

# ANCHOR SPACE FOR LEASE

Former Whole Foods Market Space

South Coast Hwy 101 & E Street | Encinitas, California



## FEATURES

- Former Whole Foods Market
- Rare box opportunity on Coast Highway
- 25,000 SF Anchor Space Available
- 253 Parking stalls
- Adjacent to The Coaster Train Depot
- Located in the heart of Encinitas, San Diego's affluent Coastal North County
- Conveniently positioned on Coast Highway 101, just three blocks west of I-5

**RI** RETAIL INSITE

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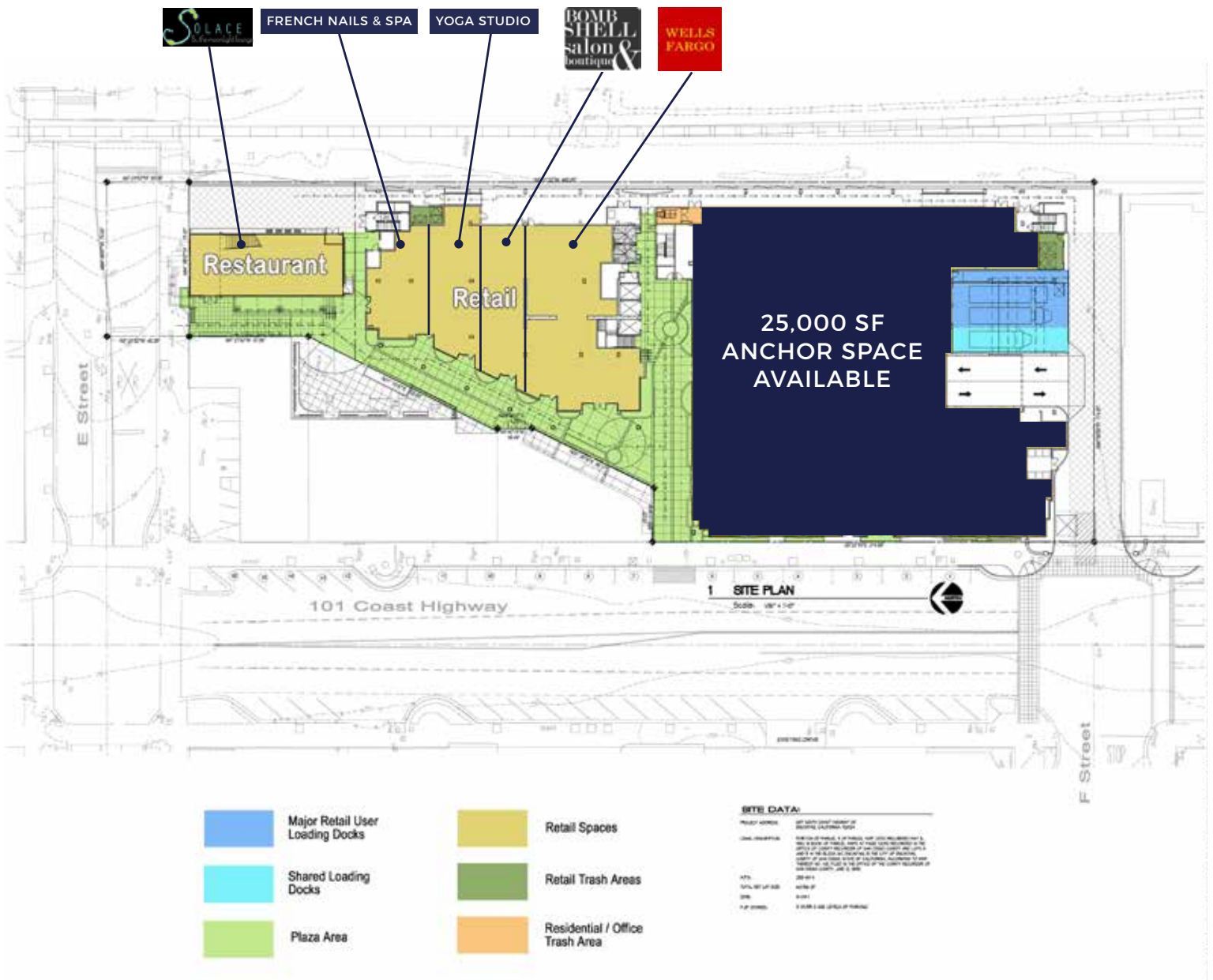
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## SITE PLAN



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# EXPANDED DEMOGRAPHIC PROFILE

Estimated 2016 • Calculated Using Proportional Block Groups


## E St & S Coast Hwy 101 | San Diego, CA

 POPULATION	1 MILE	3 MILES	5 MILES
Estimated Population	9,091	57,307	124,838
Forecasted Population (2021)	9,473	59,889	135,542


  

 HOUSEHOLDS	1 MILE	3 MILES	5 MILES
Households	3,867	23,258	49,723


  

 AVG HHD INCOME	1 MILE	3 MILES	5 MILES
Estimated Avg Household Income	\$135,266	\$144,308	\$157,729
Avg Family Income	\$146,579	\$146,567	\$159,472


  

 MEDIAN HH INCOME	1 MILE	3 MILES	5 MILES
Estimated Median Household Income	\$96,127	\$105,432	\$115,132
Median Family Income	\$112,165	\$116,441	\$127,172


  

 \$\$\$ PER CAPITA INCOME	1 MILE	3 MILES	5 MILES
Est. Proj. Per Capita Income	\$59,184	\$59,465	\$63,281


  

 \$\$ OTHER INCOME	1 MILE	3 MILES	5 MILES
Est. Proj. Median Disposable Income	\$74,723	\$81,581	\$89,480


  

 DAYTIME DEMOS	1 MILE	3 MILES	5 MILES
Total Number of Businesses	980	3,193	6,054
Total Number of Employees	7,283	24,167	49,124


  

 RACE & ETHNICITY	1 MILE	3 MILES	5 MILES
White	7,565 86.5%	47,550 85.6%	102,166 85.1%
Black or African American	47 0.5%	331 0.6%	908 0.8%
American Indian & Alaskan Native	51 0.6%	286 0.5%	505 0.4%
Asian	271 3.1%	2,200 4.0%	6,384 5.3%
Hawaiian & Pacific Islander	17 0.2%	88 0.2%	170 0.1%
Other Race	587 6.7%	3,410 6.1%	5,638 4.7%
Two or More Races	209 2.4%	1,683 3.0%	4,278 3.6%

 AGE DISTRIBUTION	1 MILE	3 MILES	5 MILES
Median Age	33.7 yrs	33.14 yrs	32.8 yrs

 HOUSING	1 MILE	3 MILES	5 MILES
Total Housing Units	4,108	24,386	52,436