

POWAY PLAZA

Retail For Lease

13301 - 13397 Poway Rd., Poway, CA 92064



LAST SPACE AVAILABLE FOR LEASE

± 1,200 SF Leasing Opportunity

Description:

- Recently renovated center with improvements made to the facade, parking field, ingress/egress and the sign program
- Located at the signalized intersection of Poway Road and Community Road, just 1/2 mile north of the South Poway Business Park which boasts over 18,000 daytime employees
- Anchored by Petco, Michaels and Grocery Outlet
- Appeals to a variety of customers due to the tenant mix of grocery, pet supply, automotive, restaurants and general services

Traffic Counts:

- ± 40,239 average daily traffic on Poway Road at Community Road
- ± 30,828 average daily traffic on Community Road at Poway Road

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population '16	15,490	69,956	154,600
Average Income	\$89,538	\$129,212	\$129,854
Daytime Population	8,187	35,810	64,391

Source: ESRI, 2016



Newmark Grubb
Knight Frank

Retail

For further information, please contact our exclusive agents:

JOHN JENNINGS

Senior Managing Director

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CA RE License #01215740

AARON HILL

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4275 Executive Square, Suite 350, La Jolla, CA 92037

T 858.875.3600

Corporate CA RE #01355491

www.ngkf.com

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Tenant Roster

SUITE	TENANT	SF
13301	Five Guys Burgers	2,200
13303	Yogurtland	1,080
13305	Which Wich	1,600
13307-09	Ichizen Sushi & Teriyaki	2,022
13311	Little Caesars Pizza	1,200
13315	SuperCuts	1,200
13319	Tutoring (Available 3/1/17)	1,200
13323	Clarity Nails	1,200
13327	Dr. Newman, DDS	1,200
13331	Studios of Self Defense	1,200
13337	Don's Liquor	1,800
13339	Cupcakes a la Yola	900
13343	Michaels	23,845
13345	Grocery Outlet	16,177
13359-69	Phenix Salon Suites	5,600
13373	Poway Optometry	1,400
13375	Petco	17,400
13379	T-Mobile	1,150
13381-85	Mainstream Bar & Grill	6,520
13395	US Bank (NAP)	7,000
13397	AutoZone	5,120
ATM	Wells Fargo	ATM



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Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

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DEMOGRAPHICS



Executive Summary

Poway Plaza
13301 Poway Rd, Poway, California, 92064
Rings: 1, 3, 5 mile radii

Prepared by Esri

Latitude: 32.95637

Longitude: -117.04234

	1 mile	3 miles	5 miles
Population			
2000 Population	14,851	63,291	138,273
2010 Population	14,712	66,967	147,519
2016 Population	15,490	69,956	154,600
2021 Population	16,367	73,226	162,277
2000-2010 Annual Rate	-0.09%	0.57%	0.65%
2010-2016 Annual Rate	0.83%	0.70%	0.75%
2016-2021 Annual Rate	1.11%	0.92%	0.97%
2016 Male Population	49.2%	49.1%	48.8%
2016 Female Population	50.8%	50.9%	51.2%
2016 Median Age	36.9	39.0	40.3
Households			
2000 Households	5,063	21,047	49,252
2010 Households	5,121	22,744	53,224
2016 Total Households	5,316	23,342	54,805
2021 Total Households	5,581	24,251	57,122
2000-2010 Annual Rate	0.11%	0.78%	0.78%
2010-2016 Annual Rate	0.60%	0.42%	0.47%
2016-2021 Annual Rate	0.98%	0.77%	0.83%
2016 Average Household Size	2.91	2.97	2.80
Median Household Income			
2016 Median Household Income	\$76,352	\$104,844	\$102,999
2021 Median Household Income	\$83,424	\$112,586	\$110,969
2016-2021 Annual Rate	1.79%	1.44%	1.50%
Average Household Income			
2016 Average Household Income	\$89,538	\$129,212	\$129,854
2021 Average Household Income	\$97,743	\$139,541	\$140,598
2016-2021 Annual Rate	1.77%	1.55%	1.60%
Per Capita Income			
2016 Per Capita Income	\$30,387	\$44,110	\$46,409
2021 Per Capita Income	\$32,948	\$47,241	\$49,861
2016-2021 Annual Rate	1.63%	1.38%	1.45%



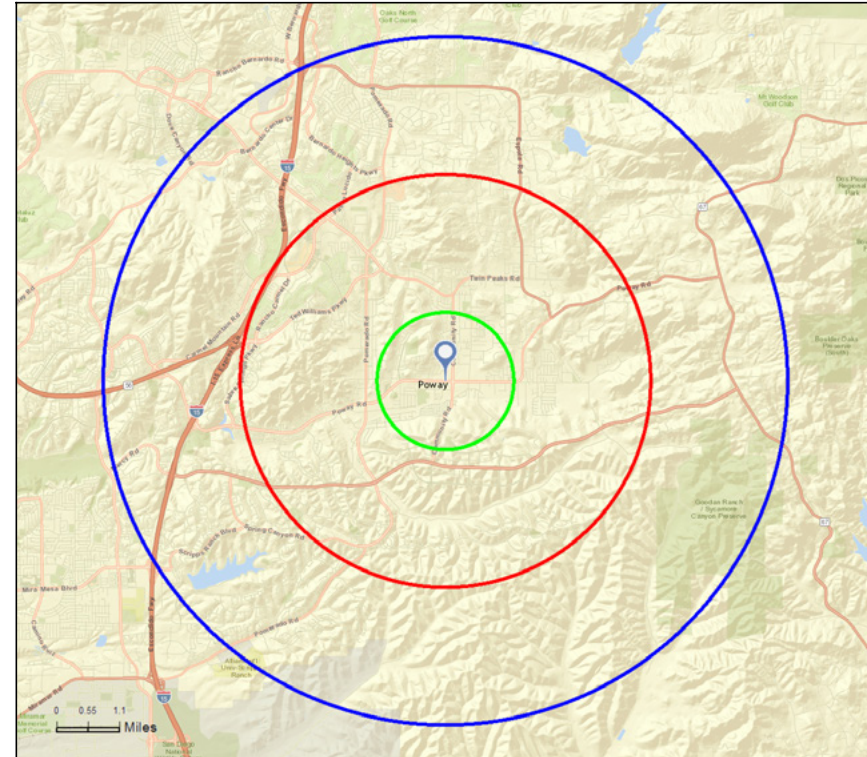
Site Map

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