

DOHENY VILLAGE CENTER

Retail/Restaurant For Lease

34061-34131 Doheny Park Road

Capistrano Beach, CA 92624



LEASING OPPORTUNITIES

± 2,692 SF Restaurant Space For Lease

Description:

- High profile pad opportunity conveniently located along Doheny Park Road in close proximity to Interstate 5 and adjacent to Costco.
- Anchored by Big 5 Sporting Goods, Smart & Final Extra and Dollar Tree.
- Services Dana Point, Capistrano Beach and San Juan Capistrano trade areas with dense daytime population.
- Multiple ingress/egress points throughout the center.

Traffic Count:

- ± 22,091 Average Daily Traffic on Doheny Park Road



Demographics:

	1 MILE	3 MILES	5 MILES
Population '15	10,782	74,998	155,384
Average H.H. Income	\$102,962	\$125,621	\$129,101
Daytime Population	4,087	30,789	58,962

Source: ESRI



For further information, please contact our exclusive agents:

KEVIN HANSEN	Associate	949.608.2194	khansen@ngkf.com	CA RE License #01937047
CHRIS WALTON	Senior Managing Director	949.608.2096	cwalton@ngkf.com	CA RE License #01839264

4675 MacArthur Blvd., Suite 1600, Newport Beach, CA 92660 T 949.608.2000 Corporate CA RE License #1355491 www.ngkf.com

**Newmark Grubb
Knight Frank**

Retail

DOHENY VILLAGE CENTER

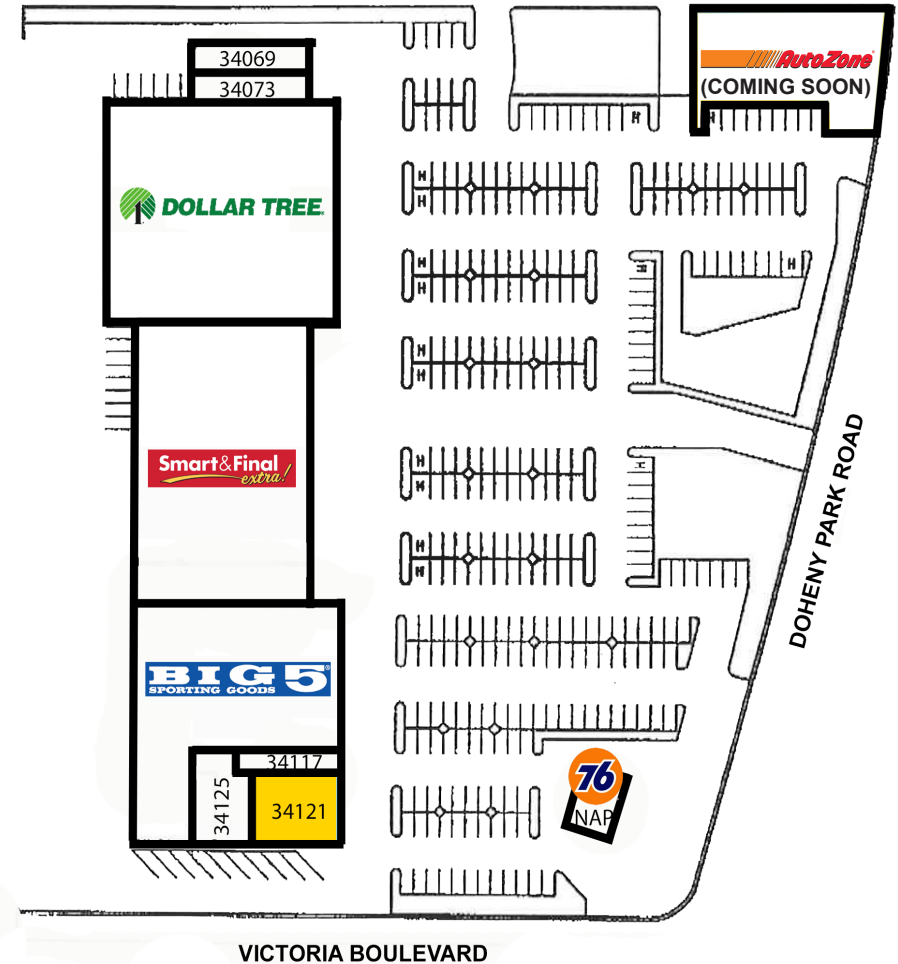
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Tenant Roster		
SUITE	TENANT	SF
34117	Design Nail & Hair	1,089
34121	Available	2,692
34125	Doheny Saloon	1,619
34101	Big 5 Sporting Goods	18,000
34085	Smart & Final Extra	24,360
34077	Dollar Tree	12,123
34073	Out of Africa Thrift Shop	1,600
34069	Las Golondrinas	1,600
34061	Auto Zone (Coming Soon)	5,400



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Executive Summary

Doheny Village
34061 Doheny Park Rd, Capistrano Beach, California, 92624
Rings: 1, 3, 5 mile radii

Prepared by Esri
Latitude: 33.46731
Longitude: -117.67673

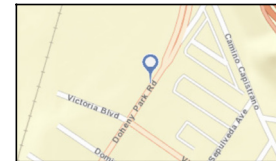
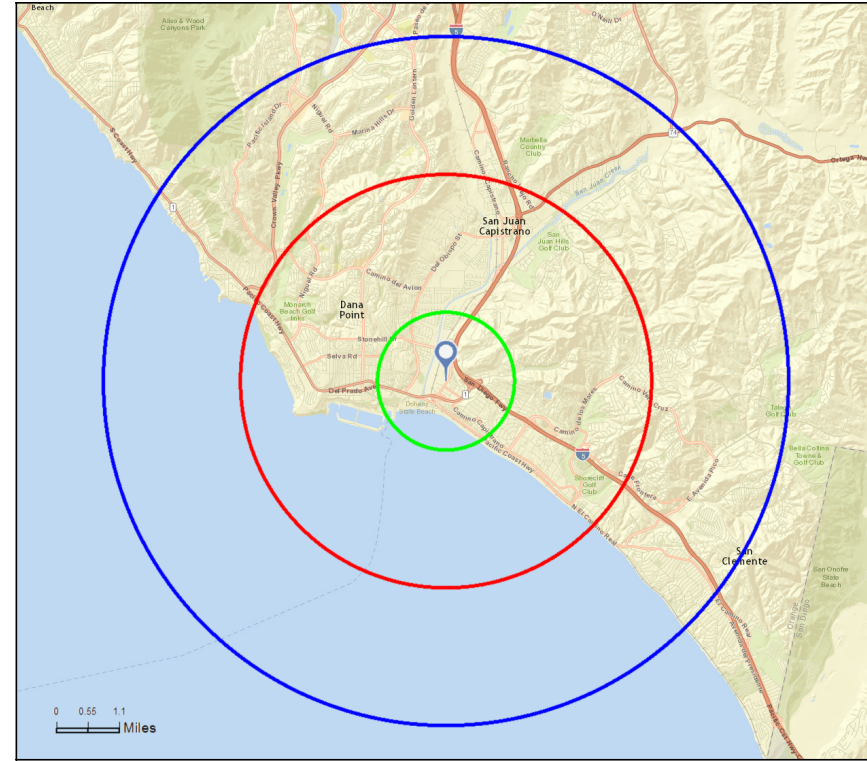
	1 mile	3 miles	5 miles
Population			
2000 Population	10,635	74,685	147,225
2010 Population	10,369	73,302	151,446
2015 Population	10,782	74,998	155,384
2020 Population	11,252	77,538	160,658
2000-2010 Annual Rate	-0.25%	-0.19%	0.28%
2010-2015 Annual Rate	0.75%	0.44%	0.49%
2015-2020 Annual Rate	0.86%	0.67%	0.67%
2015 Male Population	49.2%	49.4%	49.6%
2015 Female Population	50.8%	50.6%	50.4%
2015 Median Age	45.9	45.7	43.1
Households			
2000 Households	4,380	28,339	55,396
2010 Households	4,331	28,776	57,745
2015 Total Households	4,494	29,353	58,990
2020 Total Households	4,695	30,391	61,010
2000-2010 Annual Rate	-0.11%	0.15%	0.42%
2010-2015 Annual Rate	0.71%	0.38%	0.41%
2015-2020 Annual Rate	0.88%	0.70%	0.68%
2015 Average Household Size	2.38	2.54	2.62
Median Household Income			
2015 Median Household Income	\$69,415	\$84,331	\$89,665
2020 Median Household Income	\$84,606	\$96,447	\$102,045
2015-2020 Annual Rate	4.04%	2.72%	2.62%
Average Household Income			
2015 Average Household Income	\$102,962	\$125,621	\$129,101
2020 Average Household Income	\$118,821	\$143,395	\$147,577
2015-2020 Annual Rate	2.91%	2.68%	2.71%
Per Capita Income			
2015 Per Capita Income	\$43,226	\$49,252	\$49,084
2020 Per Capita Income	\$49,894	\$56,269	\$56,110
2015-2020 Annual Rate	2.91%	2.70%	2.71%



Site Map

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