

# Existing Drive-Thru Restaurant For Lease

\*DO NOT DISTURB TENANT | 9360 KEARNY MESA RD, SAN DIEGO, CA

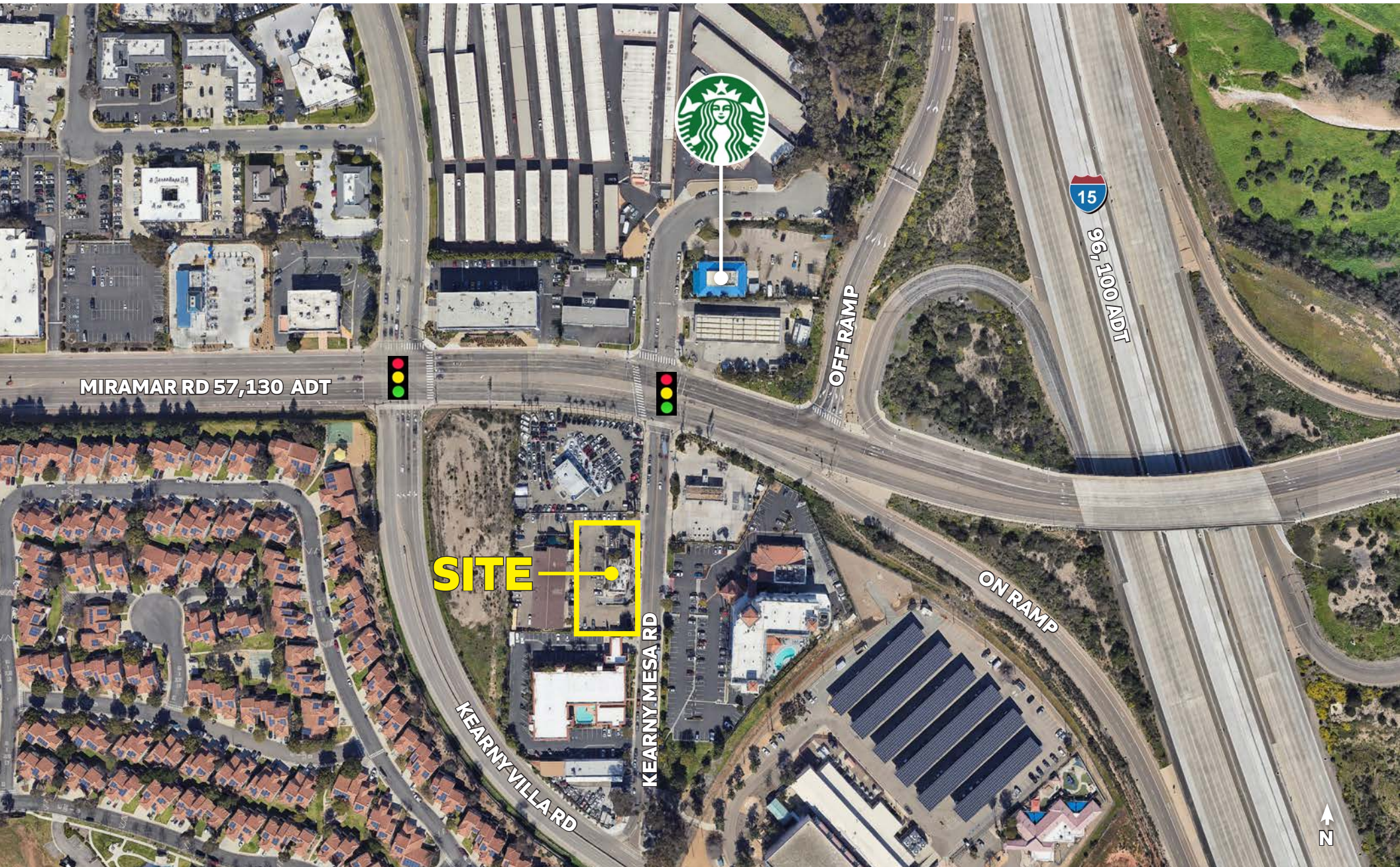
FOR LEASE.





## Property Features.

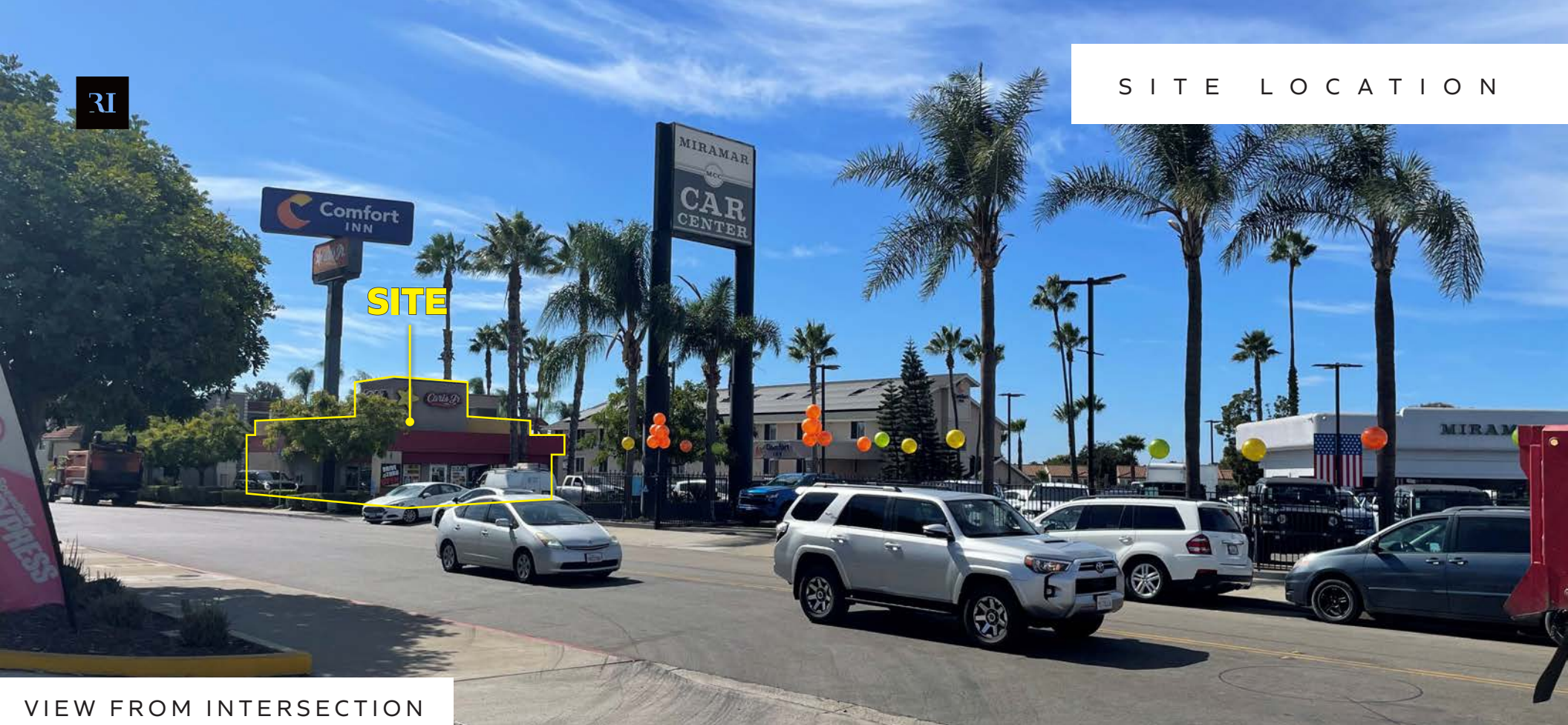
- + Existing drive thru restaurant with exclusive parking
- + Strong traffic from Miramar Rd (57,130 ADT), I-15 (96,100 ADT), and Black Mountain Rd (18,870 ADT)
- + Pylon signage available
- + Easily accessed from lighted intersection off Miramar Rd



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S I T E   L O C A T I O N



VIEW FROM INTERSECTION





SPROUTS FARMERS MARKET  
Burlington  
the Habit BURGER GRILL  
Michaels  
BevMo!  
Marshall's VONS  
Chick-fil-A

MART

IN-N-OUT BURGER

THE HOME DEPOT  
CVS pharmacy  
Smart & Final.

ALDI

BEST BUY

OLD NAVY  
REGAL  
BARNES & NOBLE  
ROSS DRESS FOR LESS

TRADER JOE'S

SEAFOOD CITY

BLACK MOUNTAIN RD

15

SCRIPPS RANCH HIGH SCHOOL

TARGET  
GROCERY OUTLET  
Hobby Lobby  
Cane's

MIRA MESA HIGH SCHOOL

CAMINO RUIZ

FITNESS

MIRAMAR RD

SITE

MIRAMAR AIR BASE



ESTIMATED 2024 • CALCULATED USING PROPORTIONAL BLOCK GROUPS

9360 Kearny Mesa Rd, San Diego, California, 92126

Rings: 1, 3, 5 mile radii

|  | 1 mile              | 3 miles              | 5 miles               |
|--|---------------------|----------------------|-----------------------|
| <b>POPULATION</b>                          |                     |                      |                       |
| Total Population                           | 13,439              | 92,777               | 184,143               |
| Projected Population (2029)                | 13,296              | 93,916               | 185,583               |
| <b>HOUSING</b>                             |                     |                      |                       |
| Total Households                           | 2,968               | 30,414               | 63,661                |
| Projected Total Households (2029)          | 2,969               | 31,473               | 65,591                |
| <b>INCOME</b>                              |                     |                      |                       |
| Median Household Income                    | \$79,359            | \$124,863            | \$137,598             |
| Average Household Income                   | \$102,036           | \$165,248            | \$184,230             |
| Per Capita Income                          | \$30,081            | \$55,258             | \$64,160              |
| Median Disposable Income                   | \$63,271            | \$102,945            | \$108,536             |
| Average Disposable Income                  | \$77,935            | \$113,296            | \$122,720             |
| <b>DAYTIME DEMOS</b>                       |                     |                      |                       |
| Total Daytime Population                   | 27,425              | 108,799              | 253,666               |
| Daytime Population Workers                 | 24,040              | 69,016               | 171,754               |
| Daytime Population Residents               | 3,385               | 39,783               | 81,912                |
| <b>RACE &amp; ETHNICITY</b>                |                     |                      |                       |
| White                                      | 6,871 <b>51.13%</b> | 32,256 <b>34.77%</b> | 73,303 <b>39.81%</b>  |
| Black or African American                  | 1,121 <b>8.34%</b>  | 3,646 <b>3.93%</b>   | 6,025 <b>3.27%</b>    |
| American Indian & Alaska Native Population | 132 <b>0.98%</b>    | 515 <b>0.56%</b>     | 869 <b>0.47%</b>      |
| Asian Population                           | 3,045 <b>22.66%</b> | 40,169 <b>43.30%</b> | 72,399 <b>39.32%</b>  |
| Pacific Islander Population                | 120 <b>0.89%</b>    | 475 <b>0.51%</b>     | 787 <b>0.43%</b>      |
| Other Race Population                      | 1,084 <b>8.07%</b>  | 5,372 <b>5.79%</b>   | 8,949 <b>4.86%</b>    |
| Population of Two or More Races            | 1,066 <b>7.93%</b>  | 10,344 <b>11.15%</b> | 21,810 <b>11.84%</b>  |
| Hispanic Population                        | 3,748 <b>27.89%</b> | 14,434 <b>15.56%</b> | 25,910 <b>14.07%</b>  |
| Non-Hispanic Population                    | 9,691 <b>72.11%</b> | 78,343 <b>84.44%</b> | 158,233 <b>85.93%</b> |
| <b>EDUCATION</b>                           |                     |                      |                       |
| Bachelor's Degree                          | 1,456 <b>24.64%</b> | 20,552 <b>31.98%</b> | 44,263 <b>34.16%</b>  |
| Graduate/Professional Degree               | 955 <b>16.16%</b>   | 14,637 <b>22.78%</b> | 35,234 <b>27.19%</b>  |
| <b>AGE</b>                                 |                     |                      |                       |
| Median Age                                 | 24.1                | 36.7                 | 38.6                  |

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