



5302 Napa St

AVAILABLE FOR LEASE | 9,203 SF FORMER RESTAURANT & LIVE MUSIC VENUE | SAN DIEGO, CA



DO NOT DISTURB

TUE	BIG TIME OPERATOR
WED	DANIEL J PARC
THU	CHET AND THE COMMITTEE
FRI	3 CAR GARAGE
SAT	FULL STRENGTH FUNK

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RETAIL INSITE
120 S Sierra Ave, Ste 110, Solana Beach, Ca 92075
LIC #01206760 | retailinsite.net



- + 9,203 SF 2nd generation restaurant
- + Restaurant or other commercial uses
- + Centrally located with easy access to San Diego Downtown, Mission Valley, and Point Loma
- + Walking distance to University of San Diego with approximately 9,110 students
- + Lot size: 46,609 SF
- + Convenient access to Interstate 5 and Interstate 8
- + Highly visible location with ample parking spaces
- + Draws from high income communities like Mission Hills and Bay Park



Restaurant Size

9,203 SF

Lot Size

46,609 SF

Parking Stalls

Approximately 90





432,349

Population within 5 miles

543,231

Daytime Pop. within 5 miles

9,111

UCSD Student Population

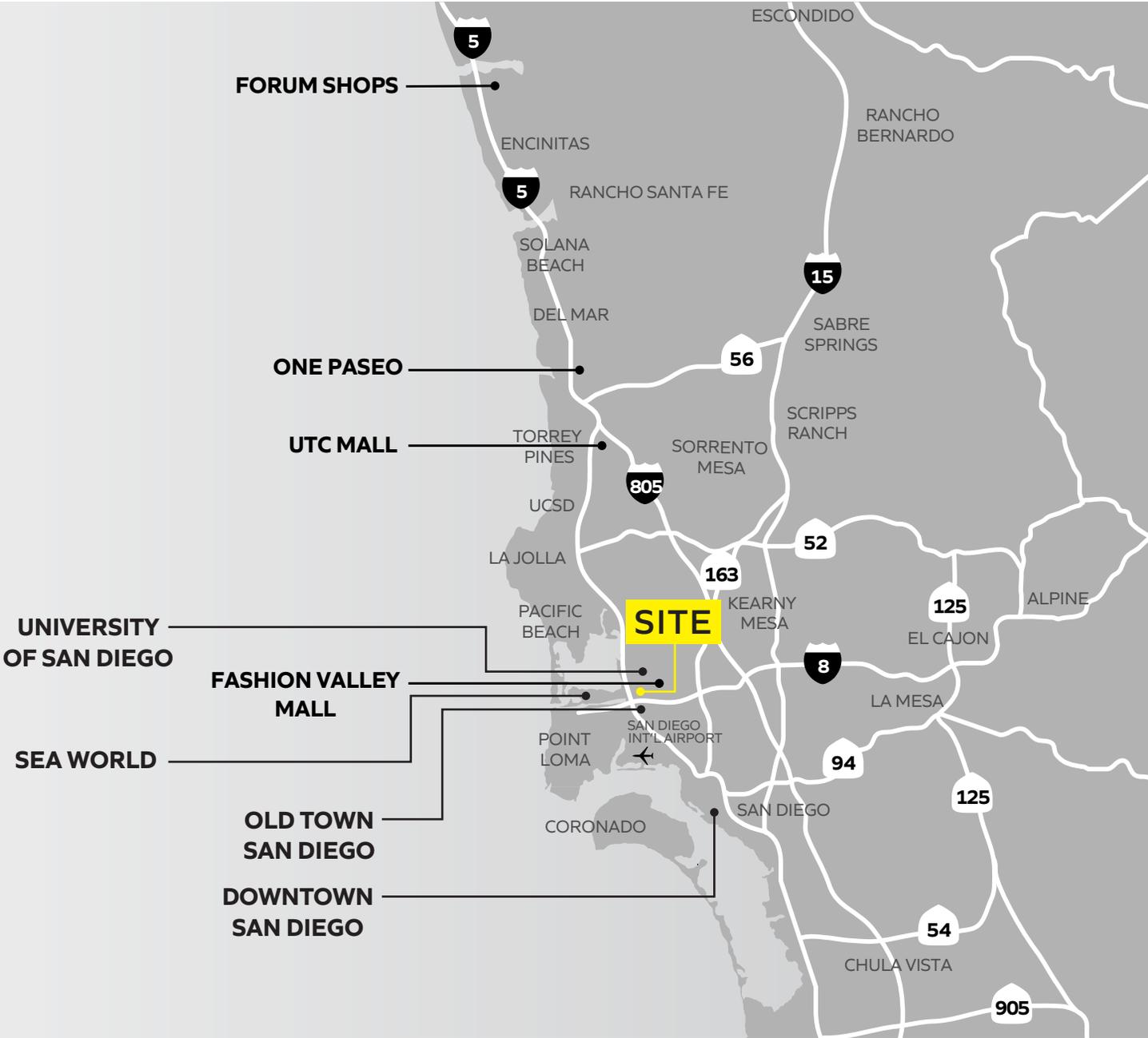
2,500

Approximate UCSD Staff Pop.



200,329

Total Households within 5 miles



The information above has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property.



MISSION BAY PARK

STAY COASTAL
CORONADO
BREWING CO.

BIRD ROCK
COFFEE ROASTERS

University
of San Diego

LAMPS PLUS

coles
FINE FLOORING

UNIQUE
STONE
IMPORTS

ARIZONA TILE

petco

SITE

Jerome's
Furniture

BALLAST POINT
BREWING & SPIRITS

PACIFIC SALES
KITCHEN, BATH & ELECTRONICS

usbank

INTERSTATE
5

INTERSTATE
8

FLOOR DECOR

Starbucks
Urbane Cafe
HAND CRAFTED - FRESH BAKED
Jamba **FedEx**

ADT
209,000

OLD TOWN

PRESIDIO PARK

ADT
215,600

Tecolote Rd

Pacific Hwy

Morena Blvd

ADT
36,800

Napa St

Friars Rd

Linda Vista Rd



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ESTIMATED 2023 • CALCULATED USING PROPORTIONAL BLOCK GROUPS

5302 Napa St, San Diego, California, 92110

Rings: 1, 3, 5 mile radii

	1 mile	3 miles	5 miles
POPULATION			
Total Population	15,397	146,024	432,349
Projected Population (2028)	15,732	149,997	442,542
HOUSING			
Total Households	5,107	63,681	200,329
Projected Total Households (2028)	5,291	65,599	206,999
INCOME			
Median Household Income	\$87,761	\$94,406	\$91,985
Average Household Income	\$125,150	\$130,732	\$128,462
Per Capita Income	\$42,904	\$57,488	\$60,153
Median Disposable Income	\$71,264	\$76,217	\$74,714
Average Disposable Income	\$89,247	\$93,024	\$91,288
DAYTIME DEMOS			
Total Daytime Population	22,784	196,238	543,231
Daytime Population Workers	14,759	137,317	376,835
Daytime Population Residents	8,025	58,921	166,396
RACE & ETHNICITY			
White	9,404 61.08%	87,872 60.18%	260,360 60.22%
Black or African American	635 4.12%	6,021 4.12%	21,293 4.92%
American Indian & Alaska Native Population	79 0.51%	1,203 0.82%	3,788 0.88%
Asian Population	2,274 14.77%	15,980 10.94%	41,443 9.59%
Pacific Islander Population	36 0.23%	488 0.33%	1,596 0.37%
Other Race Population	1,173 7.62%	13,896 9.52%	42,468 9.82%
Population of Two or More Races	1,795 11.66%	20,565 14.08%	61,400 14.20%
Hispanic Population	3,205 20.82%	33,608 23.02%	102,858 23.79%
Non-Hispanic Population	12,192 79.18%	112,416 76.98%	329,491 76.21%
EDUCATION			
Bachelor's Degree	2,857 32.34%	37,499 35.13%	115,371 35.37%
Graduate/Professional Degree	1,942 21.98%	23,321 21.85%	72,683 22.28%
AGE			
Median Age	29.3	36.4	37.0