

RESTAURANT/RETAIL
FOR LEASE

Old Town CORRAL

2415 San Diego Ave



ANDREW SHEMIRANI
andrew@upgsocal.com

SERENA PATTERSON
serena@upgsocal.com

BILL SHRADER
bill@upgsocal.com

The Property

Highlights

- Restaurant/retail suites located on main thoroughfare in Old Town San Diego
- Phenomenal signage opportunity and visibility along San Diego Ave
- Large common outdoor courtyard space with patio seating
- Public parking lot in rear of building
- Synergy with neighboring tenants including Trattoria Don Pietro, Societe Brewing, Cafe Coyote
- Old Town Historic Park brings an abundance of foot traffic - over 3.5 million visitors annually
- Minutes to Old Town Transit Center, San Diego International Airport, Downtown, I-5, and I-8

Details



Size

± 836 - 5,104 SF



Space Use

Restaurant/Retail

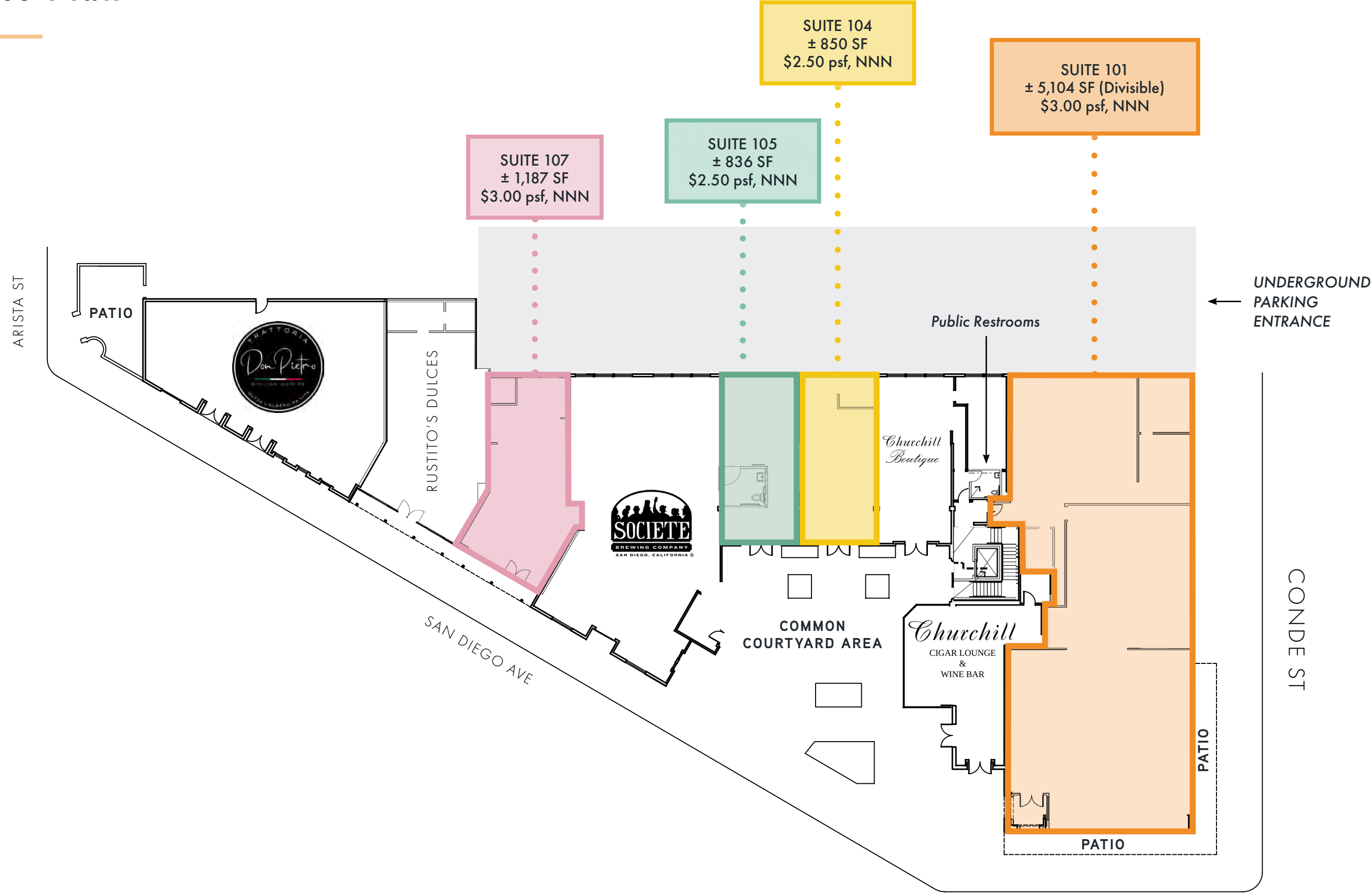


Lease Rate

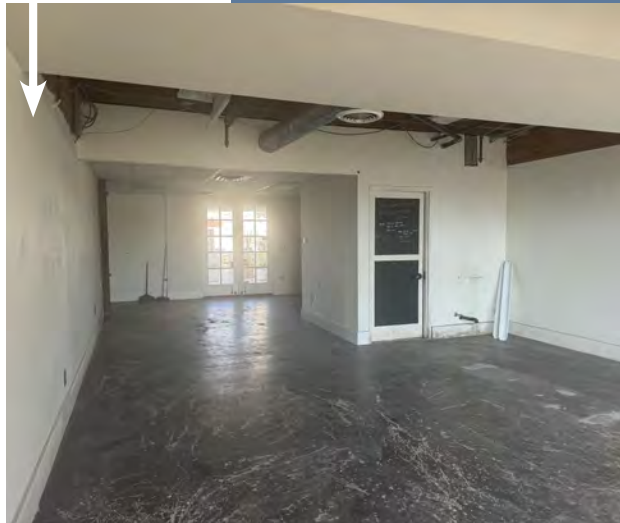
\$2.50 - \$3.00 psf, NNN

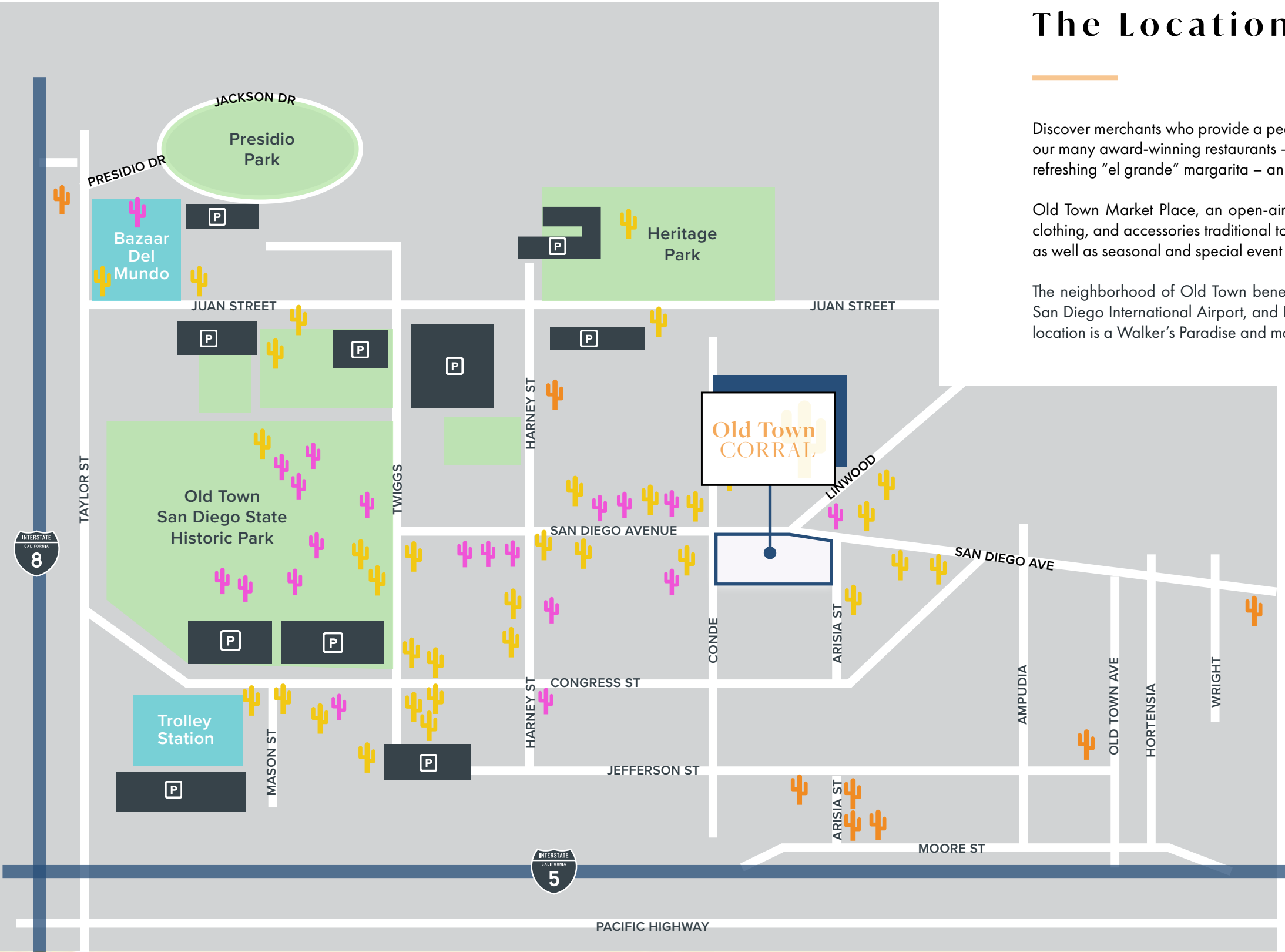


Site Plan



Suite Photos





The Location

Discover merchants who provide a peek into what shopping was like in the 1800s. Enjoy a delicious meal at one of our many award-winning restaurants – relish our beautiful San Diego weather on one of many patios and indulge in a refreshing “el grande” margarita – an Old Town tradition.

Old Town Market Place, an open-air courtyard, is home to a variety of carts and shops that sell handcrafted trinkets, clothing, and accessories traditional to the Mexican culture. Live mariachi performers can be seen every day in Old Town as well as seasonal and special event shows throughout the year.

The neighborhood of Old Town benefits from convenient access to restaurants, shopping, Old Town Transit Center, the San Diego International Airport, and Downtown. Additionally, the area has a walk score of 90 out of 100, meaning this location is a Walker’s Paradise and most errands and amenities can be accessed on foot.



Food & Drink

- Casa Guadalajara
- El Sueño
- Rose’s Tasting Room
- Casa de Reyes
- Barra Barra
- Pizza Bella Italian Bistro
- The Congress Café
- Casa de Maria Restaurant
- Old Town Ice Cream
- Living Room Cafe & Bistro
- Garden Coffee
- Rockin’ Baja Lobster
- Mariscos El Cata
- El Zorro Restaurant
- Keema Café
- Tuetano Taqueria
- Elote
- Harney Sushi
- Que Sazón!
- Old Town Saloon
- Old Town Mexican Café
- Coral Tree Tea House
- Old Town Tequila Factory
- New Orleans Creole Café
- Fred’s Mexican Café
- Café Coyote
- Cold Stone Creamery
- Miguel’s Cocina
- Tahona Bar
- Mezcaleria
- Jack & Giulio’s Italian Restaurant
- Korky’s Ice Cream & Coffee
- Bhojan Griha



Shopping

- Bazaar Del Mundo
- Old Town House of Jerky & Root Beer
- Kosay Kumeyaay Market
- Tinsmith Old Town San Diego
- Racine & Laramie Tobacconist
- Cousin’s Candy Shops
- Old Town Market
- Toler’s Leather Depot
- El Centro Artesano
- Old Town Local
- Sandy Seashells & Salty Souvenirs
- Wave Original
- Five and Dime General Store
- GUNNZO Japanese Toys and Gifts
- West Sea Co Nautical Antiques
- Birkenstock
- Whaley House Museum Shop
- & Verna House
- Diamond Source
- Casa Soleada Gift & Souvenir Shop
- Temecula Olive Oil Company



Lodging

- Comfort Inn Airport
- Courtyard by Marriott
- Cosmopolitan Hotel
- Fairfield Inn by Marriott
- Hilton Garden Inn
- Hacienda Hotel
- La Quinta Hotel
- Western Inn

Discover Old Town

A hub for restaurants, history, shopping, and more!



Old Town San Diego is called the “Birthplace of California” because this was the first European settlement on the West Coast and home of California’s first city. Today, it is a community filled with rich traditions, many cultures, diverse collection of arts, crafts and bountiful stories of a romantic, colorful past!

Old Town San Diego is a robust community consisting of four major parks: Old Town San Diego State Historic Park, Old Town Victorian Heritage Park, a City of San Diego Whaley House Park and the city-owned Serra Museum and grounds. Our community also offers a myriad of free museums, historic sites, theatre, dance performances and live musicians that stroll our streets with their marimba music filling our courtyards, and mariachi playing amongst our shops and restaurants.



TOTAL POPULATION	AVG HOUSEHOLD INCOME	DAYTIME POPULATION
3,104	\$110,347	33,511
NUMBER OF EMPLOYEES	CONSUMER SPENDING *	TOTAL ANNUAL VISITORS
1,669	\$165M	6M

Demographics and market information produced using private and government sources deemed to be reliable. The information herein is provided without representation or warranty. *Consumer spending within 1 mi radius.



**URBAN
PROPERTY
GROUP** EST.
1989

ANDREW SHEMIRANI

andrew@upgsocal.com
Lic. No. 02038814

SERENA PATTERSON

serena@upgsocal.com
Lic. No. 01721040

BILL SHRADER

bill@upgsocal.com
Lic. No. 01033317



www.upgsocal.com
858-874-1989

©2026 Urban Property Group, Inc. Information herein has been obtained from sources deemed reliable, however its accuracy cannot be guaranteed. The user is required to conduct their own due diligence and verification.