

707 N. EL CAMINO REAL

SAN CLEMENTE, CA 92672



651 SF SHOP SPACE AVAILABLE FOR LEASE

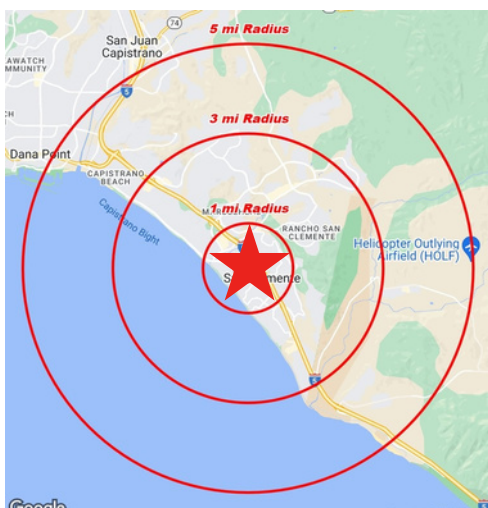
PROPERTY INFO

- 651 SF shop space available for lease
- Located on major thoroughfare running through San Clemente
- Close proximity to 5 Freeway and Avenida Del Mar
- Surrounding tenants include Terra Brazil, Ambitious Edge Barber Shop and Sunrise Cafe

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	16,387	54,453	93,564
Avg HH Income	\$164,416	\$189,068	\$191,822
Daytime Population	7,128	23,546	32,535

Source: SitesUSA, 2025



TRAFFIC COUNTS

- N. El Camino Real - 13,677 CPD
- Avenida Palizada - 14,446 CPD
- 5 Freeway - 169,619 CPD

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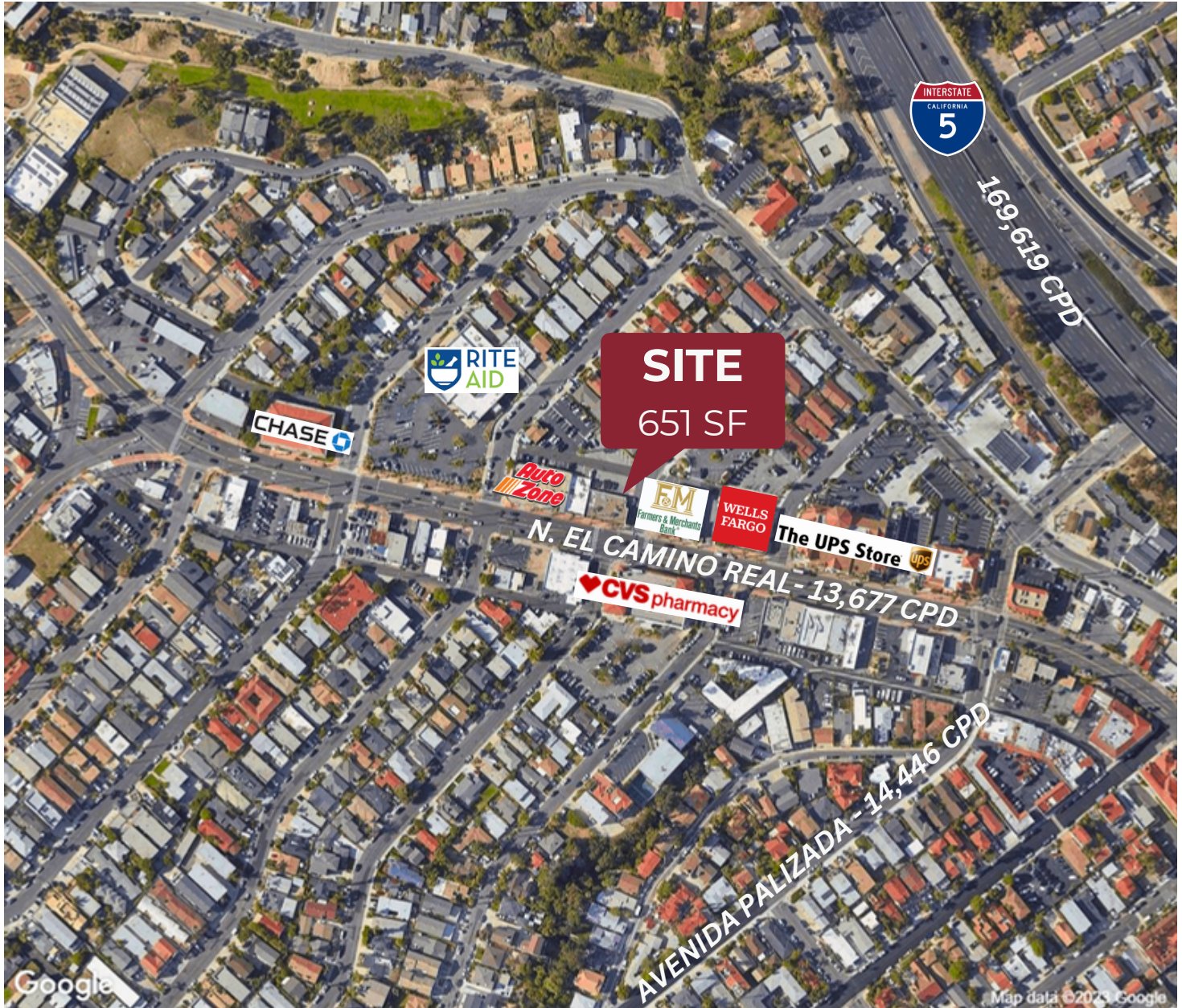
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TRADE AREA



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