

Join **7-ELEVEN**®

1401-1405 El Camino Real

OCEANSIDE, CA

Loma Alta Station

Retail Shops Available

- Ste 1102 - 1,810 SF
- Ste 1103 - 1,365 SF
- Ste 1104 - 1,800 SF
- Ste 1106 - 3,530 SF
- Ste 1108 - 2,241 SF
- Ste 1109 - 2,275 SF
- Ste 5109 - 900 SF



AVAILABLE

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***7-Eleven Pending Contingency Approvals**

BARBER SHOP

**SUITE 1104
1800 SF**

**SUITE 1103
1365 SF**

**SUITE 1102
1810 SF**

**END CAP
GAS STATION AND CONVENIENCE STORE**

Greg Herz

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WCB
Commercial Real Estate

2017 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population	9,647	129,885	258,046
Avg HH Income	\$76,404	\$80,445	\$83,980

LOMA ALTA

- EL CORAZON DEVELOPMENT PLAN**
- Park
 - Recreation Center
 - Hotel
 - Athletic Fields
 - Commercial Property
 - Village Commercial

SITE

SPRINTER LIGHT RAIL
7,588 PASSENGERS / DAY

EL CAMINO REAL STATION
312 PASSENGERS / DAY

OCEAN SHORES HIGH SCHOOLS
245 STUDENTS
45 STAFF

MIRA COSTA

FIRE MOUNTAIN



JO-ANN
fabric and craft stores

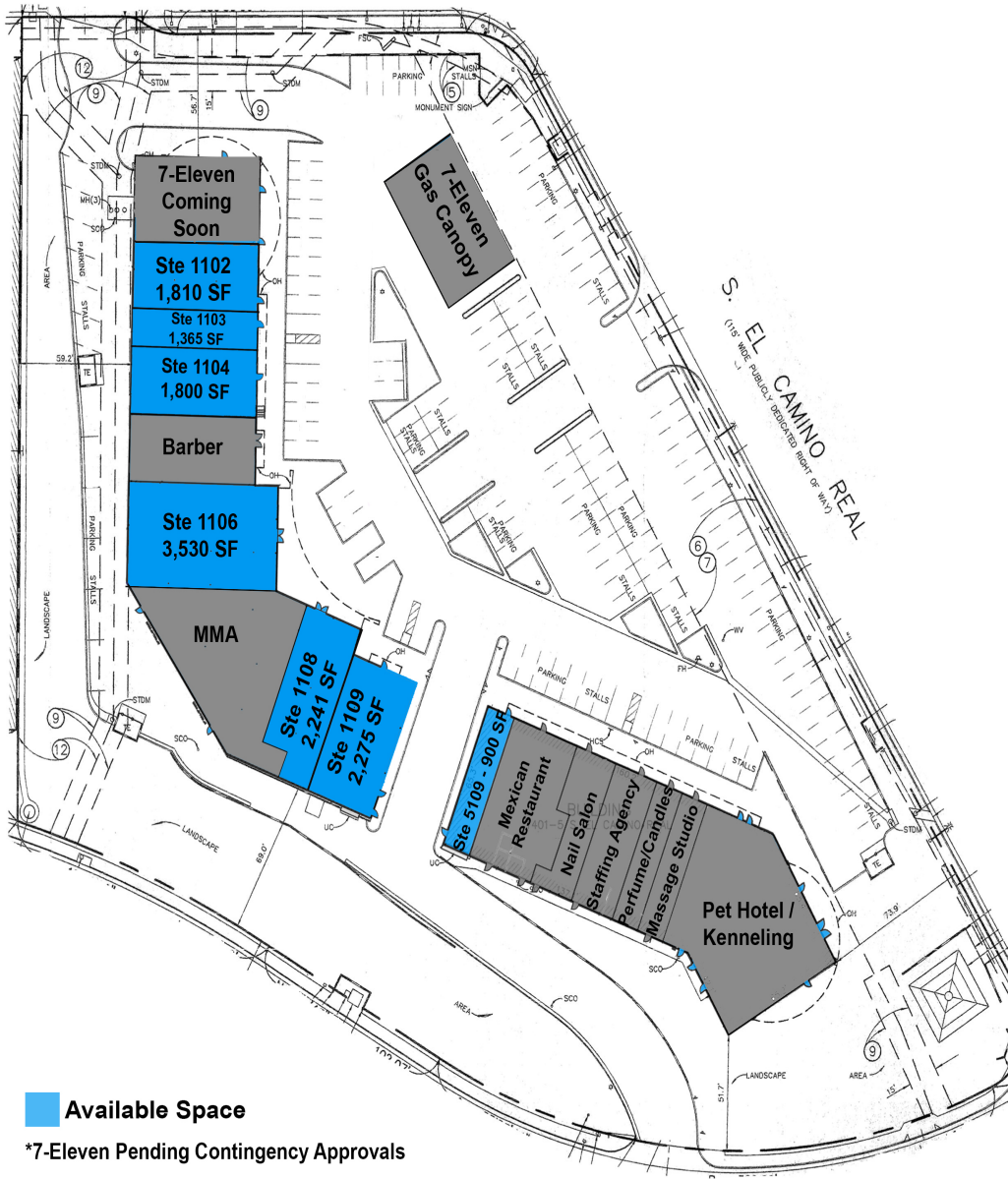


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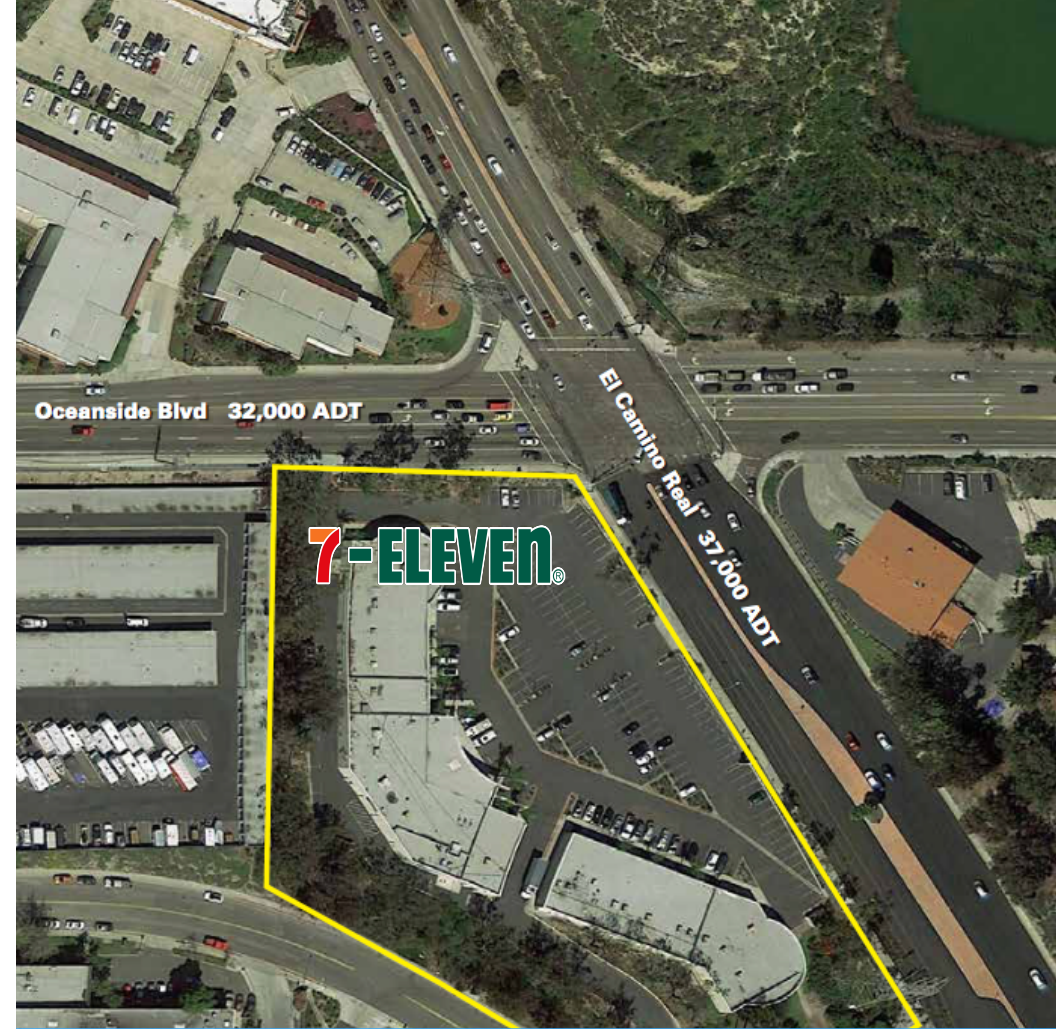




Available Space
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INDUSTRY STREET



- Intersection traffic counts: 69,000 ADT
- Sprinter Line generates 7,588 passengers / day
- 100 yards North of El Camino Real Station
- Students from Cal State San Marcos & Palomar College use sprinter line daily (approx 40,000 students)
- IG-MP-5-86 (industrial / commercial) zoned
- Strong daytime population