

# Carmel Mountain Plaza

*Shop. Eat. Mingle. Socialize. Indulge.*

NORDSTROM  
rack

11940





Carmel Mountain Plaza Aerial



# Carmel Mountain Plaza.

Carmel Mountain Plaza is a dominant retail shopping center in North County located in the main retail thoroughfare serving the upscale communities of Rancho Penasquitos, Carmel Mountain, Poway and Rancho Bernardo. The area boasts average incomes of over \$129,000 and is home to some of the most affluent communities in San Diego County. There are established retail volumes throughout the center. The daily traffic counts on Carmel Mountain Road exceed 34,000 cars per day.

This premier power center on the Interstate 15 corridor features national and regional tenants such as Dick’s Sporting Goods, Nordstrom Rack, Barnes & Noble, Marshalls, Michaels, Ross, Sprouts, Angelika Film Center, and a host of other restaurants and specialty retailers.





# Property Highlights.

- Dominant retail shopping center in North County
- Affluent demographics and solid family households
- Established retail volumes throughout the center
- Under served market for restaurants
- Carmel Mountain Rd: 34,578 ADT
- Rancho Carmel Dr: 16,100 ADT
- I-15: 226,000 ADT

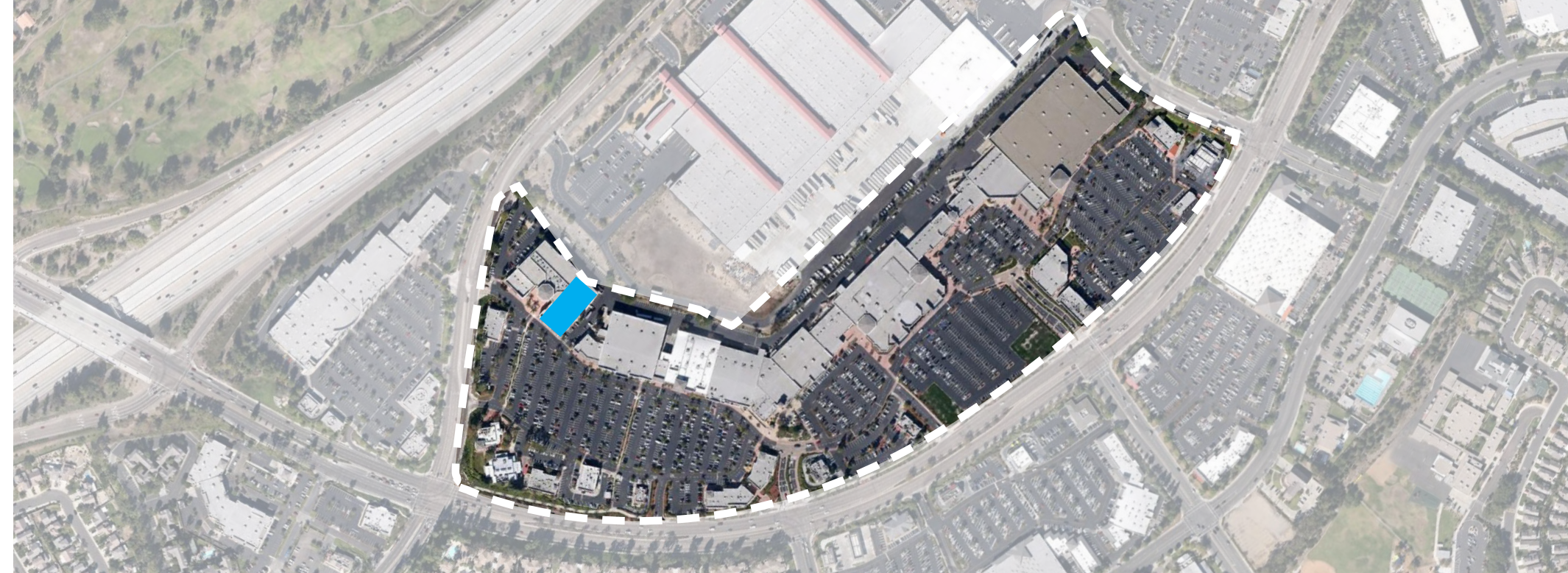
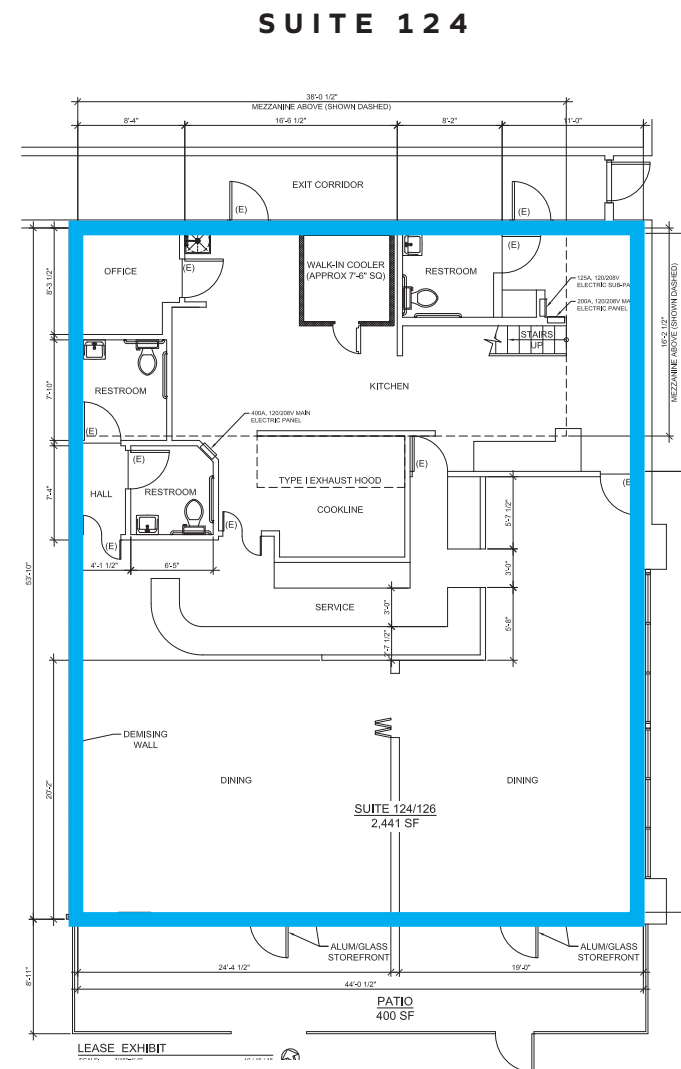
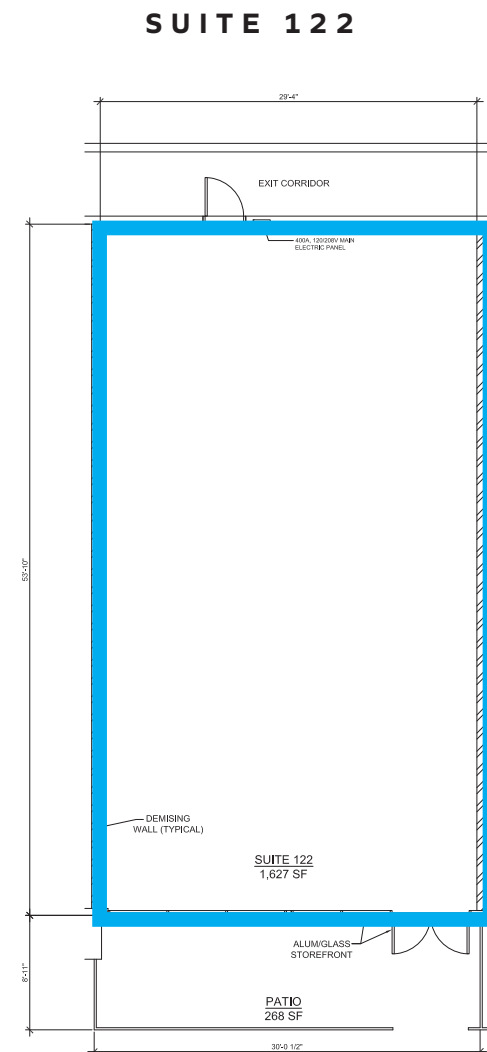








Suite 124 · 2,441 sf

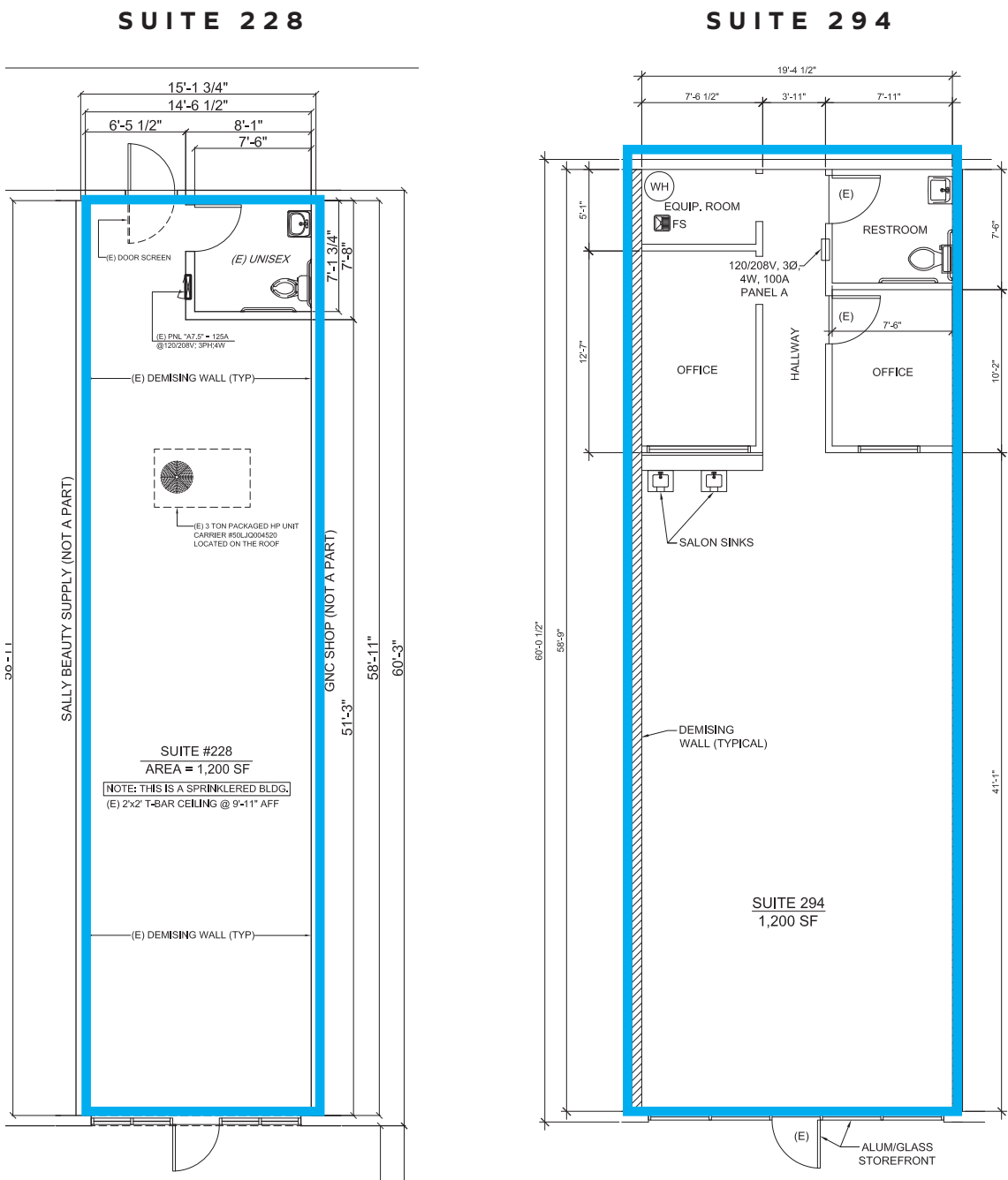




Availability.

Suite 228 · 900 sf

Suite 294 · 1,200 sf





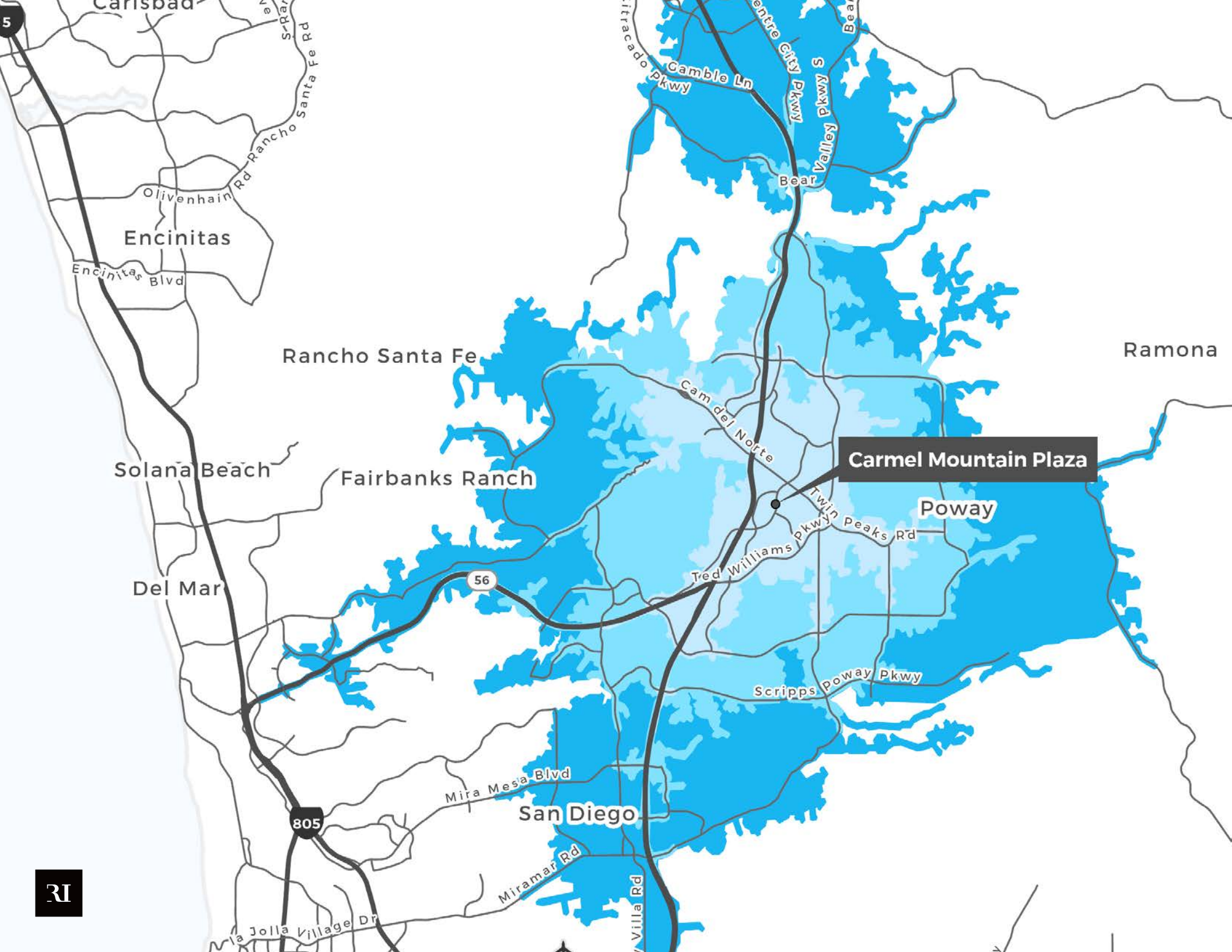
Suite 12004 · 14,289 sf

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**SUITE 12004**





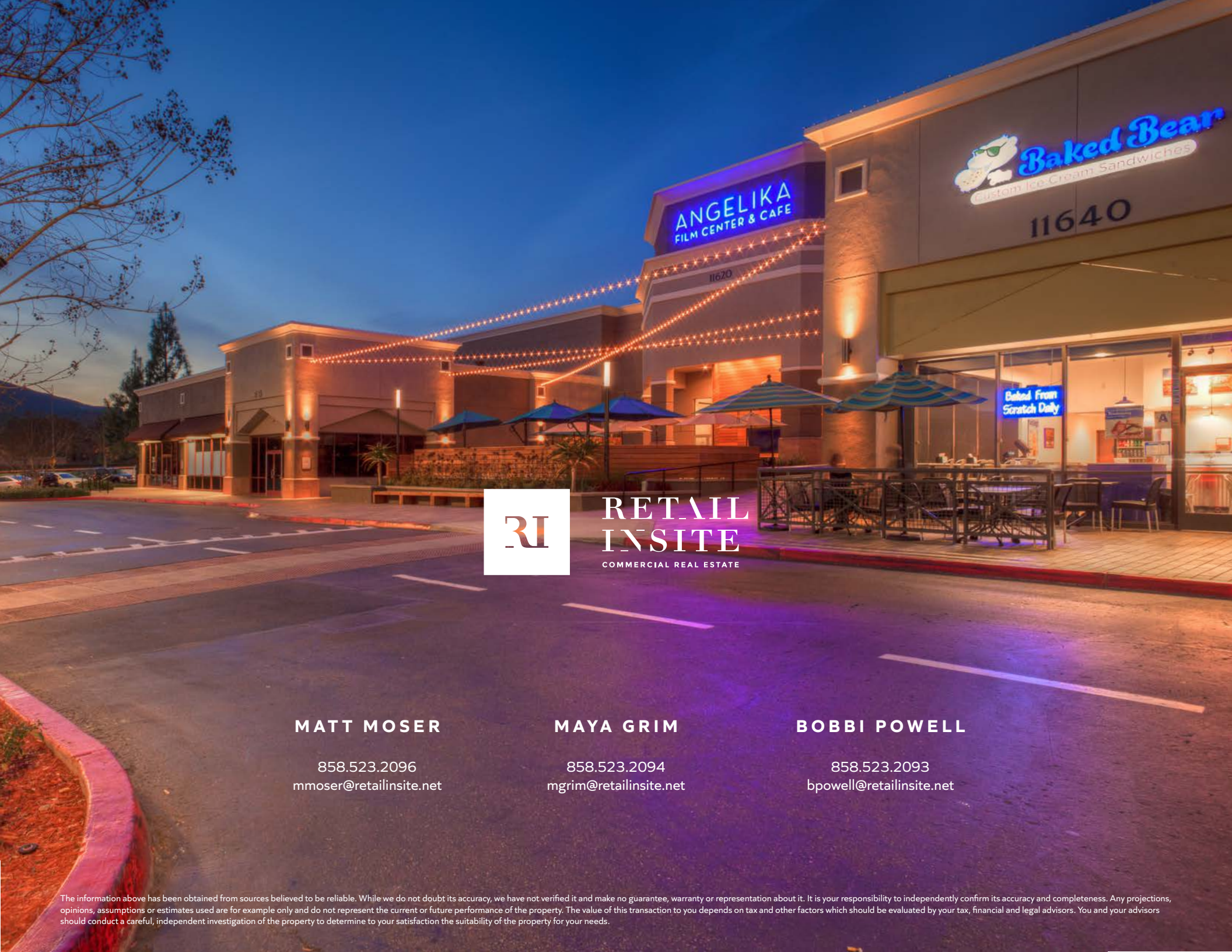
# Area Demographics.

**4.5M**  
annual visits to the center, making Carmel Mountain Plaza one of the **busiest centers** in North County

**346K**  
people in the primary trade area with **over 124,000** households making over **\$149,000** per year

	7 MINUTES	10 MINUTES	15 MINUTES
Total Population	53,448	174,103	364,735
Average Household Income	\$133,725	\$147,555	\$149,282
Total Households	20,057	61,737	124,161
Daytime Population	48,381	154,167	346,367
Median Age	38.5	39.1	38.7
48K	59%	Analytics	
daytime employees within five minute drive time	of the population in the immediate trade area has earned a bachelor's degree or higher	mobile data shows consistent traffic at the center throughout the day	





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