

A woman with long dark hair, wearing a straw bucket hat and a beige sweater, stands in a market. She is holding an orange to her nose with her right hand. A white mesh shopping bag is slung over her shoulder, filled with various fruits and vegetables, including green leafy plants and red tomatoes. The background is filled with baskets of fresh produce, including pumpkins, apples, and oranges, creating a warm and inviting atmosphere.

# ENCINITAS

MARKETPLACE

SWC N El Camino Road  
& Via Molena Drive  
Encinitas, CA 92024







## Property highlights



Community shopping center with approximately 124, 411 SF of retail space



Located in the affluent city of Encinitas and just northwest of Rancho Santa Fe and south of La Costa



Opportunity to establish a dominant presence in a 22,200 SF space adjacent to the nation's premier high-end grocery store



Situated in the strongest retail corridor in North San Diego County

## Diverse coastal COMMUNITY

Encinitas Marketplace is the gateway to the quintessential Southern California community that embraces premium products reflecting its luxurious yet relaxed coastal lifestyle. Located in one of North San Diego County's most visited retail corridors, this community center draws affluent shoppers from Encinitas, Cardiff by the Sea, Leucadia, La Costa and neighboring Rancho Santa Fe.





# AERIAL SITE PLAN





## Site Plan



## Look Who's Here

- 1 - Verizon (Opening Feb. 2026)
- 2 - Ernie's Gourmet Deli & Wine Bar
- 3 - Pho-Ever Vietnamese
- 4 - Kaito Sushi
- 5 - Massage Heights
- 6 - Five Guys
- 7 - The Kebab Shop
- 8A - Available, 22,200 sf**
- 8B - In-Lease, 35,000 sf**
- 9 - Thai Pan Express
- 10 - Phenix Salon
- 11 - O'Reilly Auto Parts
- 13 - Available, 1,504 sf**
- 19 - Sylvan Learning Center
- 20 - Moon Nails
- 21 - Stylust Salon
- 22 - Crackin' Curry (Coming Soon)
- 23 - Fountain of Youth Juice
- 24 - Frontier Cleaners
- 25 - Lawrance Furniture
- 26 - National Bakery Cafe
- 27 - Available, 2,400 sf**
- 28 - Available, 2,000 sf**
- 29 - Chick-fil-a

3/4 TURN  
SIGNAL  
EL CAMINO REAL

4-WAY  
SIGNAL



# Diverse, Luxurious, COASTAL

## Beyond the demographics

Encinitas's attracts a mix of health-conscious professionals, families, and retirees who value luxury living alongside a relaxed beach lifestyle, creating a unique blend of sophistication and laid-back charm.



1.4M  
Yearly Visits to Encinitas  
Marketplace





\$1.86B  
Total Retail Expenditure  
in Encinitas within 5 Miles



\$1.17B  
Total Food/Beverage  
Expenditure within 5 Miles

# Community SNAPSHOT

Demographics	1 Miles	3 Miles	5 Miles
 Population	15,902	77,109	143,864
 Average Household Income	\$200,701	\$222,449	\$220,811
 Average Household Size	2.5	2.5	2.5
 Median Home Value	\$1,212,849	\$1,382,108	\$1,384,831





# Encinitas Retail CORRIDOR

Meet Your Neighbors



Encinitas Marketplace



GROCERY OUTLET  
"bargain Market"  
LA FITNESS  
enterprise

Ralphs  
CVS pharmacy  
GAP  
TRADER JOE'S

Michaels  
ALDI

SPROUTS  
McDonald's  
TESLA  
Bank of America  
Walgreens

NORDSTROM  
Rack  
BeVMo!  
(coming soon)  
TJ-maxx  
DOLLAR TREE

VONS  
Starbucks

HomeGoods

target  
ROSS  
DRESS FOR LESS  
PETSMART  
Starbucks  
Total Wine  
& MORE

STATE STREET  
DICK'S  
SPORTING GOODS

vuori  
YOGA SIX  
alo yoga  
NIKE  
Apple  
lululemon  
ULTA  
ANTHROPOLOGIE  
URBAN  
OUTFITTERS

Walmart  
Supercenter

THE HOME  
DEPOT



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