

For Lease

3175-3185 Midway Drive
San Diego, CA 92110



CAPITAL GROWTH
PROPERTIES, INC.

**San Diego
Retail/Office Space**

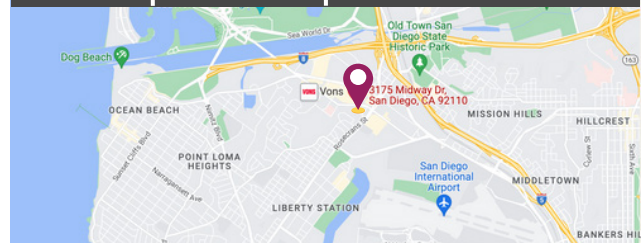


Property Highlights

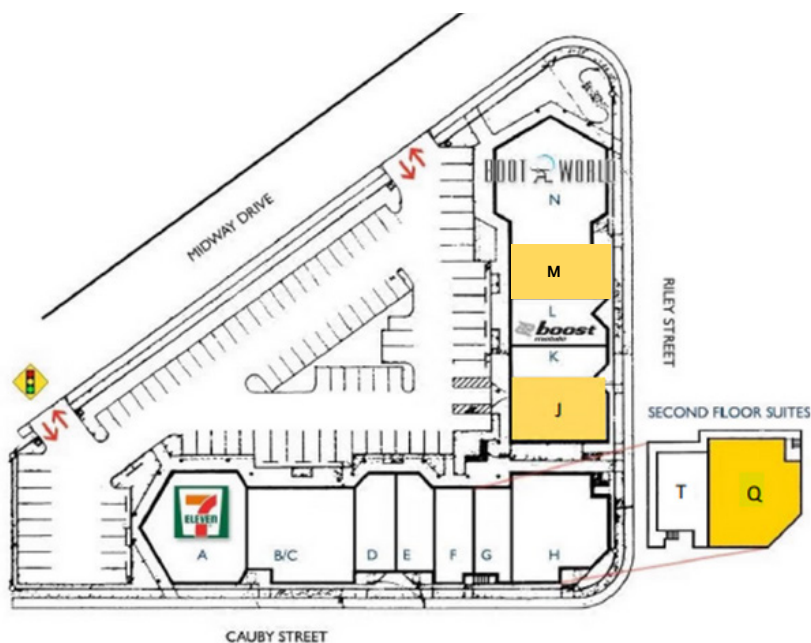
- Competitive Rates
- Anchored by 7-Eleven
- Generous Parking Availability
- Excellent Signage and Visibility
- Located Amidst Major Retailers: Target, Home Depot, Boot World, and more!

Available Space

Suite	SF	Monthly Rate
J	1,736	\$ 2.45 PSF + NNN (\$1.22 PSF)
M	1,178	\$ 2.45 PSF + NNN (\$1.22 PSF)
Q	2,543	\$ 2.25 PSF + NNN (\$1.22 PSF)



**Located in a 25,000 SF
retail center in the
Sports Arena
area of Point Loma**



Demographics			
	1 Mile	3 Miles	5 Miles
Population 2020	14,800	125,457	376,299
Pop Growth 2020-2025	1.60%	2.12%	2.53%
Avg Household Income	\$99,183	\$110,480	\$103,080
Daily traffic count Midway & Rosecrans 60,000			

Immediate Availability!



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