



# For Lease

6225 Mission Gorge Rd. | San Diego CA 92120

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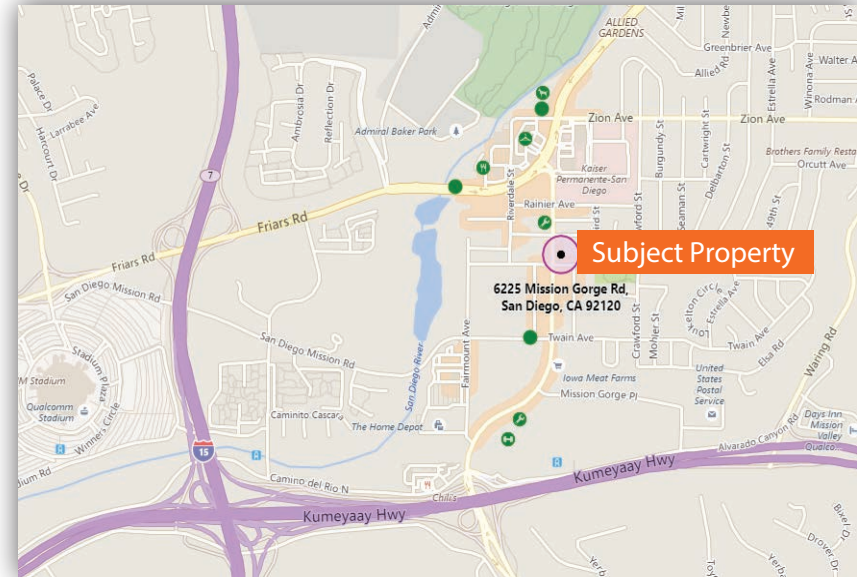
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## Property Highlights

- ± 2,710 SF Stand-alone Drive-thru
- Major thoroughfare in strong trade area. Near Qualcomm Stadium.
- Surrounded by high density residential community and in close proximity to I-15 and I-8.
- High visibility from the intersection of Mission Gorge and Vandever. Prominent pylon sign.
- Easy access and convenient parking



## Demographics

	1 Mile	3 Miles	5 Miles
 TOTAL POPULATION	16,122	204,796	472,281
 AVG. HOUSEHOLD SIZE	2.00	2.50	2.40
 MEDIAN HH INCOME	\$64,900	\$57,746	\$60,962
 MEDIAN HOME VALUE	\$405,486	\$482,408	\$458,588

## Area Retailers



## Traffic Counts (CoStar mapping)

- ± 42,122 VPD - Mission Gorge
- ± 43,928 VPD - Friars Rd.