

Sommerset Plaza East & West



**SWC & SEC of Broadway & Anita Street
Chula Vista, California**



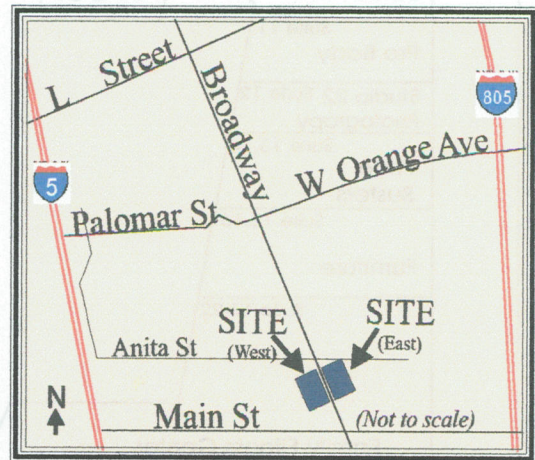
FEATURES:

- ◆ 80,000 square foot vibrant retail center well situated along the Chula Vista Commercial/Retail thoroughfare.
- ◆ Project is centrally located in a densely populated and established neighborhood.
- ◆ Space available from 1,440-4,240 square feet. Possibility to create 15,000 s.f. of contiguous space. (See Site Plan on back)
- ◆ Abundant on-site parking.
- ◆ Located on busy signalized intersection with excellent ingress & egress.
- ◆ Monument sign position available.
- ◆ Diverse and successful tenant mix.—Automotive uses welcome.

FOR LEASE

TRAFFIC COUNT:

(cars per day, SANDAG, 1998)	Broadway:	16,400
	9th Street:	5,600
	Total:	22,000



For Further Information Contact:

DEMOGRAPHICS:	<u>1 Mile</u>	<u>2 Miles</u>	<u>3 Miles</u>	<u>5 Miles</u>
Population:	17,431	85,680	220,493	295,376
Average HH Income:	\$32,416	\$41,968	\$44,928	\$47,418

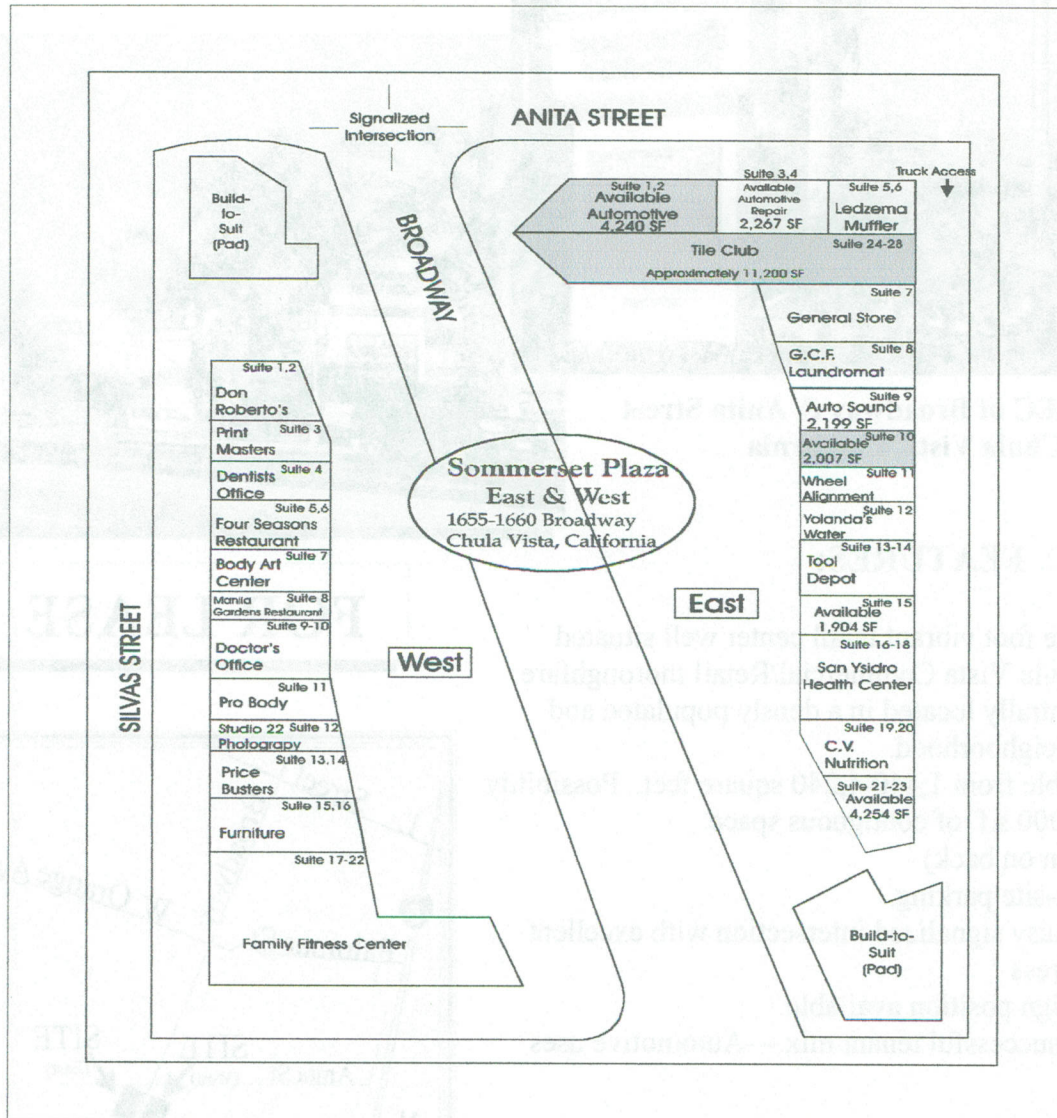
❖ **Dan Malcolm** ❖
Exclusive Agent
Phone (858) 453-9990
Fax (858) 453-9965



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.



RETAIL PROPERTIES GROUP, INC.

La Jolla Corporate Center
3262 Holiday Court, Suite 100
La Jolla, CA 92037

Phone: (858) 453-9990
Fax: (858) 453-9965
Email: rpg@4dcomm.com