

# FOR LEASE

9449 KEARNY MESA ROAD, SAN DIEGO, CA 92126



For more information about this property, please contact:

**Austin Dias**

Vice President

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619.269.6077

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**Scott Duhs**

Partner

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No warranty or representation is made to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice.  
3830 Ray Street, San Diego, CA 92104 | Phone (619) 491-0335 | Fax (619) 491-0696 | [www.DuhsCommercial.com](http://www.DuhsCommercial.com)





# STREET VIEW

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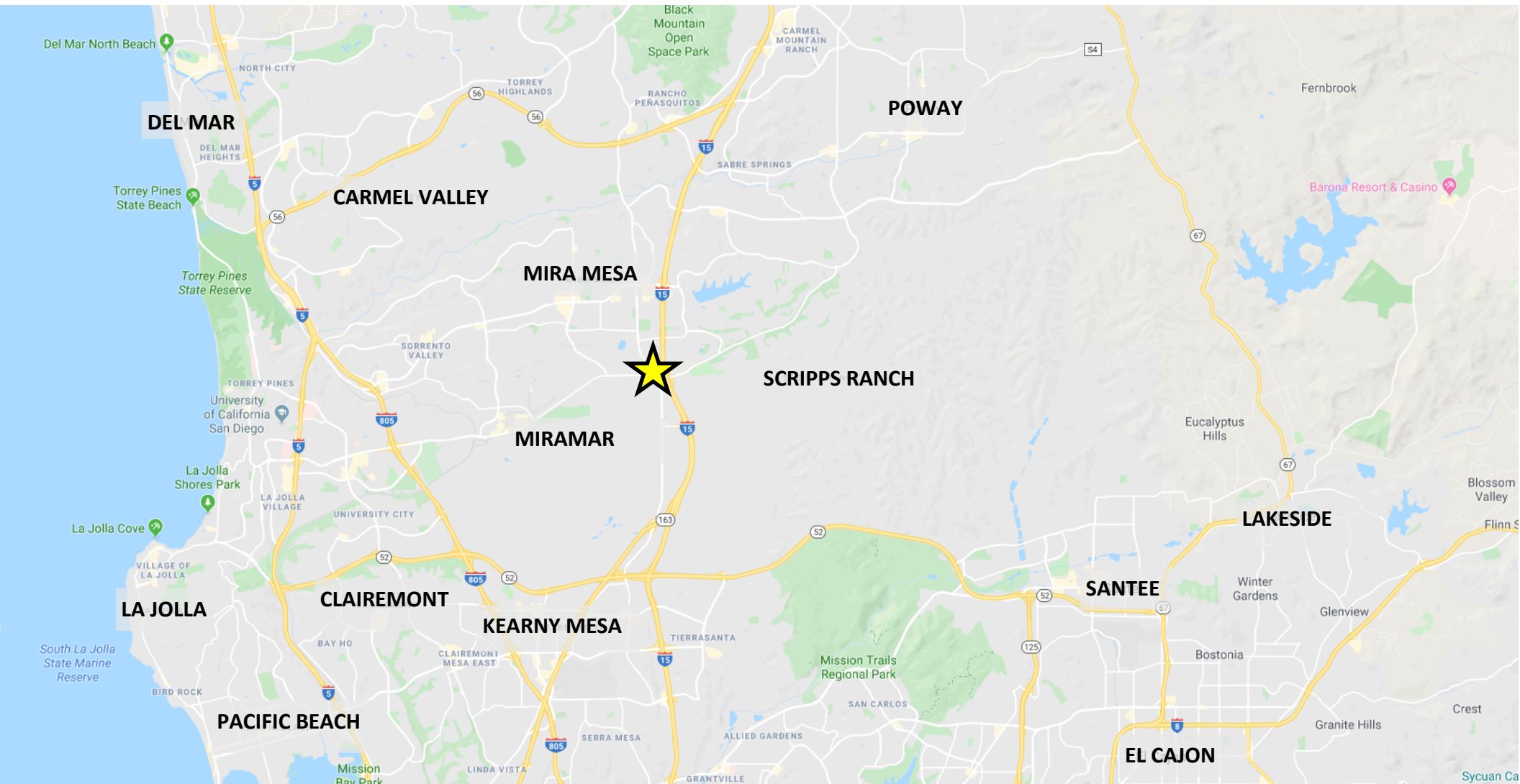


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# REGIONAL MAP

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# DEMOGRAPHICS

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## Residential Population

	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
2020 Population	13,720	95,347	184,425
2025 Projection	14,080	97,911	189,441



## Daytime Population

	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
2020 Population	9,919	47,499	143,946



## Households

	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
2020 Households	3,924	30,615	61,945
2025 Projection	4,032	31,395	63,560



## Average HH Income

	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
2020	\$91,489	\$124,627	\$137,079



## Traffic Counts

Miramar Rd	45,787	ADT
Kearny Villa Rd	21,163	ADT
I-15	245,904	ADT

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