



# Del Norte Plaza

**W El Norte Pkwy & Centre City Pkwy**

Escondido, CA 92026



**975 - 2,654 SF Retail & Restaurant available for lease**

**Brian J. Quinn**

Senior Vice President

+1 858 352 2902

brian.quinn@jll.com

RE License #01009041

**Bryan A. Cunningham**

Senior Vice President

+1 858 410 6326

bryan.cunningham@jll.com

RE License #01348498

Jones Lang LaSalle Brokerage, Inc. RE lic. #01856260



# Overview

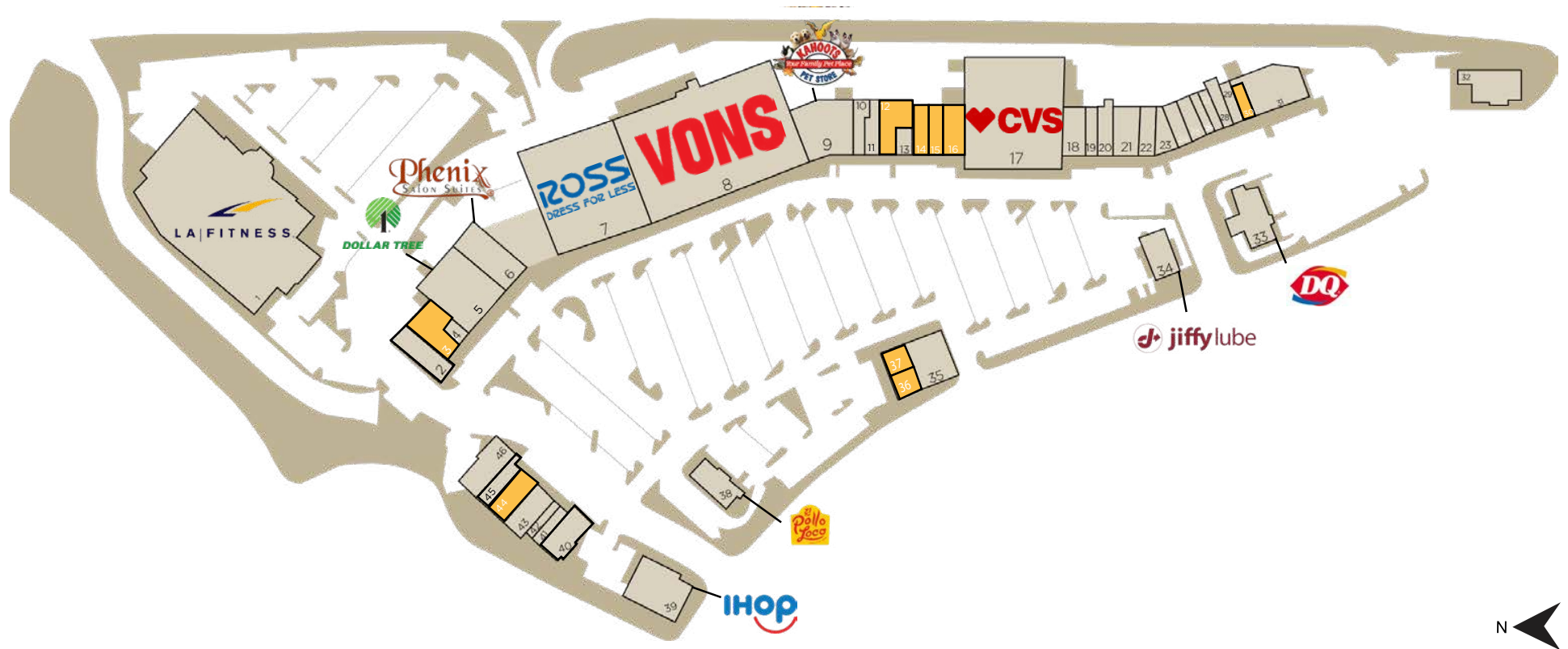
Dominant grocery/ drug anchored neighborhood center in the heart of the densely populated Escondido trade area. Strategically located at the intersection of El Norte Parkway and Centre City Parkway, serving as the primary daily needs shopping destination for the community. Offers excellent exposure to two major thoroughfares as well as ample parking and convenient access.



## Major Tenants



# Site plan



Ste	Tenant	SF
1	LA Fitness	40,000
2	Cosmo Prof	2,700
3	Available	2,654
4	Herbalife	930
5	Dollar Tree	8,000
6	Phenix Salon Suites	4,500
7	Ross	25,000
8	Vons	40,000
9	Kahoots	7,285
10	Avanti Salon	1,800
11	Scenthound	1,400

Ste	Tenant	SF
12	Available	2,400
13	Waterpia	800
14	Available	1,500
15	Available	1,500
16	Available	2,250
17	CVS	22,880
18	Lendmark Financial	1,800
19	iTan Sun Spray Spa	1,500
20	Smoke Shop	1,500
21	El Norte Family Dental	3,000
22	N. Escondido Animal Hospital	1,500

Ste	Tenant	SF
23	Fruit Fresh Superfood	1,431
24-25	Kinaly Thai	2,600
26	Salty Lemonade	1,300
27	Threading Salon	975
28	Mai's Nails	975
29	The UPS Store	975
30	Available	975
31	El Norte Medical Group	6,091
32	Starbucks Coffee	2,200
33	Dairy Queen	3,020
34	Jiffy Lube	2,040

Ste	Tenant	SF
35	Chase Bank	4,440
36	Vanessa's Mexican Food*	1,295
37	Yogurt Heaven*	1,295
38	El Pollo Loco	2,438
39	IHOP	4,000
40	Ten Gu Ramen	2,025
41	Head Office Barber Shop	900
42	Luxury Nails	900
43	Gourmet Wok	2,100
44	Available	2,100
45	H&R Block	1,500
46	San Diego Blood Bank	3,000

\*Potentially Available



# KAHOOTS ANIMALS & SUPPLIES



VACCINE  
& DENTAL  
CLINIC  
JUL 18





# Competition aerial



More and more people are making Escondido their “City of Choice.” Settled in a long valley in the coastal mountains of Southern California, Escondido, which means “hidden” in Spanish, lies about 18 miles inland, 100 miles south of Los Angeles, and 30 miles northeast of San Diego.







## Demographics



### Population

1 mi: 23,736  
3 mi: 147,661  
5 mi: 221,459

---



### Daytime population

1 mi: 12,788  
3 mi: 99,074  
5 mi: 139,703

---



### Average household income

1 mi: \$72,638  
3 mi: \$83,984  
5 mi: \$94,073

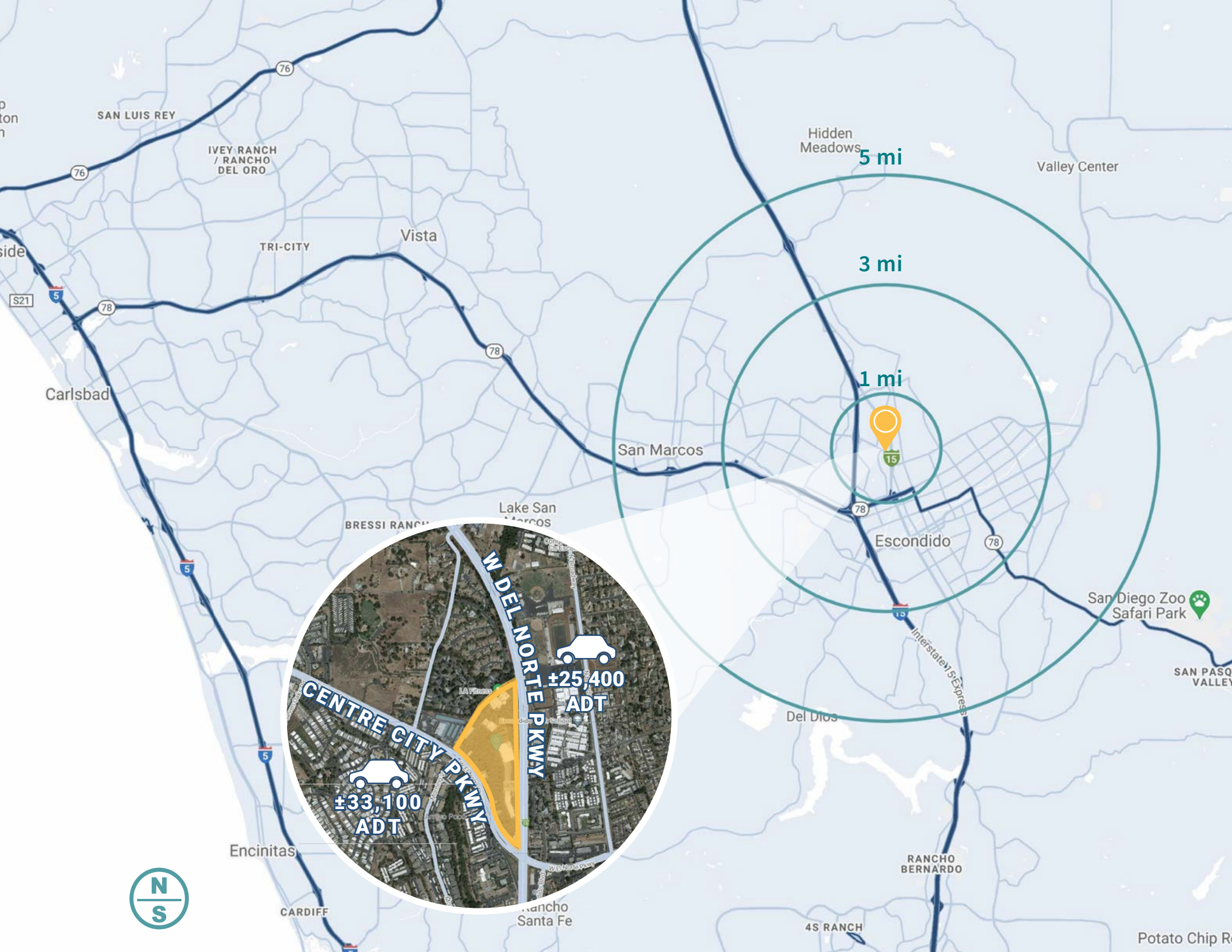
---



### Annual consumer retail expenditure

1 mi: \$218.98M  
3 mi: \$1.37B  
5 mi: \$2.25B

\*Demographics produced using private and government sources deemed to be reliable. The information herein is provided without representation or warranty. Additional information available upon request.







## Contact

### **Brian J. Quinn**

Senior Vice President

+1 858 352 2902

Brian.quinn@jll.com

RE License #01009041

### **Bryan A. Cunningham**

Senior Vice President

+1 858 410 6326

bryan.cunningham@jll.com

RE License #01348498



Although information has been obtained from sources deemed reliable, JLL does not make any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. JLL does not accept any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement with JLL regarding this matter, this information is subject to the terms of that agreement. ©2025. Jones Lang LaSalle IP, Inc. All rights reserved.