

Pad for Lease

320 E H STREET, CHULA VISTA, CA

FREESTANDING BUILDING 6,173 SF (DIVISIBLE)



FEATURES

- High visibility freestanding pad
- Premier Retail location serving affluent portion of Chula Vista
- Located in Terranova Plaza with co tenants such as Smart & Final, CVS, Bed Bath & Beyond, Marshalls
- Direct access to Interstate 805 with strong traffic counts on E H Street.



RETAIL INSITE

MIKE MOSER

Lic 00977876
858.523.2089

mikemoser@retailinsite.net

MAYA GRIM

Lic 01273486
858.523.2094

mgrim@retailinsite.net

120 S Sierra Ave, Solana Beach, CA 92075 | LIC # 01206760 | T: 858 523 2090 | RETAILINSITE.NET

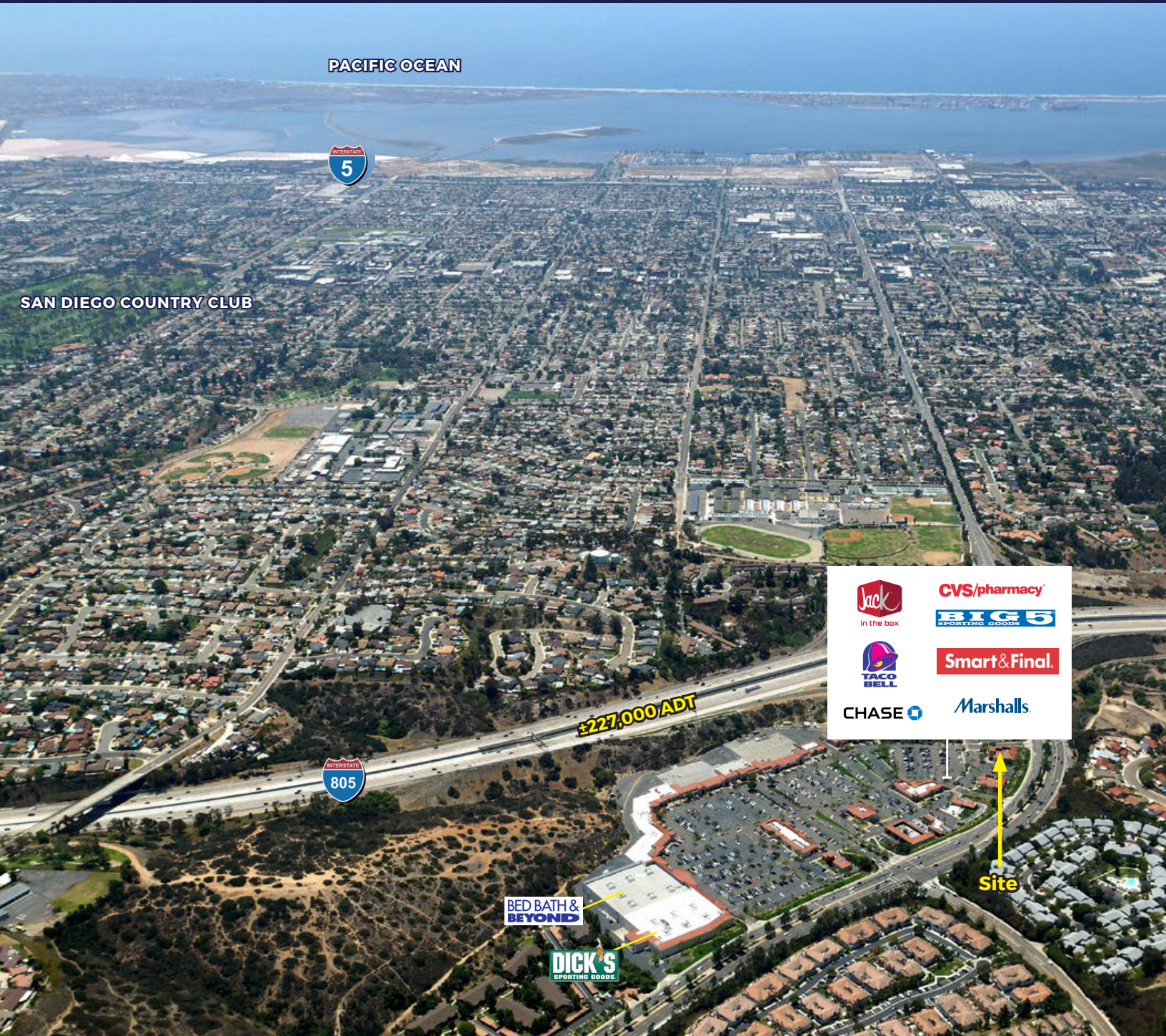
MEMBERS OF
CHAINLINKS
RETAIL ADVISORS

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PACIFIC OCEAN



SAN DIEGO COUNTRY CLUB



CVS/pharmacy



Smart & Final.



Marshalls.

\$227,000 ADT



BED BATH & BEYOND

DICK'S SPORTING GOODS

Site

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SITE PLAN



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Expanded Demographic Profile

ESTIMATED 2017 · CALCULATED USING PROPORTIONAL BLOCK GROUPS

320 E H STREET | CHULA VISTA, CA

POPULATION

3 MILES

5 MILES

Estimated Population	149,682	436,898
Forecasted Population (2021)	171,998	494,200

HOUSEHOLDS

Households	45,327	127,473
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AVG HHD INCOME

Estimated Avg Household Income	\$107,666	\$88,644
Avg Family Income	\$99,570	\$83,367

MEDIAN HH INCOME

Estimated Median Household Income	\$85,872	\$71,255
Median Family Income	\$86,531	\$73,238

\$\$\$ PER CAPITA INCOME

Est. Proj. Per Capita Income	\$32,918	\$57,291
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\$\$ OTHER INCOME

Est. Proj. Median Disposable Income	\$67,814	\$26,823
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DAYTIME DEMOS

Total Number of Businesses	2,312	8,368
Total Number of Employees	22,131	82,974

RACE & ETHNICITY

3 MILES

5 MILES

White	78,657 52.2%	194,672 47.6%
Black or African American	6,607 4.6%	27,024 6.6%
American Indian & Alaskan Native	1,051 0.7%	3,042 0.7%
Asian	22,050 15.5%	73,552 18.0%
Hawaiian & Pacific Islander	924 0.6%	2,934 0.7%
Other Race	24,377 17.1%	83,204 20.3%
Two or More Races	8,927 6.3%	24,623 6.0%

AGE DISTRIBUTION

Median Age	33.3	33.5
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HOUSING

Total Housing Units	45,433	126,554
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