

Gelson's

FOR SUBLEASE

7660 El Camino Real, Carlsbad, CA 92009



3,000 SF Available

Leasing Contact Info:



Adam Handfield | 949.698.1109 | adam.handfield@srsre.com | CA Lic No 01959419

Zach Leffers | 949.270.8203 | zach.leffers@srsre.com | CA Lic No 02033672

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OVERVIEW:

- » 3,000 SF space opportunity next to Gelson's, one of the premier grocers in Southern California.
- » Strategically located off El Camino Real & La Costa Ave with over 60,000 cars per day.
- » Close proximity to the 5 freeway less than 2 miles away (over 25,000 CPD).
- » The surrounding area features affluent demographics (over \$125,000 median household income within 3 miles), top rated schools, and upscale residential properties.
- » Just south of Omni La Costa Resort & Spa.
- » Excellent opportunity for retail or medical use.

MAJOR TENANTS



DEMOGRAPHICS

EST. 2020	1 MILE	3 MILE	5 MILE
Population	10,171	95,870	163,980
Median Household Income	\$122,181	\$125,912	\$117,823
Daytime Population	2,887	44,640	108,567

Source: Esri

TRAFFIC COUNT

El Camino Real	approx. 41,300 cars per day
La Costa Avenue	approx. 19,600 cars per day

Source: Costar



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Space Plan

Coming Soon!
SAN DIEGO **GYM** NASTICS
JOIN THE MOVEMENT

→

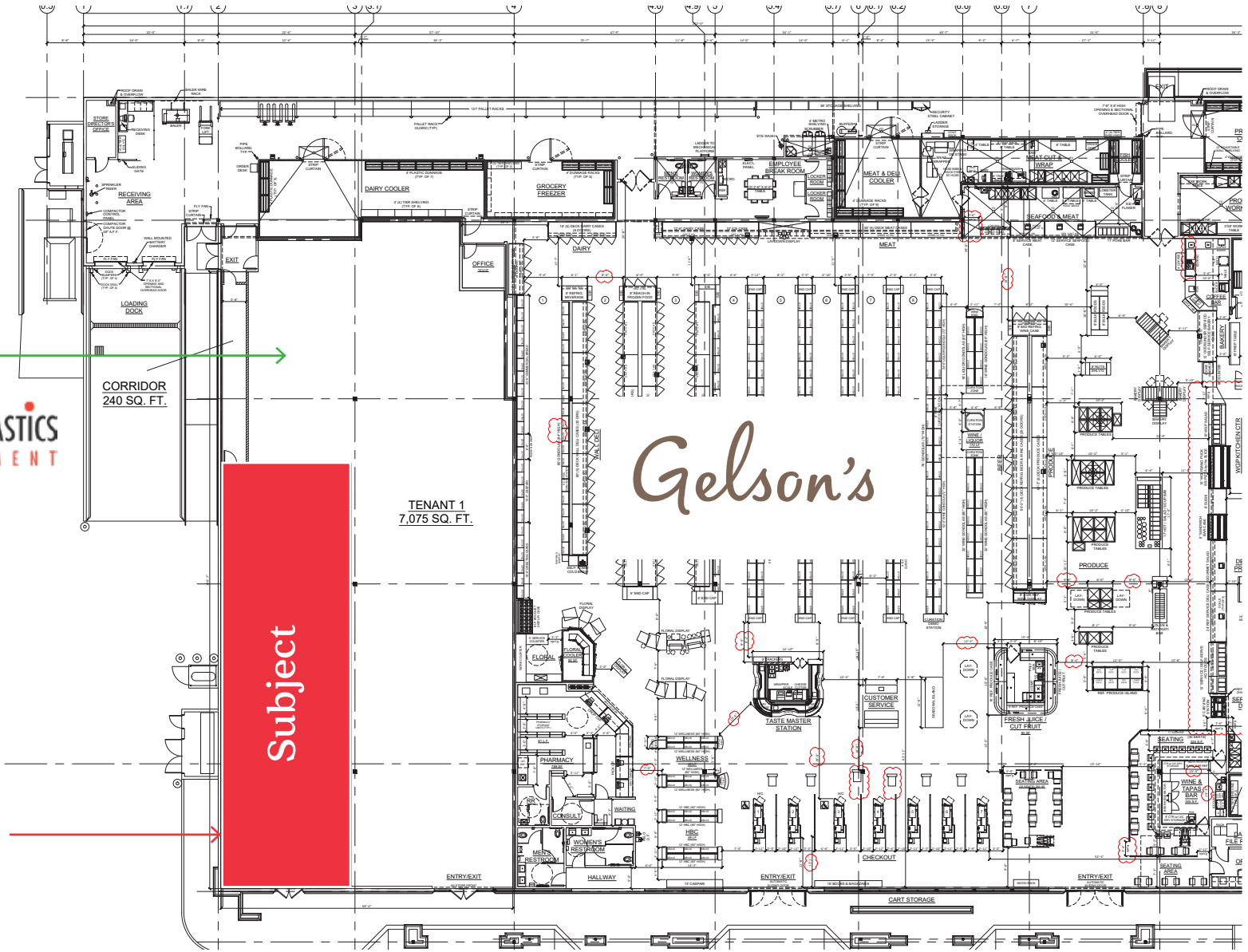
CORRIDOR
240 SQ. FT.

Subject

→
3,000 SF
Excess Space
Available

TENANT 1
7,075 SQ. FT.

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Siteplan



No	Tenant
#100	Gelson's
#100A	San Diego Gymnastics
#100B	3,000 SF Available
#101	H&R Block
#102	Rudy's Taco Shop
#103	Flippin Pizza
#104	La Costa Animal Hospital
#105	Beasley Cleaners
#106	Nail 2000 Plus
#107	Postal Annex
#108	Supercuts
#109	Coastal Premier Properties
#110	Golden Spoon
#111	Broken Yolk Cafe
#112	Starbucks
#113	Bruegger's Bagels Bakery
#114	Thai Pasta
#115	Opus Bank
#116	Circle K

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Trade Aerial | 2 Miles



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Trade Aerial | 5 Miles



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