

FOR LEASE

MISSION SQUARE SHOPPING CENTER

NWC I-5 & Mission Avenue, Oceanside, CA



Features

- 13,000 SF end cap with possible drive thru
- Freeway visible to 250,000 cars per day traveling I-5
- Located adjacent to I-5 on/off ramps
- Available signage / Mission Avenue
- 31,000 cars per day at Mission Ave entrance to center
- Directly across from Oceanside High School
- Substantial residential population within walking distance

Trade Area

	2006 Estimated Pop.	2006 Average HH Income
1 Mile	25,479	\$48,197
3 Mile	71,048	\$60,404
5 Mile	152,983	\$67,587

Tenants Include

Office Depot, El Pollo Loco, \$.99 Only Store, Panda Express, Auto Zone, Harbor Freight Tools and Wendy's



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Carlsbad, CA 92008
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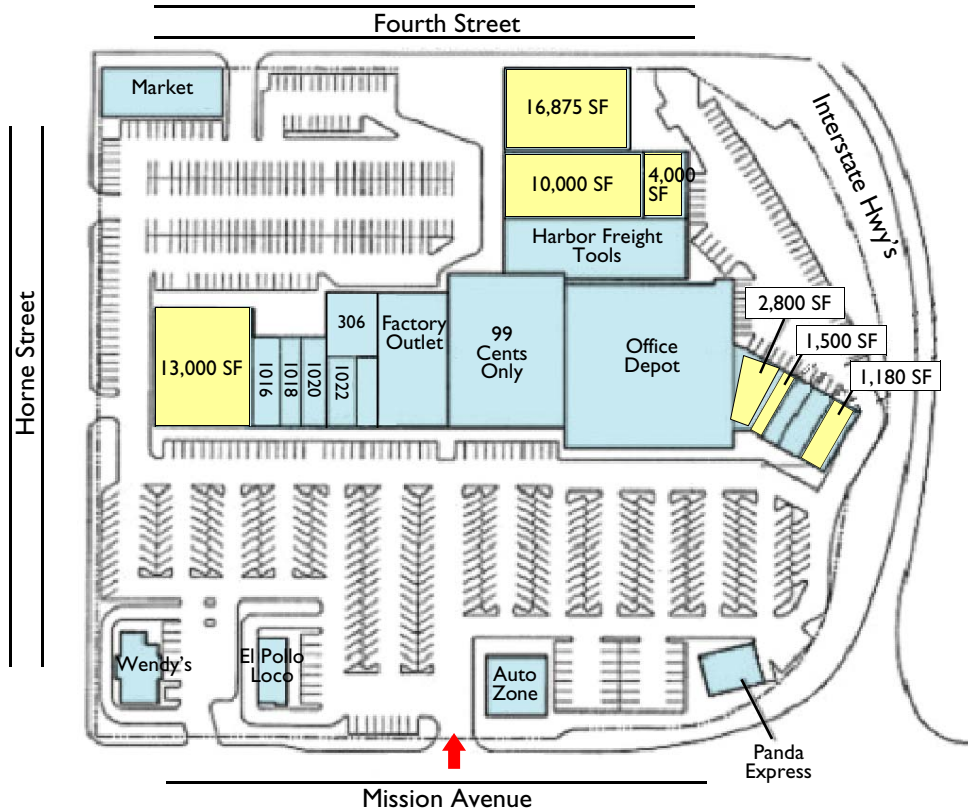
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Monument Signage Available on Mission Ave

Suite #	Tenant	SF
306	Coin Laundry	2,897
316	Harbor Freight Tool	15,296
318	Vacant	14,584
320	Vacant	16,875
326	Market	6,100
1006	Vacant	13,000
1016	Daniel Jewelers	3,150
1018	Galaxy Shoes	2,300
1020	Radio Shack	2,250
1022	Fashion Town	2,550
1024	Subway	1,700
1028	Factory Outlet	11,281
1036	99 Cents Only Store	19,560

Suite #	Tenant	SF
1046	Office Depot	31,830
1071	Vacant	2,800
1056	Vacant	1,500
1058	The Mandarin	1,385
1060	Manhattan Pizza	1,430
1062	Mission Barber Shop	965
1064	Vacant	1,180
Pads		
1002	Wendy's	2,700
1004	El Pollo Loco	2,250
1040	Auto Zone	4,000
1068	Panda Express	2,250

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