

KOHL'S ANCHORED PAD SITE

OCEANSIDE, CA 92056 | 3410 MARRON RD | #700



- Rare pad opportunity in a Kohl's/Walmart anchored center
- Easy access for Highway 78
- Strong trade high income area

DEMOGRAPHICS:

	3 MILE	5 MILE	7 MILE
2018 Population	113,616	305,822	439,552
2018 Total Employees	44,317	143,129	192,417
2018 Average HH Income	\$98,705	\$92,293	\$97,235
2018 Median HH Income	\$72,526	\$67,132	\$69,622

TRAFFIC COUNTS:

Highway 78 +/- 128,000
ADT
College Blvd +/- 36,200
ADT

AVAILABLE:
PAD SITE

GROUND LEASE:
CALL FOR INFORMATION

ZONING:
CC (COMMUNITY COMMERCIAL)

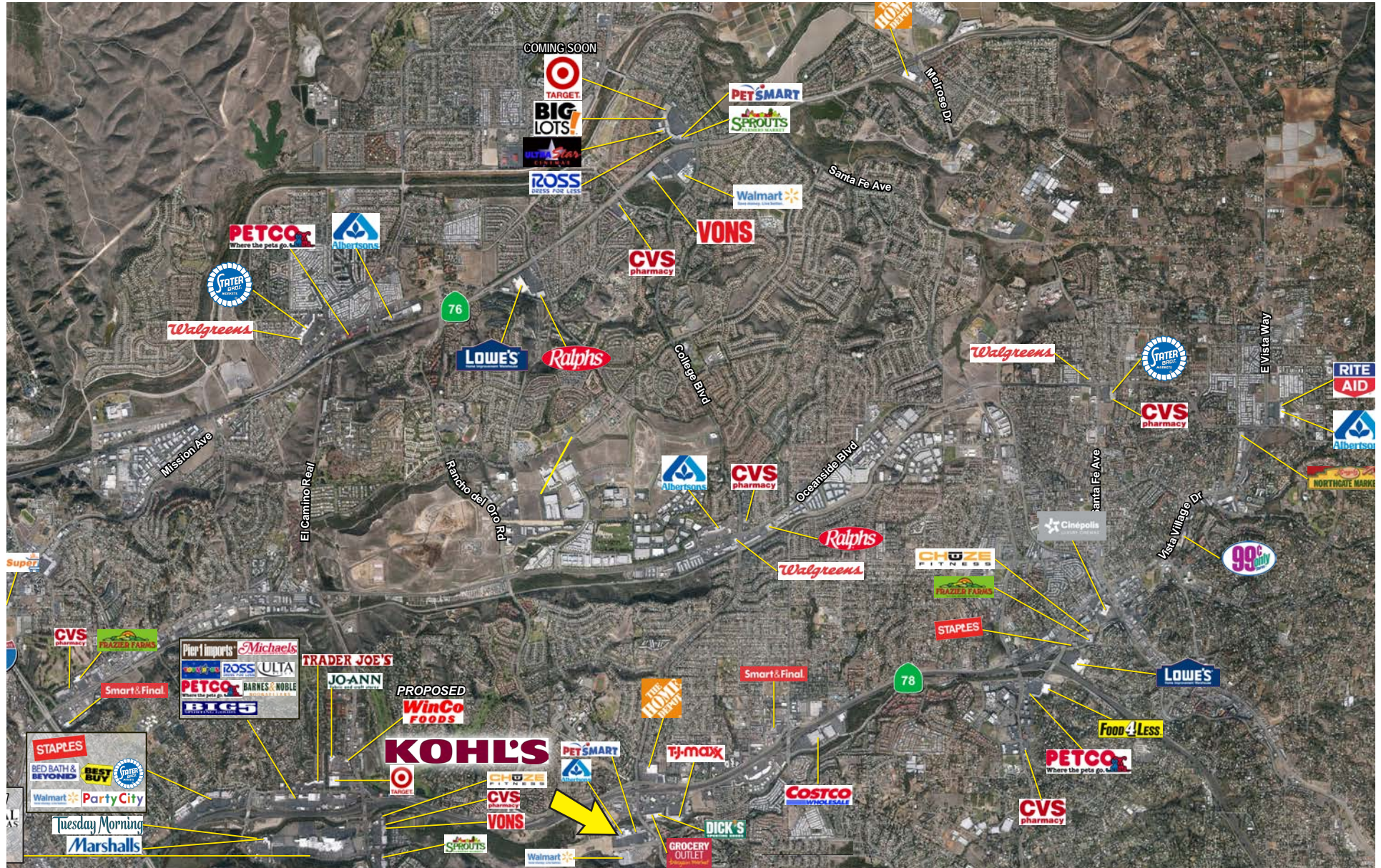
RATES:
TBD - Contact Listing Agent

AREA ANCHORS:



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