

Castle Park Shopping Center



**FOR
LEASE**

**SEC of Third Ave & Palomar St.
Chula Vista, California**

FEATURES:

- ◆ 82,000 square foot grocery anchored Shopping center situated in the heart of the Chula Vista Commercial/Retail thoroughfare.
- ◆ Project is centrally located in a densely populated and well established neighborhood.
- ◆ Space available from 1,500-20,000 square feet. (See Site Plan on back)
- ◆ Highly visible anchor Rite-Aid space available.
- ◆ Abundant on-site parking.
- ◆ Located on busy signalized intersection with excellent ingress & egress.
- ◆ Top monument sign position available.

TRAFFIC COUNT:

(cars per day, SANDAG, 1998)	Third Avenue:	18,900
	Palomar:	14,300
	Total:	33,200



DEMOGRAPHICS:	<u>1 Mile</u>	<u>2 Miles</u>	<u>3 Miles</u>	<u>5 Miles</u>
Population:	31,637	91,372	192,277	326,693
Average HH Income:	\$36,836	\$45,849	\$45,766	\$48,373

For Further Information Contact:

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Exclusive Agent

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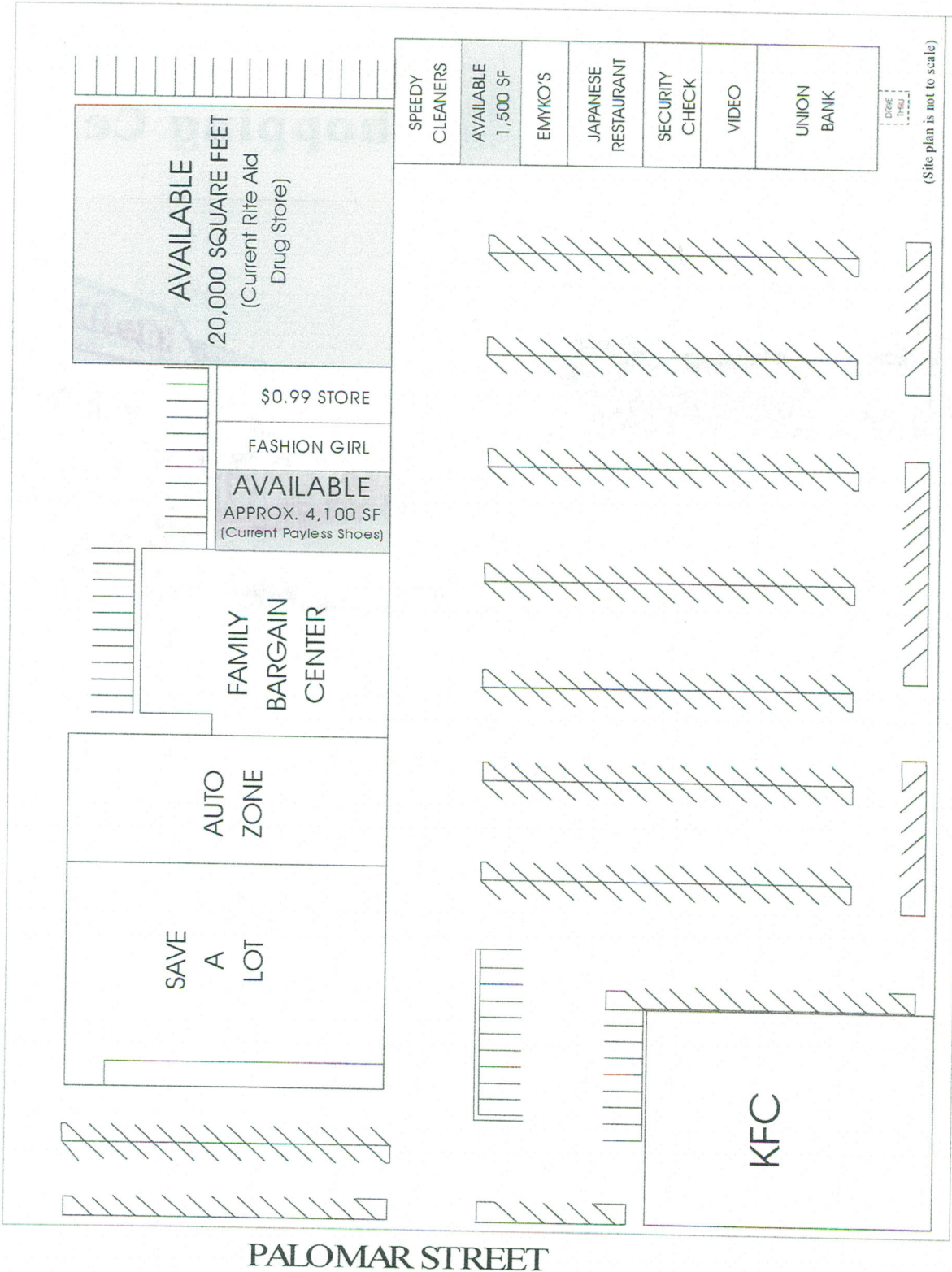
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Retail Properties Group, Inc.

A Full Service Commercial Real Estate Company

The information contained herein has been obtained from sources we deem reliable. While we have no reason to doubt its accuracy, we do not guarantee it.



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