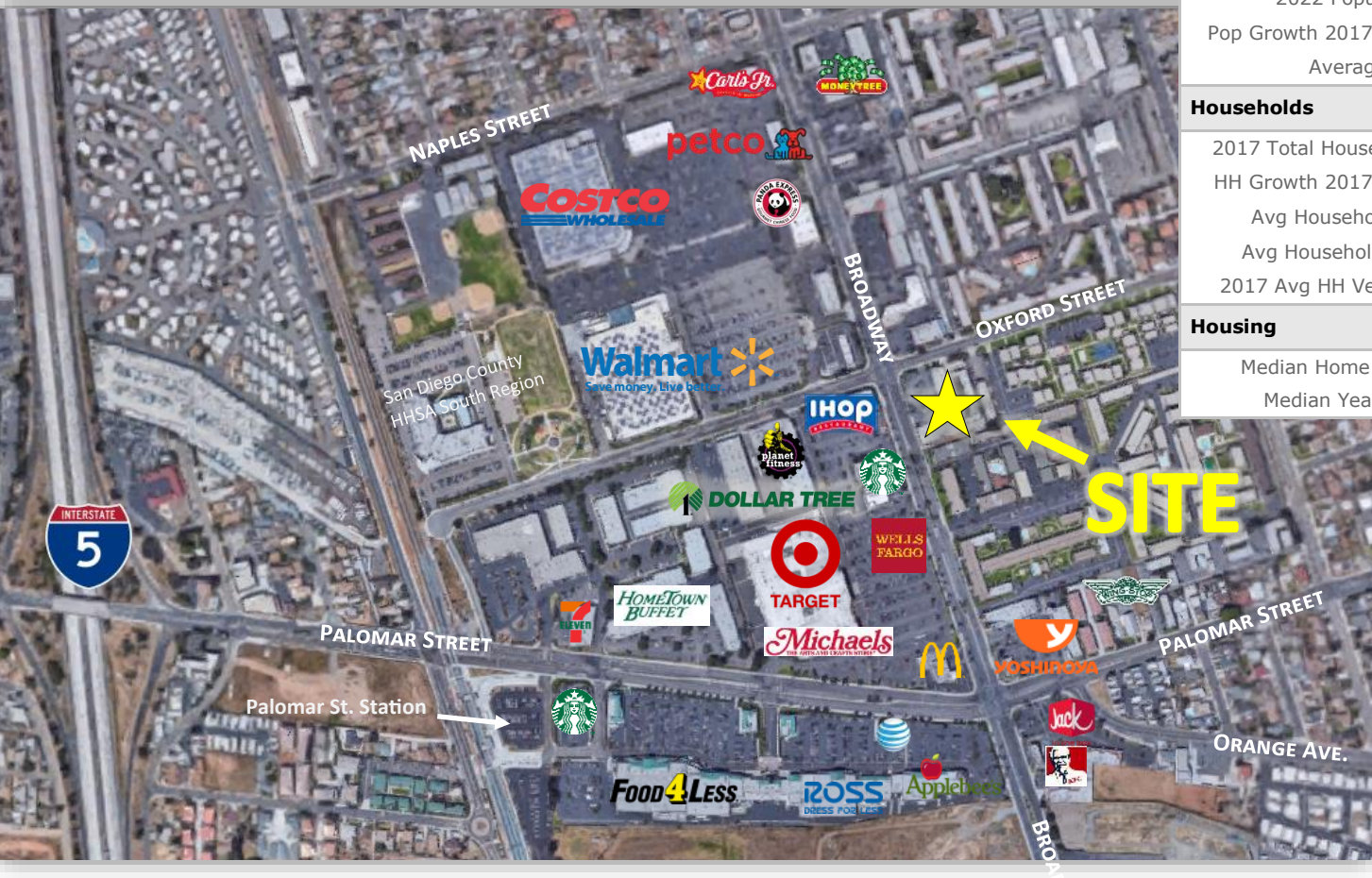


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Population	1 Mile	2 Mile	3 Mile
2017 Total Population:	<b>31,904</b>	<b>82,464</b>	<b>207,850</b>
2022 Population:	<b>33,433</b>	<b>86,590</b>	<b>218,180</b>
Pop Growth 2017-2022:	<b>4.79%</b>	<b>5.00%</b>	<b>4.97%</b>
Average Age:	<b>35.40</b>	<b>36.30</b>	<b>36.40</b>
Households			
2017 Total Households:	<b>10,483</b>	<b>25,668</b>	<b>64,797</b>
HH Growth 2017-2022:	<b>5.16%</b>	<b>5.31%</b>	<b>5.17%</b>
Avg Household Inc:	<b>\$49,513</b>	<b>\$58,163</b>	<b>\$62,508</b>
Avg Household Size:	<b>3.10</b>	<b>3.20</b>	<b>3.20</b>
2017 Avg HH Vehicles:	<b>2.00</b>	<b>2.00</b>	<b>2.00</b>
Housing			
Median Home Value:	<b>\$254,710</b>	<b>\$307,657</b>	<b>\$325,587</b>
Median Year Built:	<b>1971</b>	<b>1969</b>	<b>1970</b>



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