

# Available for Lease · Freestanding Restaurant Spaces 6,150 SF & 7,018 SF · SHOPS

EL CAMINO NORTH SHOPPING CENTER - VISTA WAY + EL CAMINO REAL, OCEANSIDE, CA



## LOCATION

- Highway 78 + Vista Way, Oceanside, California

## DESCRIPTION

- El Camino North is a retail power center anchored by Barnes & Noble, ULTA, Ross, Michaels, and other major retailers and restaurants
- Shop spaces 1,050 sf & 1,213 sf
- Former restaurant building-7,018 sf and 6,150 sf fronting Highway 78

## DEMOGRAPHICS

|                           | 3 Mile    | 5 Mile    |
|---------------------------|-----------|-----------|
| Est. 2027 Population:     | 118,839   | 254,059   |
| Est. 2027 Avg. HH Income: | \$121,013 | \$118,996 |
| Daytime Population:       | 107,795   | 247,620   |

## TENANTS



BARNES & NOBLE



**MIKE MOSER**  
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**KIMCO**  
REALTY

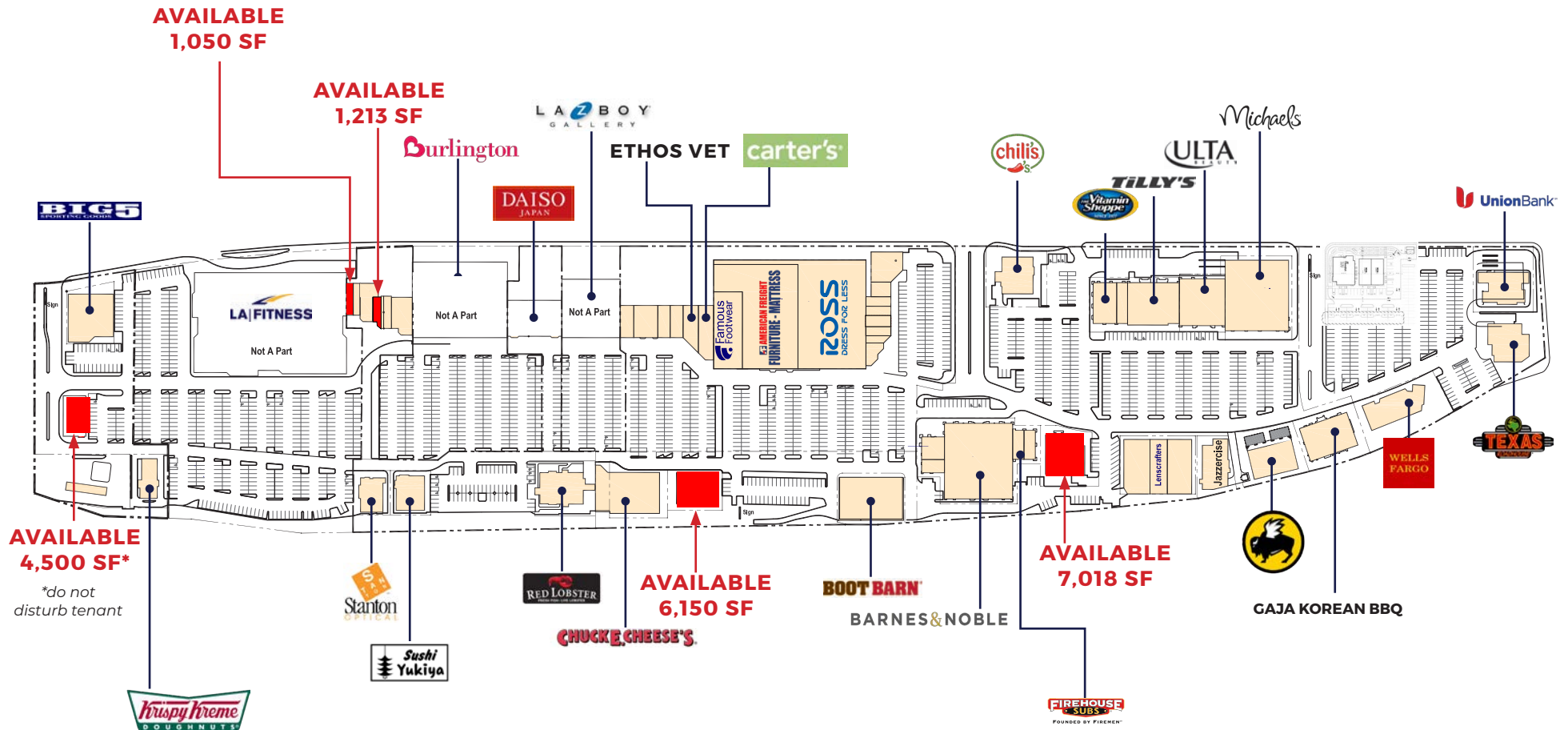


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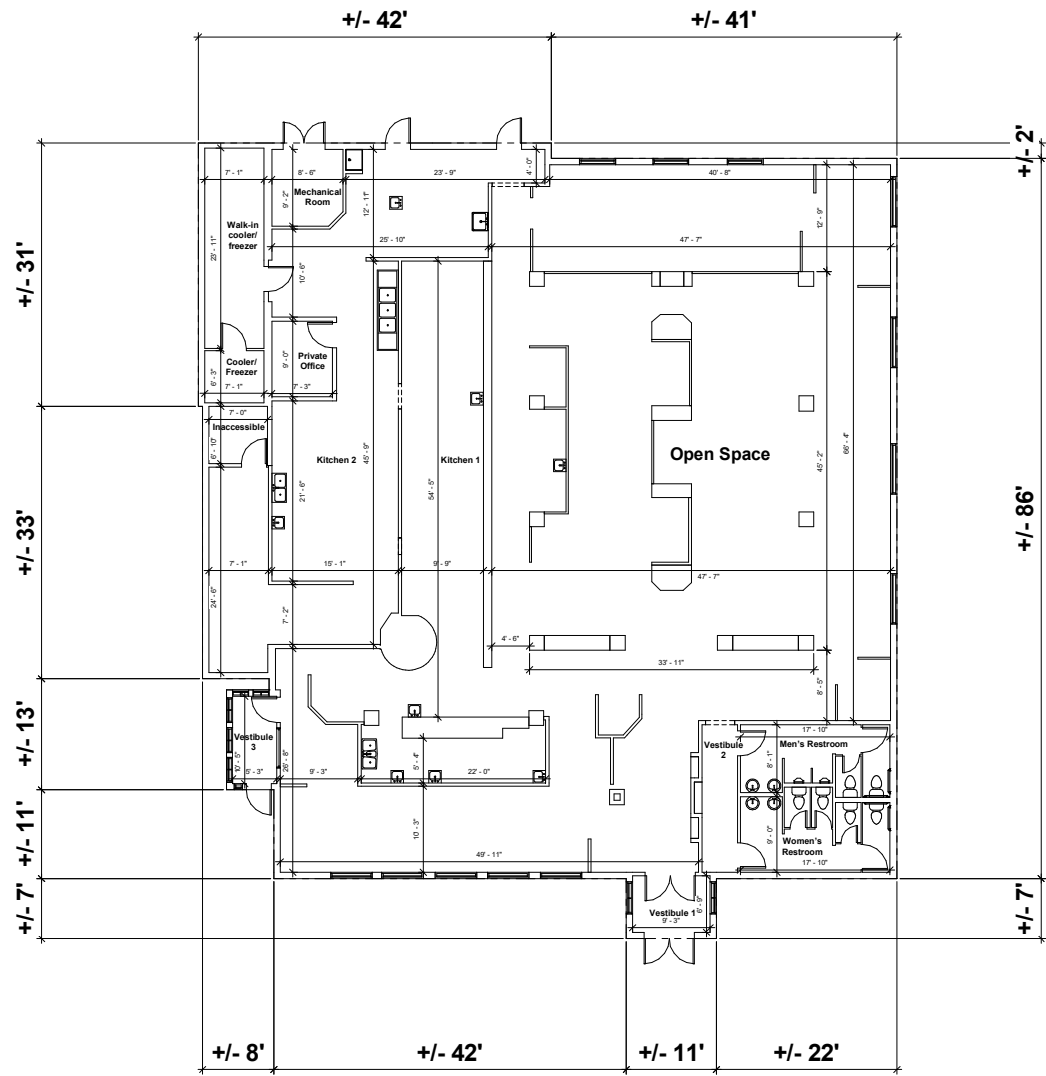


\* This site plan is not a representation, warranty or guarantee as to size, location, or identity of any tenant, and the improvements are subject to such changes, additions, and deletions as the architect, landlord, or any governmental agency may direct.

SITE PLAN - 7,018 SF Space

EL CAMINO NORTH SHOPPING CENTER

REAR



FRONT



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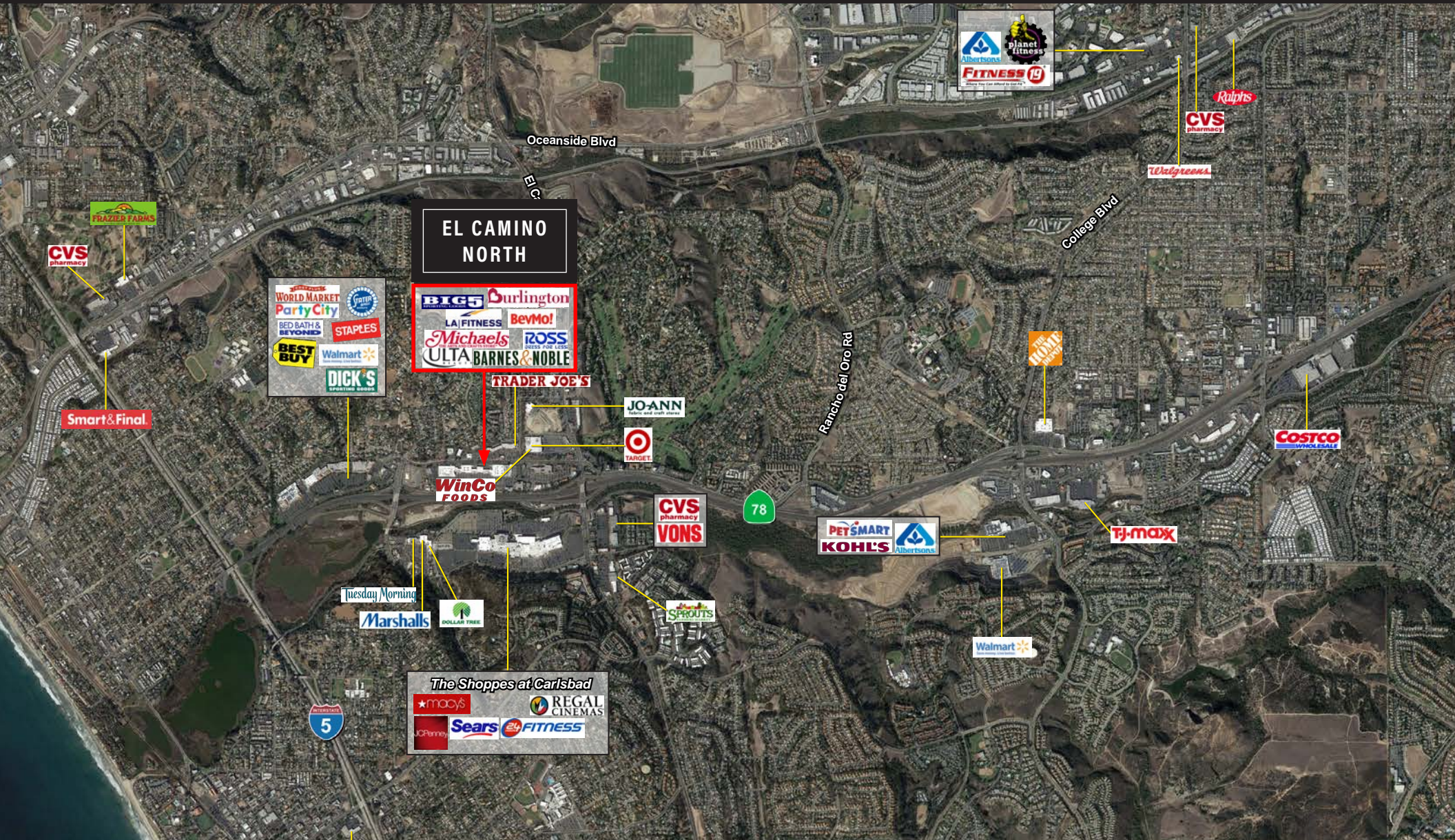
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## Vista Way & S El Camino Real, Oceanside, California, 92054



### POPULATION

|                             | 1 mile | 3 miles | 5 miles |
|-----------------------------|--------|---------|---------|
| Total Population            | 13,220 | 118,145 | 251,649 |
| Projected Population (2027) | 13,381 | 118,739 | 254,059 |



### HOUSING

|                                   | 1 mile | 3 miles | 5 miles |
|-----------------------------------|--------|---------|---------|
| Total Households                  | 5,441  | 46,026  | 92,773  |
| Projected Total Households (2027) | 5,507  | 46,253  | 93,710  |



### INCOME

|                           | 1 mile    | 3 miles   | 5 miles   |
|---------------------------|-----------|-----------|-----------|
| Median Household Income   | \$92,649  | \$86,870  | \$87,226  |
| Average Household Income  | \$135,744 | \$121,013 | \$118,996 |
| Per Capita Income         | \$56,022  | \$47,276  | \$43,777  |
| Median Disposable Income  | \$75,198  | \$70,141  | \$70,462  |
| Average Disposable Income | \$95,880  | \$88,172  | \$87,391  |



### DAYTIME DEMOS

|                              | 1 mile | 3 miles | 5 miles |
|------------------------------|--------|---------|---------|
| Total Daytime Population     | 13,845 | 107,795 | 247,620 |
| Daytime Population Workers   | 7,663  | 48,210  | 118,660 |
| Daytime Population Residents | 6,182  | 59,585  | 128,960 |



### RACE & ETHNICITY

|   | 1 mile               | 3 miles              | 5 miles               |
|---|----------------------|----------------------|-----------------------|
| White                                     | 8,516 <b>64.42%</b>  | 68,576 <b>58.04%</b> | 137,397 <b>54.60%</b> |
| Black or African American                 | 461 <b>3.49%</b>     | 3,336 <b>2.82%</b>   | 8,656 <b>3.44%</b>    |
| American Indian& Alaska Native Population | 123 <b>0.93%</b>     | 1,559 <b>1.32%</b>   | 3,624 <b>1.44%</b>    |
| Asian Population                          | 954 <b>7.22%</b>     | 6,878 <b>5.82%</b>   | 18,060 <b>7.18%</b>   |
| Pacific Islander Population               | 94 <b>0.71%</b>      | 904 <b>0.77%</b>     | 2,246 <b>0.89%</b>    |
| Other Race Population                     | 1,242 <b>9.39%</b>   | 18,390 <b>15.57%</b> | 41,271 <b>16.40%</b>  |
| Population of Two or More Races           | 1,830 <b>13.84%</b>  | 18,502 <b>15.66%</b> | 40,395 <b>16.05%</b>  |
| Hispanic Population                       | 3,103 <b>23.47%</b>  | 38,061 <b>32.22%</b> | 86,713 <b>34.46%</b>  |
| Non-Hispanic Population                   | 10,117 <b>76.53%</b> | 80,084 <b>67.78%</b> | 164,936 <b>65.54%</b> |



### EDUCATION

|                              | 1 mile              | 3 miles              | 5 miles              |
|------------------------------|---------------------|----------------------|----------------------|
| Bachelor's Degree            | 3,052 <b>31.23%</b> | 23,199 <b>27.46%</b> | 43,612 <b>25.12%</b> |
| Graduate/Professional Degree | 2,034 <b>20.81%</b> | 12,662 <b>14.98%</b> | 23,546 <b>13.56%</b> |



### AGE

|            | 1 mile | 3 miles | 5 miles |
|------------|--------|---------|---------|
| Median Age | 38.0   | 38.6    | 36.7    |

\*Demographics produced using private and government sources deemed to be reliable. The information herein is provided without representation or warranty. Additional information available upon request.



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