

COUNTRY CLUB PLAZA

1860 – 1896 El Norte Parkway, Escondido, California 92026

±1,000 SF Retail Suites & Executive Offices

Rates from
\$1.70/sf NNN



- Busy Neighborhood Community Retail/Office Center
- Excellent Visibility at Signalized Intersection
- Monument Street Signage Available
- Ample Parking : 4/1,000 Square Feet
- Tenants Include: 7-Eleven, Cenote Grill, Blue Mug Coffee, Salon & Barber

For more information on this property, your current property, or your future location, please contact:

Kenneth P. Dubs, Jr. CalBRE# 01277355
kdjr@dubsandcompany.com



1850 Diamond Street, Suite 103, San Marcos, California 92078

Office (760) 591-4100 Fax (760) 591-4102

CalBRE# 01385958

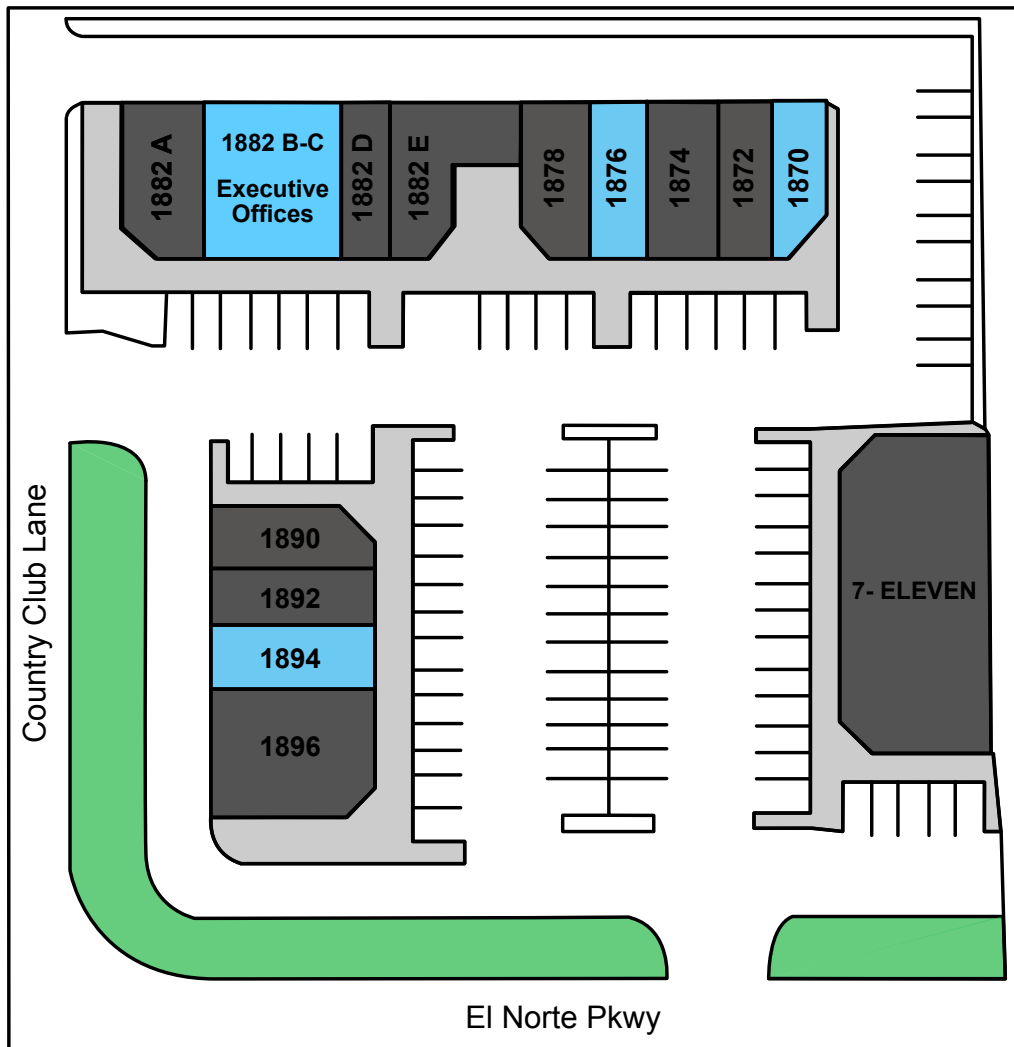
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Leasing Opportunities

Retail / Office Suites

Suite#	Size	Rate	NNN	Total/mo.
1870	1,010 s.f.	\$1.85	\$.55	\$2,424
1876	1,000 s.f.	\$1.85	\$.55	\$2,400
1894	1,000 s.f.	\$1.70	\$.55	\$2,250

Executive Offices 1882 Building

Suite#	Approx. Size	Offices	Total/mo.
B-18	10' x 11'	Single	\$500
B-20	8' x 11'	Single	\$250
C-11/12	2x (10' x 12')	Double	\$850
C-14	10' x 11'	Single	\$400

\$50/month per executive office for utilities

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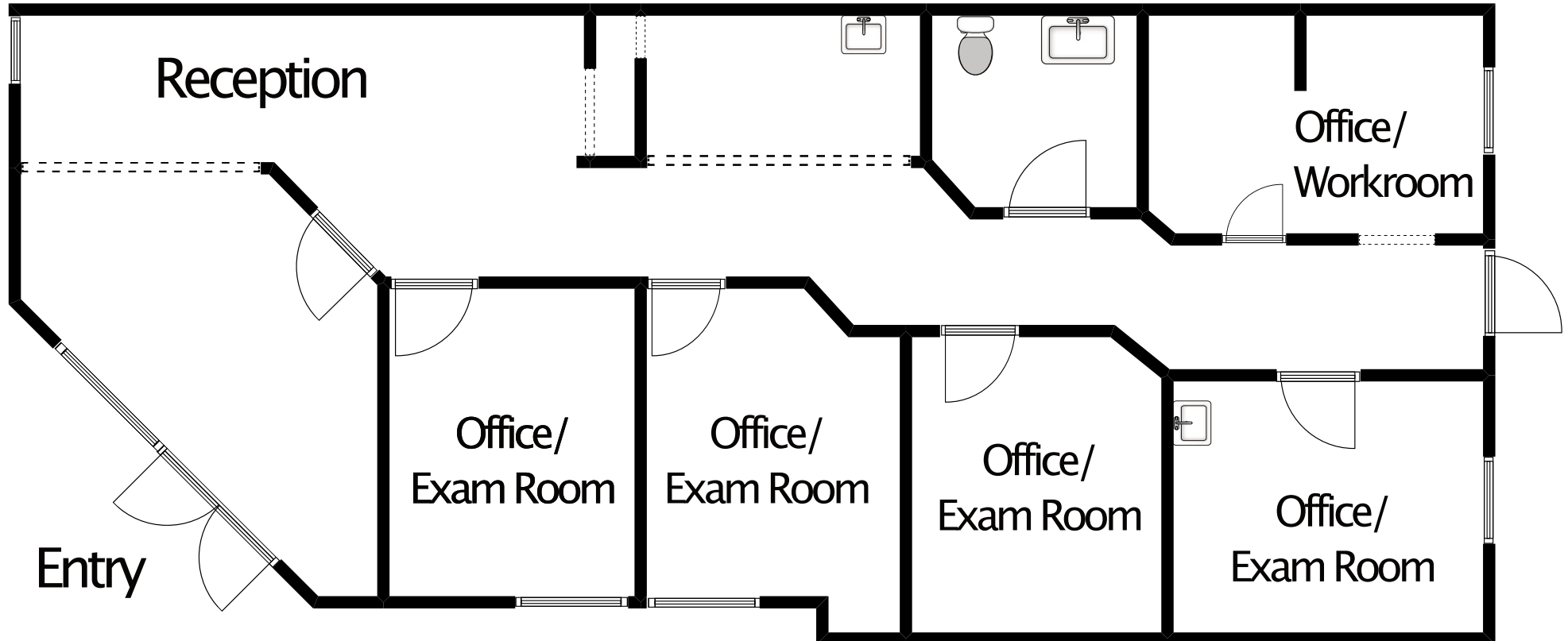
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1870 El Norte Parkway, Escondido, California 92026

1,010 SF Retail Suite

\$1.85/sf NNN

Former Dental Office



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COUNTRY CLUB PLAZA

1876 El Norte Parkway, Escondido, California 92026

1,000 SF Retail Suite

\$1.85/sf NNN



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COUNTRY CLUB PLAZA

1894 El Norte Parkway, Escondido, California 92026

1,000 SF Retail Suite

\$1.70/sf NNN



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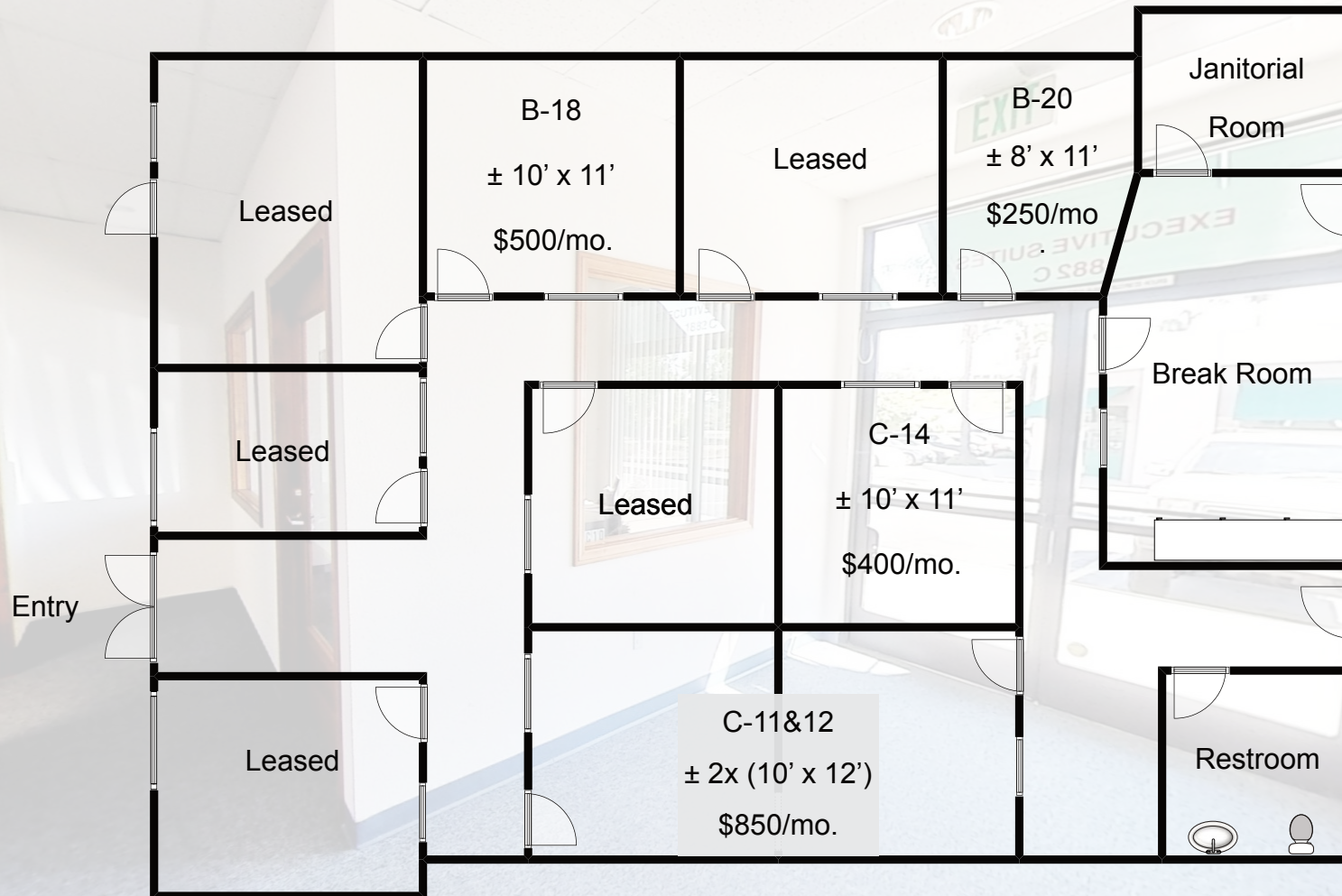
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COUNTRY CLUB PLAZA

Executive Office

1882 El Norte Parkway, Escondido, California 92026



Pricing above does not include \$50/mo. for Utilities

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Rates from \$1.70/sf NNN

2020 Demographics

	1 mile	3 miles	5 miles
POPULATION	15,282	91,559	238,749
MEDIAN HOUSEHOLD INC.	\$82,259	\$70,931	\$68,259

Traffic Count

	W. El Norte Pkwy.	W. Country Club Ln.
	13,483	7,118

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