

THE SHOPS AT

Parkway Plaza

111-181 FLETCHER PKWY

EL CAJON, CA 92020

RI

Shop Spaces Available



The Opportunity

- Available: $\pm 2,000$ – $\pm 15,844$ SF
- Grocery-anchored center totaling approximately 122,484 SF
- Excellent national tenant roster including Best Buy, HomeGoods, Aldi, Texas Roadhouse, and Applebee's
- Adjacent to a prominent regional shopping destination, Parkway Plaza Mall, with 6.4 million annual visitors
- Located in a dense trade area with over 165,267 people within a 3-mile radius
- Outstanding visibility and access to Interstate 8 and the San Vicente Freeway with over 267,000 vehicles per day combined



THE SHOPS AT PARKWAY PLAZA



Site Plan

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SUITE	TENANT	SF
FSU6	ALDI	23,693
C010	Best Buy	38,520
FSU8	HomeGoods	24,815
OUT1	Texas Roadhouse	8,531
OUT2	Applebee's	5,000

F001	Avis & Budget - MTM	2,495
F002	AVAILABLE	2,220
F005	AVAILABLE	2,000
FSU4	Cabrera/Thompson & Associates (AVAILABLE 10/1/2027)	2,342
FSU5	Charter School of San Diego - MTM	3,741
FSU11	Off the Shelf Games (AVAILABLE 8/1/2027)	4,445
FSU13	Affordable Crowns and Dentures (Potentially Available)	4,682



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 Photos

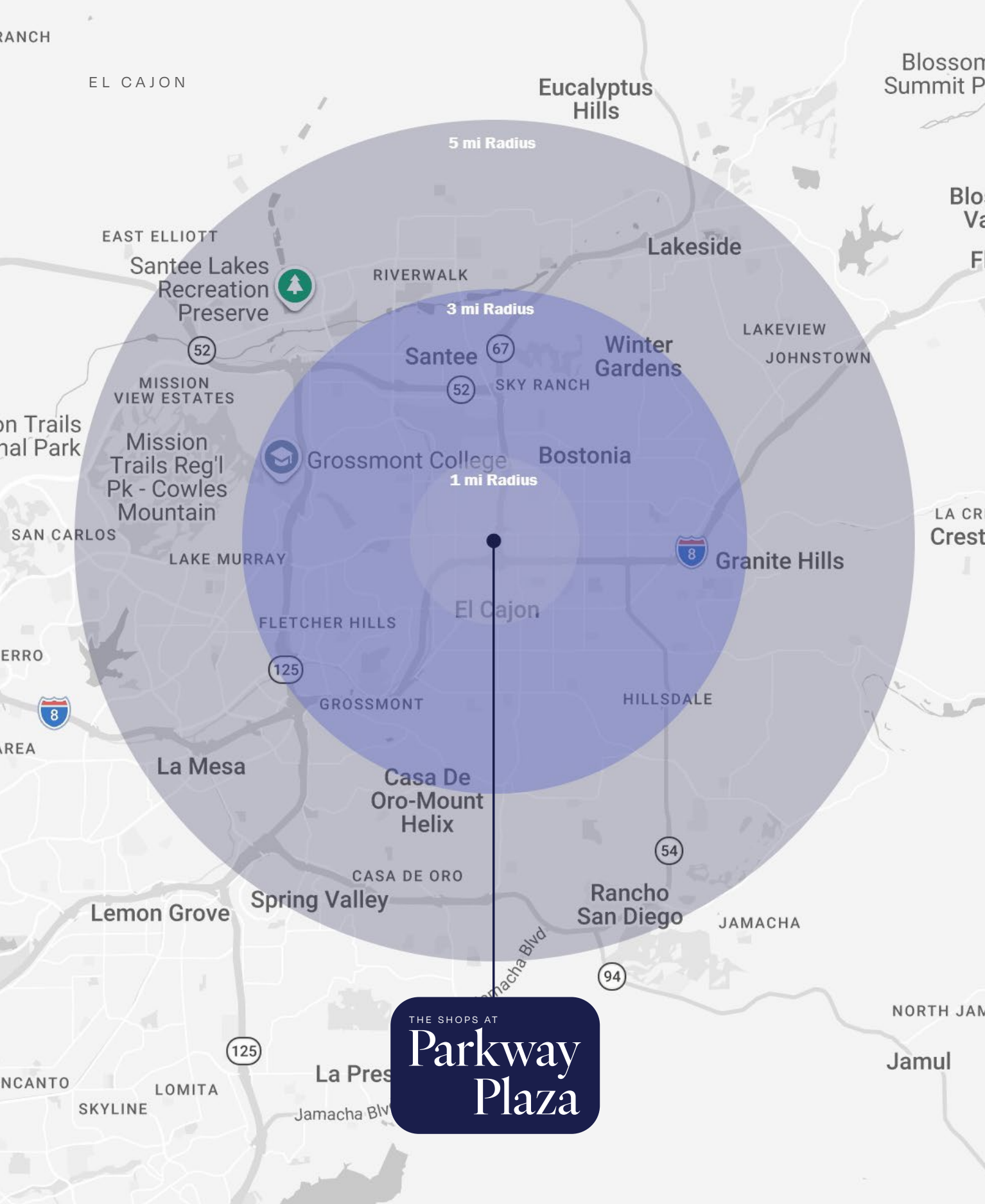


Site Aerial



Trade Aerial





Area Demographics

	1 MILE	3 MILES	5 MILES
ESTIMATED POPULATION	26,994	165,267	339,771
EMPLOYEE POPULATION	18,410	60,405	106,484
AVG HOUSEHOLD INCOME	\$84,391	\$118,238	\$134,870
MED HOUSEHOLD INCOME	\$73,582	\$95,322	\$109,181
MEDIAN AGE	33.2	37.6	39.0

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