

For lease



Friars Village Shopping Center

10406-10460 Friars Road,
San Diego, California 92120

Bryan Cunningham

Senior Vice President

+1 858 410 6326

bryan.cunningham@jll.com

RE# 01348498

Brian J. Quinn

Senior Vice President

+1 858 352 2902

brian.quinn@jll.com

RE# 01009041



Friars Village

Shopping Center

**10406-10460 Friars Road
San Diego, California 92120**

Friars Village Shopping Center is located at the high traffic intersection of Friars Road and Mission Gorge Road in the Mission Valley/Allied Gardens trade area. The shopping center offers excellent visibility, convenient parking and easy ingress/egress.





**Excellent
visibility**

Friars Village Shopping Center



RIVERDALE ST

FRIARS ROAD

ZION AVENUE



Traffic counts

Cars per day

Friars Road

±39,212

Mission Gorge Road

±25,117

Average HHI

1 Mile: \$88,233

3 Miles: \$103,012

5 Miles: \$100,285



Population

1 Mile: 15,739

3 Miles: 180,928

5 Miles: 449,704



Daytime population

1 Mile: 53,013

3 Miles: 184,959

5 Miles: 400,536



FRIARS ROAD

SAN DIEGO MISSION ROAD

SAN DIEGO MISSION ROAD

MISSION GORGE ROAD



CAMINO DEL RIO N

FAIRMOUNT AVENUE



NATIONAL UNIVERSITY

N

Site plan

Suite	Tenant
10406	
A	Panda Express
B	Jamba Juice
10450	
A	Tobacco Outlet
B	Gaglione Bros Subs
C-D	Nail Boss
E-F	New Saigon Pho
G	Dentist
H	iTan Solariums
I	Friars Massage & Footcare
K	Yogart
L	San Diego Brewing Company
R	Jump Tokyo Restaurant
S	Brooklyn Pizzeria
T	Troys Greek
V	Emaki Art Collective
W	Available
X	Tweety Thai
10460	
A	Rubio's
B	Einstein Bros Bagels



Thousands of units proposed and open in close proximity to the site

Proximate to Kaiser Hospital, Kaiser Medical Center

1,725 Residential Units **Newly Completed or Under Construction**
An Additional 3,000 New Residential Units - **Proposed**
4,775 units with 2-3 residents/unit = **9,550-14,325 New Residents**



Recently upzoned to high density residential

“Grantville Focused Plan would add as many as 8,275 housing units and 22,000 people to the neighborhood”

- San Diego Union Tribune



Zoning







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