

# FOR LEASE

SEC 4TH & C

16-26 3RD AVENUE, CHULA VISTA, CA 91910

## Highlights:

- Just south of Highway 54
- Join CVS, Starbucks, and others.
- Near the heart of everything in Downtown Chula Vista.
- The surrounding tenants include:
- Target, Ross, Office Depot, Dixieline Lumber, Jack in the Box and Walmart.

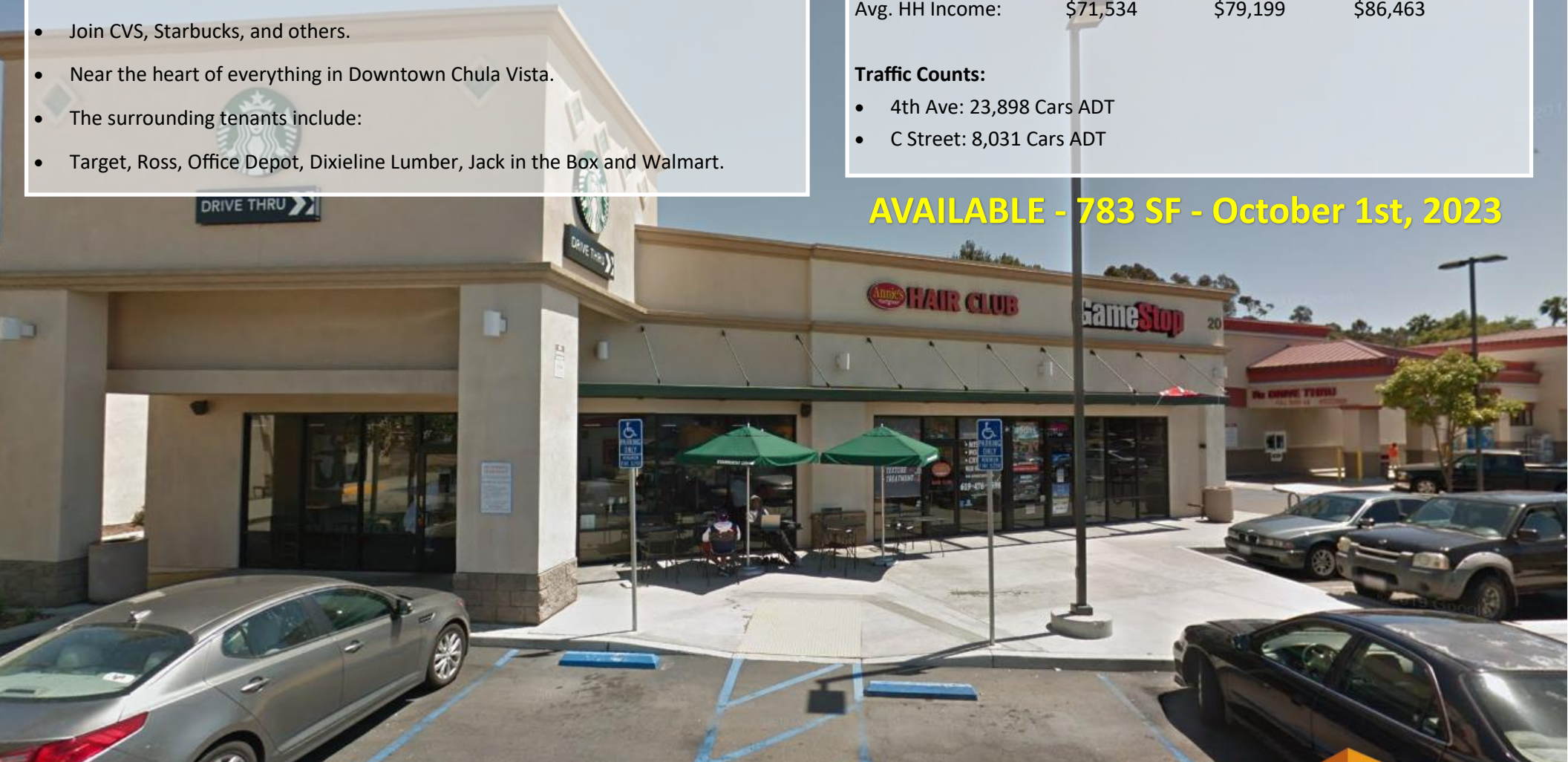
## Demographics:

	<u>1 mile</u>	<u>3 mile</u>	<u>5 mile</u>
Population:	25,401	164,823	425,245
Avg. HH Income:	\$71,534	\$79,199	\$86,463

## Traffic Counts:

- 4th Ave: 23,898 Cars ADT
- C Street: 8,031 Cars ADT

**AVAILABLE - 783 SF - October 1st, 2023**



## 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.  
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