

8055 Clairemont Mesa Blvd

SAN DIEGO | KEARNY MESA

± 2,900 SF RETAIL SUITES FOR LEASE



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PROPERTY OVERVIEW

PROPERTY ADDRESS

8055 Clairemont Mesa Blvd
San Diego, CA 92111

AVAILABILITY

Suite 107: ± 2,900 SF Suite
Former Beer/Wine/Lounge /
Hookah Bar

STRONG DEMOGRAPHICS

High Daytime Population, with Over 130,000
People within a 3 Mile Radius

GREAT VISIBILITY

Located on Main Commercial Corridor of
Clairemont Mesa Blvd with Over 30,000 VPD

ACCESSIBILITY

Conveniently Located Between Hwy's 163 & 52
& I-15 & I-805

LOCATION

Sprawling Kearny Mesa is a largely commercial and industrial area known for a range of Asian grocery stores and restaurants around Convoy Street and Clairemont Mesa Blvd, from a hip food hall to Korean BBQ restaurants and Sichuan spots. There are also a handful of craft breweries with tasting rooms and outdoor shopping plazas with big-box stores. Residential development is underway with 60,000+ units expected to be built in the Kearny Mesa market over the next decade.

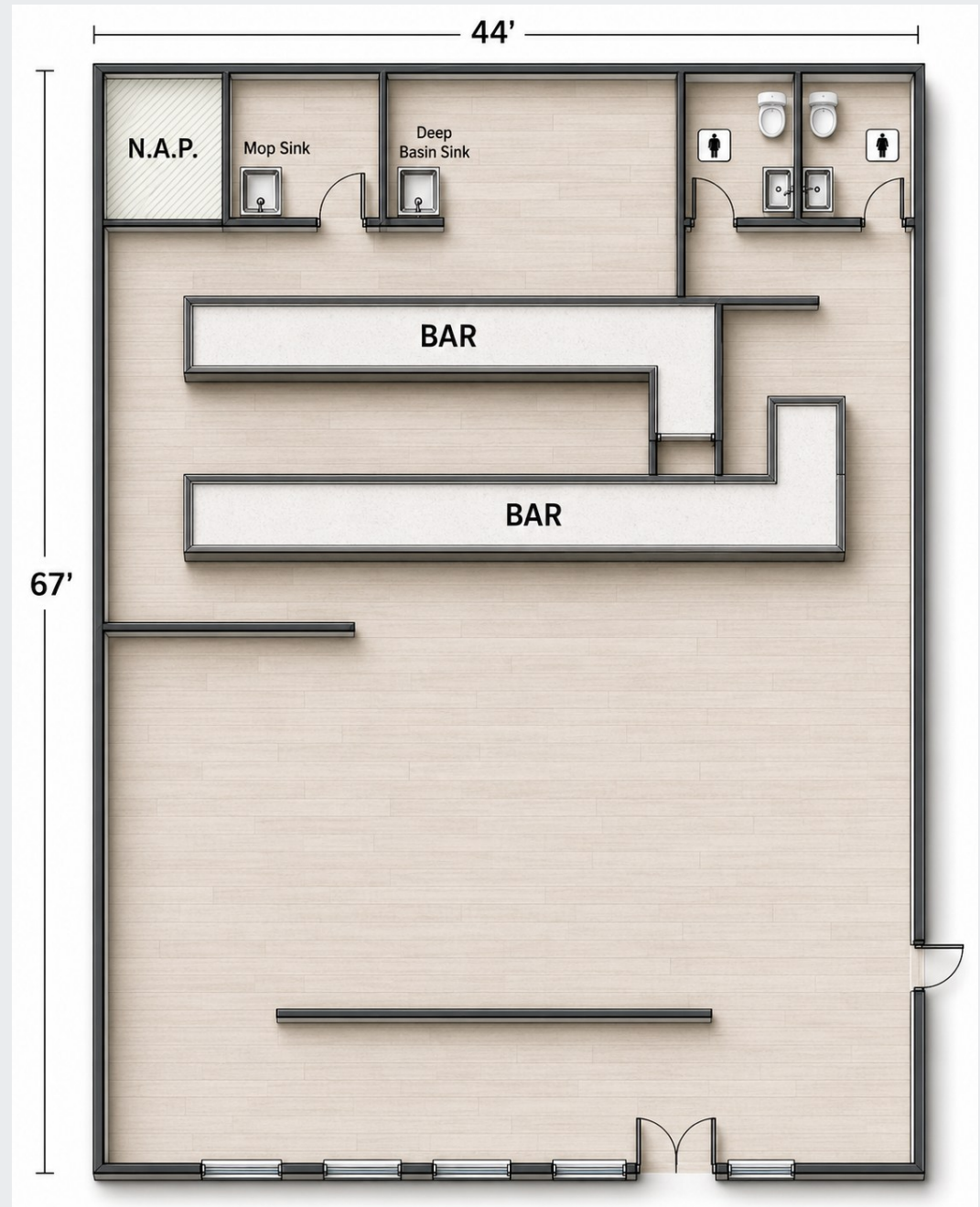


FLOOR PLAN

Suite 107: $\pm$ 2,900 SF Suite

> Vacant Now

> Former Beer/Wine/Lounge / Hookah Bar



*Floor plan is not to scale; for reference purposes only.

SITE PLAN



*Site plan is not to scale; for reference purposes only.



DEMOGRAPHICS

294,147
Population (2024)



294,144
Population (2029)



117,471
Total Households



\$4.2B+
Consumer Spending



31,566
Total Businesses



291,257
Daytime Employees

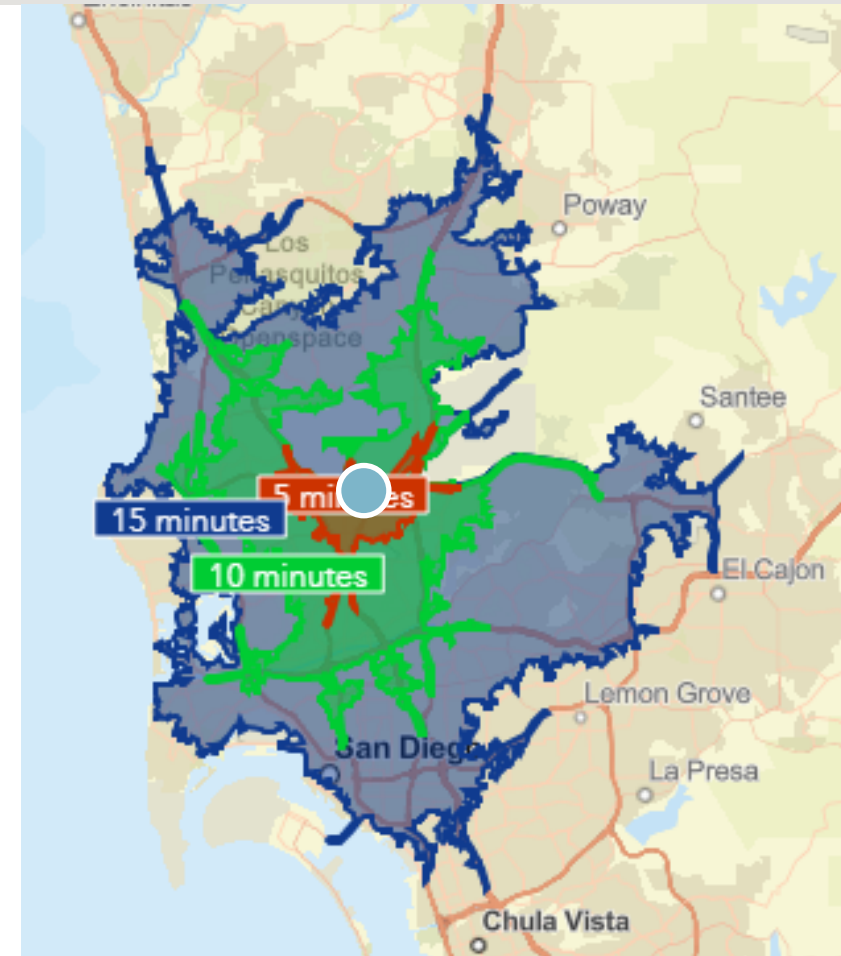


48,970
OWNER OCCUPIED

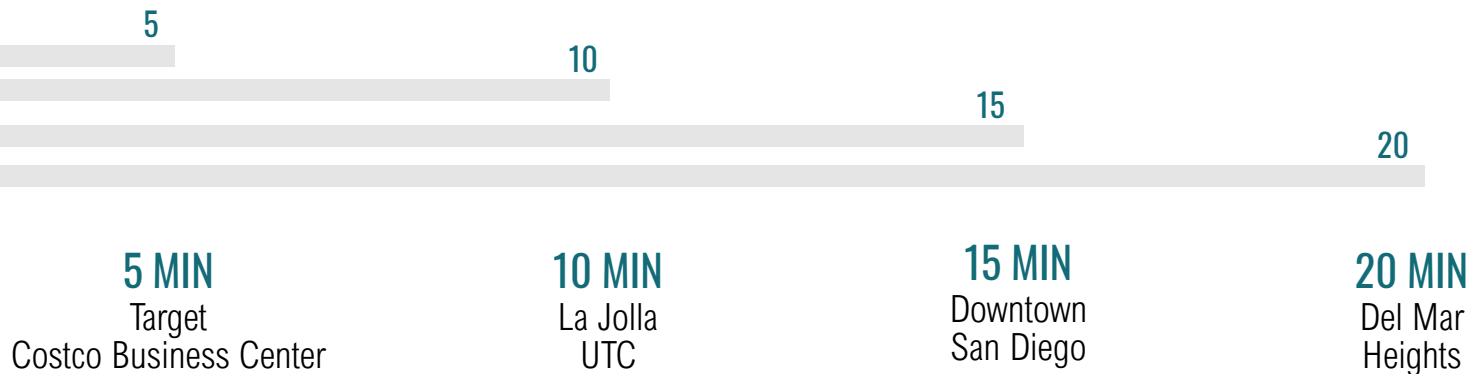
68,548
RENTER OCCUPIED

\$118,347
AVG. HOUSEHOLD INCOME

\$773,944
MEDIAN HOME VALUE



DRIVE TIMES



CONTACT INFORMATION

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SALES - MANAGEMENT - LEASING

The information contained herein has been given to us by the owner of the property or other sources we deem reliable, we have no reason to doubt its accuracy, but we do not guarantee it. All information including zoning and use should be verified prior to transaction.

