

2180 S EL CAMINO REAL OCEANSIDE, CA 92054

FOR LEASE: CREATIVE OFFICE SPACE



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OCEANSIDE

Oceanside is the northernmost city in San Diego County. This authentic beach town is known for its pristine 3.5 miles of wide sandy beaches, New England-style harbor, and iconic pier. This town is situated between Carlsbad Village and bustling Downtown Oceanside. Oceanside was once known as a military town, but continues to grow into an active, family-friendly community. This San Diego hotspot is recognized for its collaborative culture, energy, and flourishing food and brew scene. Proud locals and visitors flock to this coastal commercial district to enjoy year-round sun. Oceanside is centrally located in Southern California, in close proximity to Legoland California Resort, SeaWorld San Diego, and the San Diego Zoo. Combining a diverse, disciplined workforce and the support of local government and business support agencies, the Oceanside community welcomes businesses of all sizes into the Coastal region.



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Project Highlights

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LOCATION:

- » Fantastic visibility from El Camino Real
- » Less than 2.5 miles to I-5 onramp
- » Convenient access to Coastal Oceanside, Carlsbad, Vista, San Marcos and Southern Orange County

AMENITIES:

- » Ocean Views
- » Private & shared balconies
- » On-site professional management
- » Surrounded by retail, restaurants & services

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Project Overview

Address:	2180 El Camino Real Oceanside, CA 92054
Submarket:	Oceanside
Year Built:	2015
Zoning:	CP – Commercial Professional
Construction:	Reinforced Concrete
Parking Ratio:	3.43/1,000 SF
Spinklers:	Fully Sprinklered
Site Area:	21,344 SF / 0.49 AC
APN:	165-012-10-00
Price:	\$1.95/SF + CAM



Property Photos

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Property Photos

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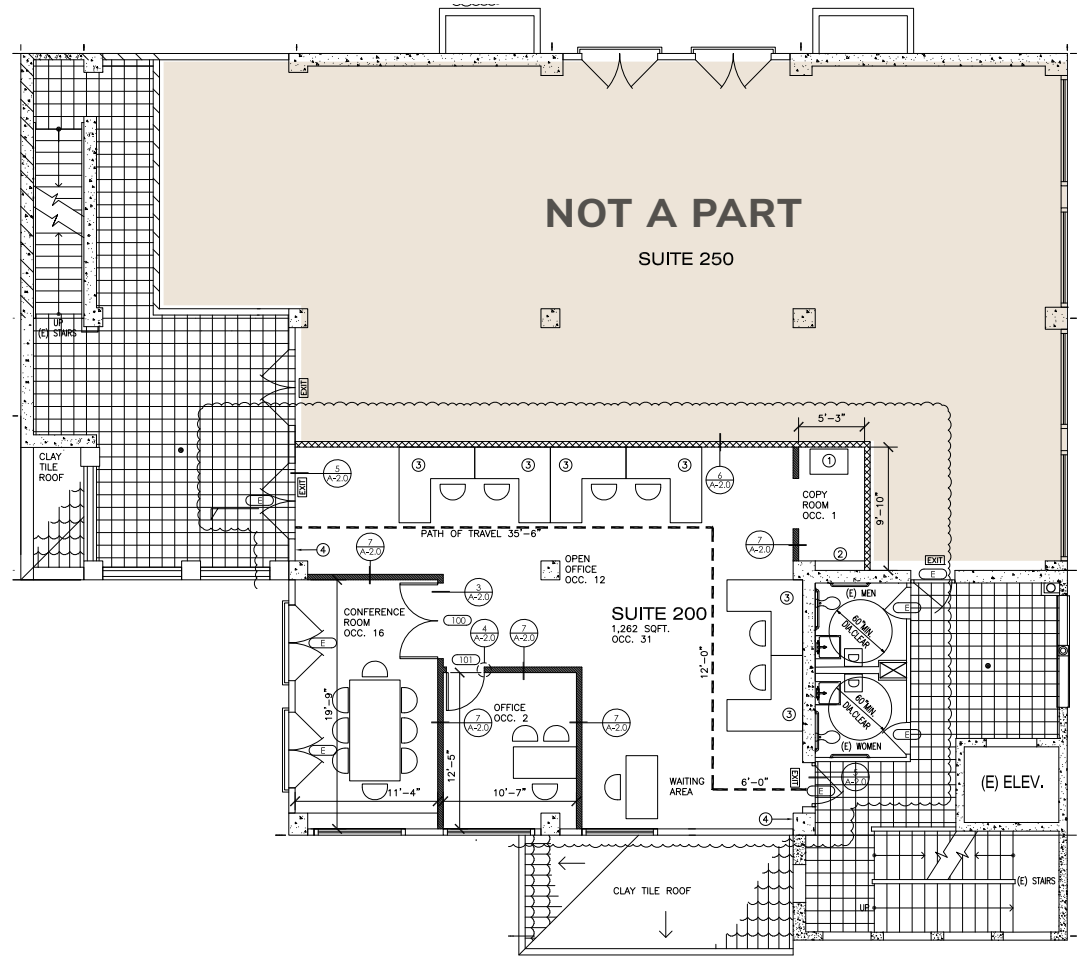


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Suite 200 2nd Floor

- » 1,748 Square Feet
- » 1 Private Office
- » 2 Open Office-Bullpen Areas
- » Conference Room
- » Reception Area
- » Ocean View Balcony
- » Entire 2nd Floor Available Totaling 4,887 SF

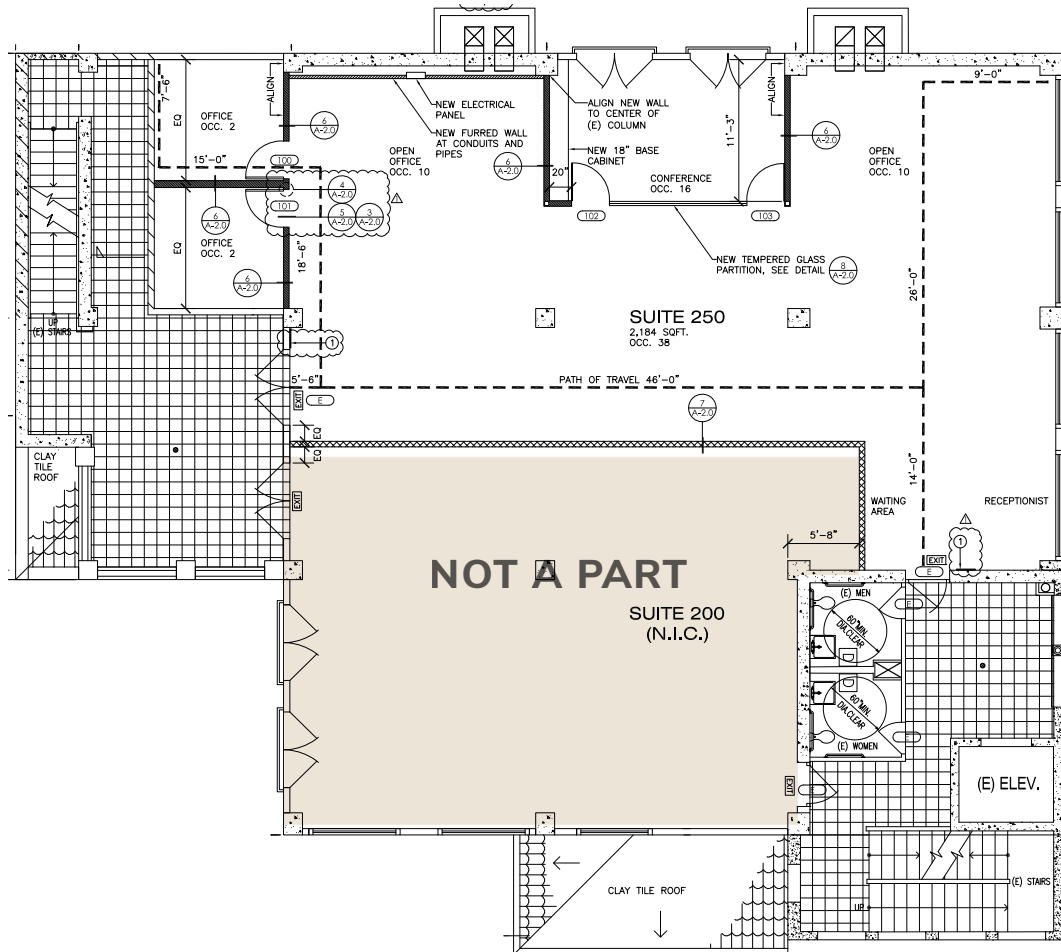


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Suite 250 2nd Floor



- » 3,139 Square Feet
- » 2 Private Offices
- » Large Open Office-Bullpen Area
- » Conference Room
- » Reception Area
- » Ocean View Balcony
- » Entire 2nd Floor Available Totaling 4,887 SF



Location Overview



TRAVEL TIMES

2 MINUTES/0.8 MILES
----- Hwy 78 Onramp

6 MINUTES/2.3 MILES
----- I-5 Onramp

8 MINUTES/3.7 MILES
----- Hwy 76 Onramp

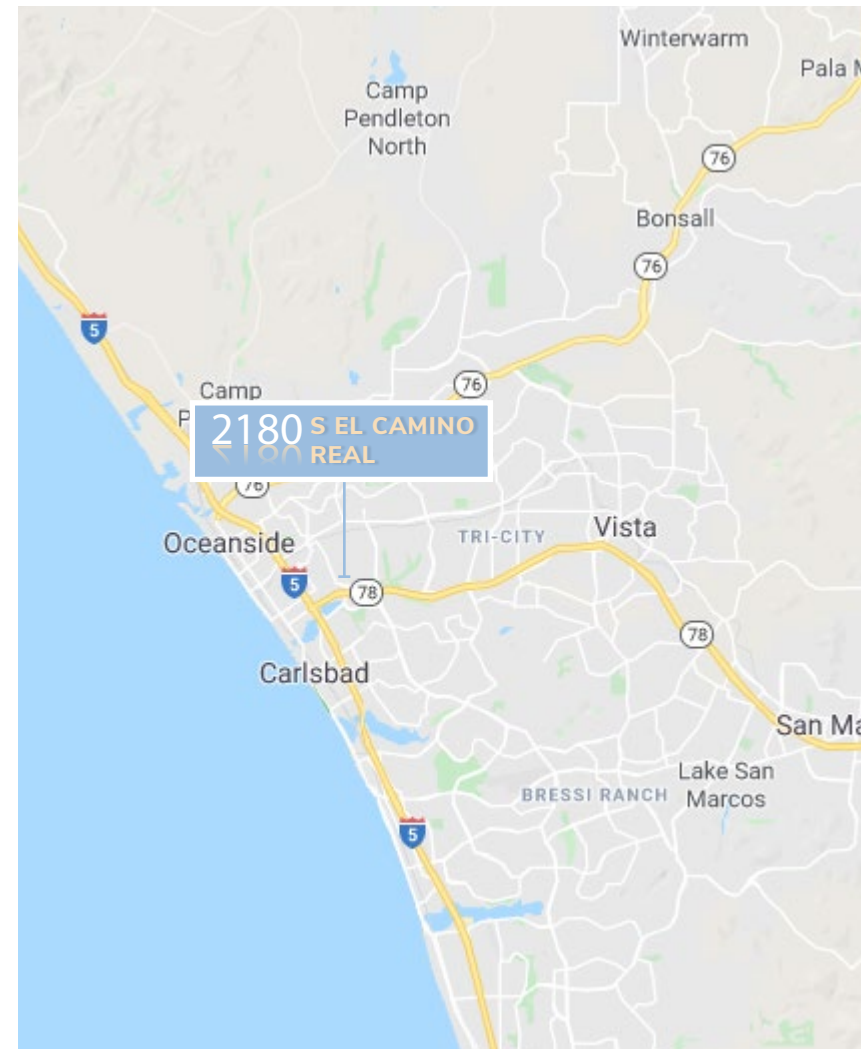
27 MINUTES/15.6 MILES
----- I-15 Onramp

11 MINUTES/3.3 MILES
----- Carlsbad Village

14 MINUTES/6 MILES
----- Oceanside Pier

15 MINUTES/6.5 MILES
----- Vista

26 MINUTES/25.9 MILES
----- San Clemente



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2020 Demographics | 5 MILE RADIUS



268,687
Population



0.4%
Population Growth (2025)



35.2
Avg. Age



93,576
Total Households



\$581,796
Median Home Value



\$95,586
Avg. HH Income



101,354
Daytime Employees



41,332
El Camino Real
Avg. Daily Traffic



11,698
Total Businesses

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