

FALLBROOK TOWNE CENTER NORTH

1075 South Mission Road, Fallbrook, CA 92028

FOR LEASE



**900±-3,300± SF
SUITES AVAILABLE**



**\$1.50 PSF NNN
STARTING MONTHLY
LEASE RATE**



Features:



- COMING SOON!
- High exposure retail shopping center fronting busy Mission Road
- Retail suites from 900± to 3,300± contiguous square feet
- Shadow anchored and shared access with Albertson's / CVS shopping center
- Close proximity to entrance to CAmp Pendleton Marine Base

Join:

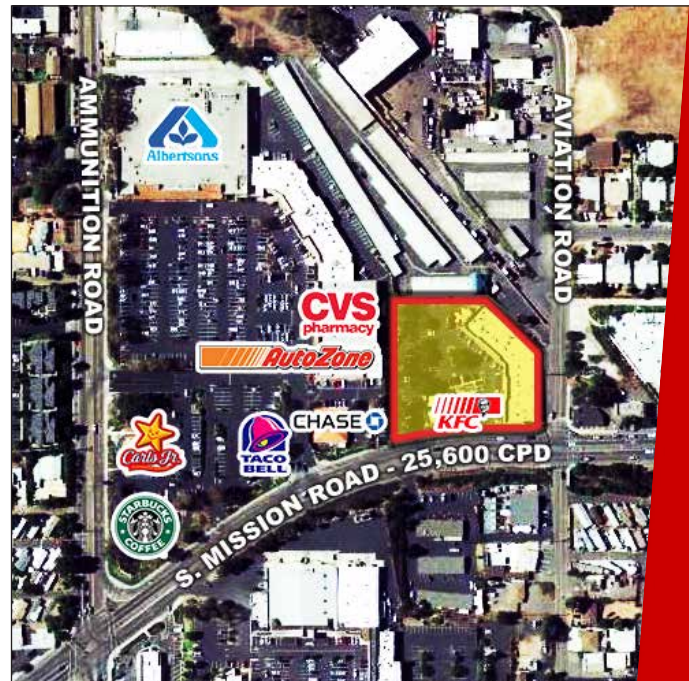


Demographics

Source: CoStar 2020	1 mile	3 mile	5 mile
2020 Population (Estimated)	17,740	33,615	50,278
2025 Population (Projected)	18,369	34,696	51,865
Daytime Employee Population	7,309	13,505	19,185
Average Household Income	\$62,706	\$83,177	\$95,933

Traffic Counts

Source: SanDagTVIC 2021-2025	ADT
S. Mission Road @ Ammunition Road	18,200



Exclusively Marketed By:

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The above information, while not guaranteed, has been secured from sources we believe to be reliable.
Floor plan, site plan, price, tenant mix, and availability subject to change without notice.

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Suite	SF	Rate/Month	Comments
1075 A	1,200±	----	Rosa's Mexican Food
1075 B	1,200±	----	Domino's Pizza
1075 C	900±	----	Vision Hair Salon
1075 D	900±	\$1.50	AVAILABLE
1075 E	900±	\$1.50	*Currently Massage Therapy (AVAILABLE subject to 30 days notice)
1075 F	1,500±	\$1.50	*Currently Towne Cleaners (AVAILABLE subject to 30 days notice)
1075 G - L	8,510±	----	Coming Soon! NAPA Auto Parts
1075 M	1,500±	----	Winchell's Donuts
1077	2,115±	----	KFC
1079	2,904±	----	C&C Apparel

Estimated 2021 NNNs: \$0.55 PSF/Month

*** Do Not Disturb Tenant**



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