



# State Street Commons

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Commons

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## PROPERTY HIGHLIGHTS



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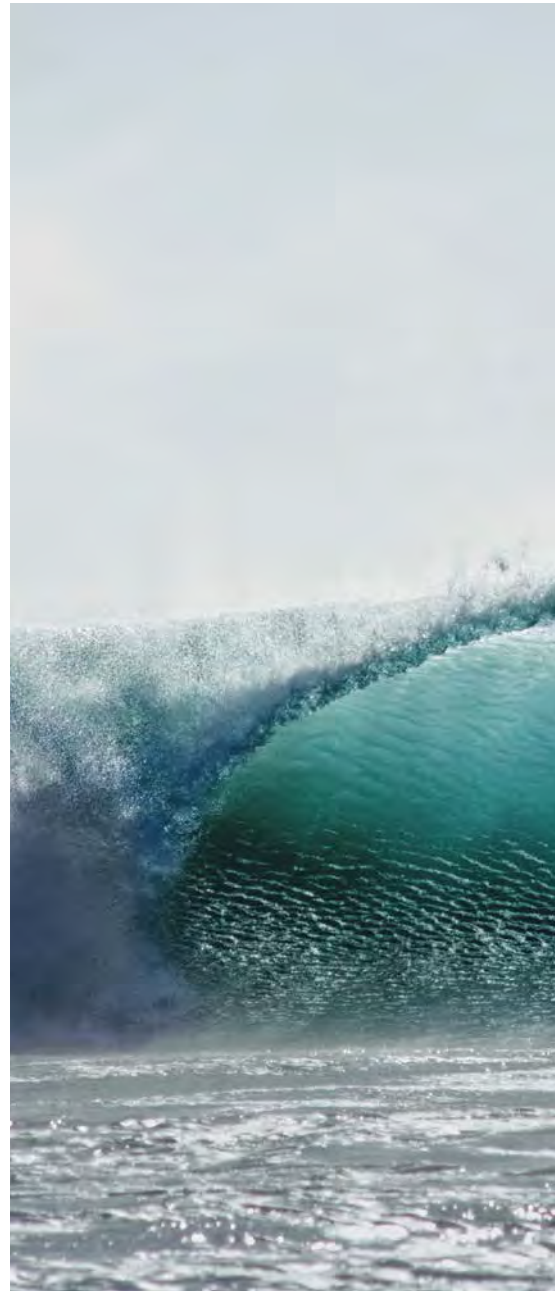
- Anchor tenant Warner Brothers Entertainment (WB Games), occupying 13,500 SF of the property
- Ownership will be creating a new storefront and facade along with updates to the building but still keeping the historic architecture and feel
- Onsite parking, 36 parking stalls and 18 bike stalls
- Under construction, estimated delivery Q4 2020
- Located next to Campfire, Park 101, Barrel Republic, Pizza Port, Choice Super Food + Juicery, and Shore House Kitchen, Fresco Trattoria + Bar
- Within close proximity to the beach and Carlsbad Village Train Station



MEET YOUR NEIGHBORS







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## DEMOGRAPHICS

*3-mile radius*

Population	70,888
Average Household Income	\$95,714
Households	28,975
Median Household Income	\$67,003
Daytime Population	68,882
Median Age	38.5

RESTAURANT INTERIOR RENDERING



**NICK'S**

Pacific  
**Sotheby's**  
INTERNATIONAL REALTY

**PURETACO**

**lofty**  
COFFEE CO.





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@ CARLSBAD VILLAGE

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