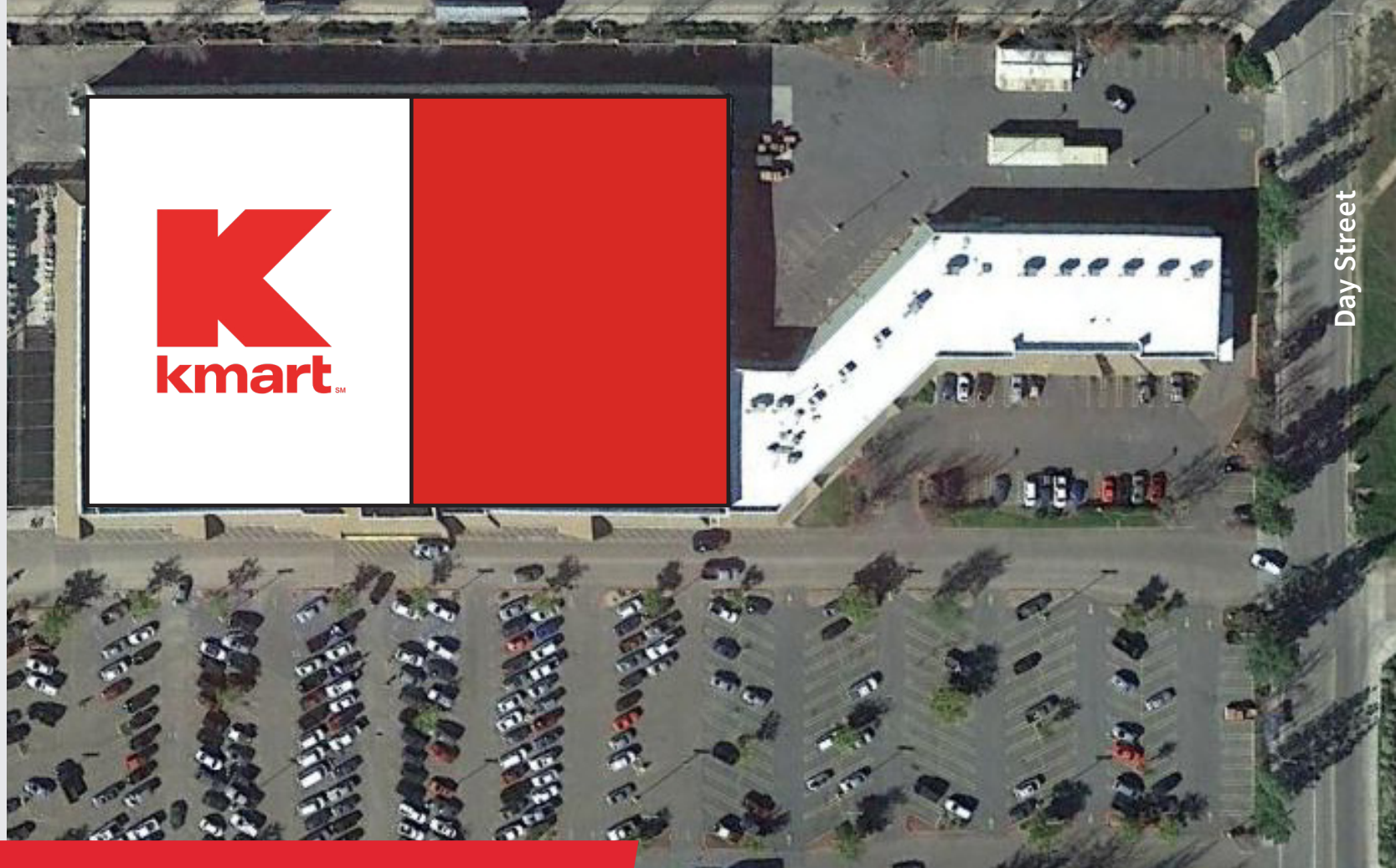


SERITAGE
GROWTH PROPERTIES

**ANCHOR SPACE
AVAILABLE:**

- 43,494 SF
- SF Divisible If Needed



ANCHOR SPACE OPPORTUNITY

RAMONA STATION

1855 MAIN STREET | RAMONA, CA

For Lease | 43,494 SF



SCOTT BURNS

Executive Vice President
License #01237652
+1 310 694 3188
scott.burns@am.jll.com

SHAUNA MATTIS

Senior Vice President
License #01071320
+1 310 694 3190
shauna.mattis@am.jll.com

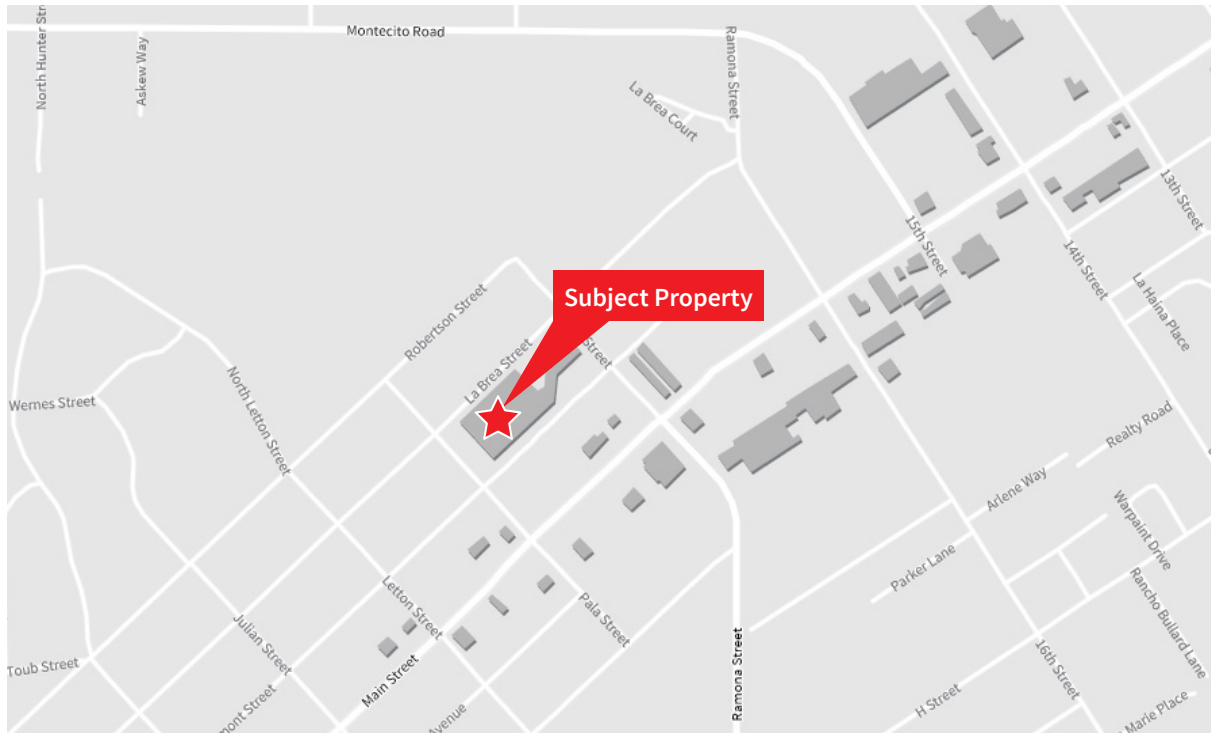
CRAIG KILLMAN

Executive Vice President
License #00884183
Tel +1 858 410 1237
craig.killman@am.jll.com

SERITAGE CONTACT

leasing@seritage.com

jllretail.com
seritage.com



Project Facts

- + Available anchor space 43,494 SF
- + Shop space ranging from 1,000 to 2,400 SF
- + Excellent visibility and access from Hwy 67 (Main Street) and close proximity to Highway 78, which leads into Escondido to the north
- + Lack of existing Retail space in immediate trade area

Traffic Counts

±28,700 CPD
(Main St. & Ramona St.)

(Per ESRI Traffic Count Profile)

Demographics 2018


TOTAL POPULATION

19,482

31,567

67,777


AVG. HOUSEHOLD SIZE

3.09

2.96

2.92


MEDIAN HOME VALUE

\$471,061

\$544,698

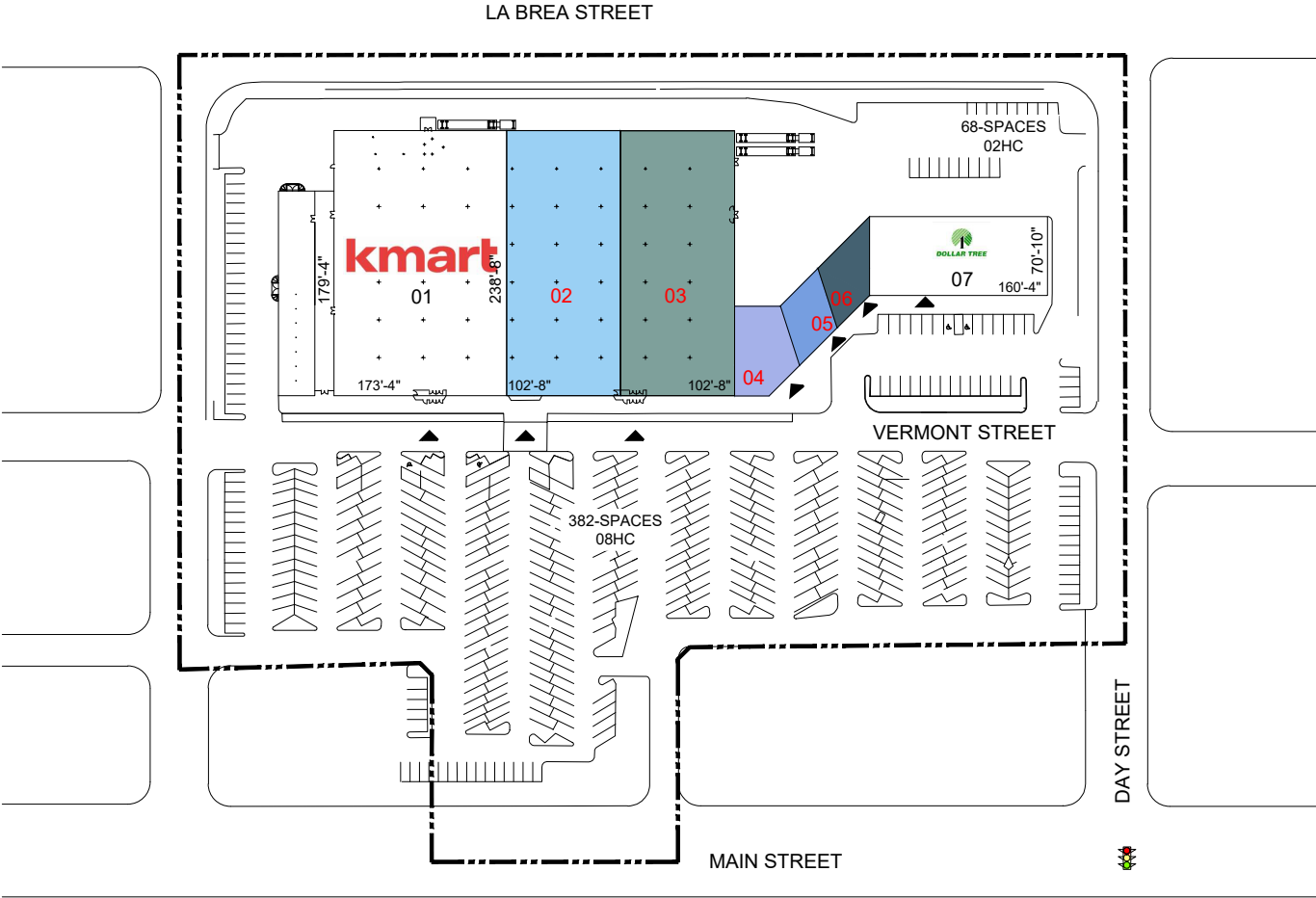
\$640,846


AVG. HH INCOME

\$91,034

\$105,246

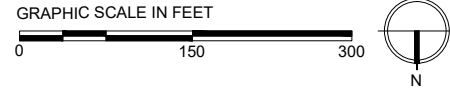
\$137,229



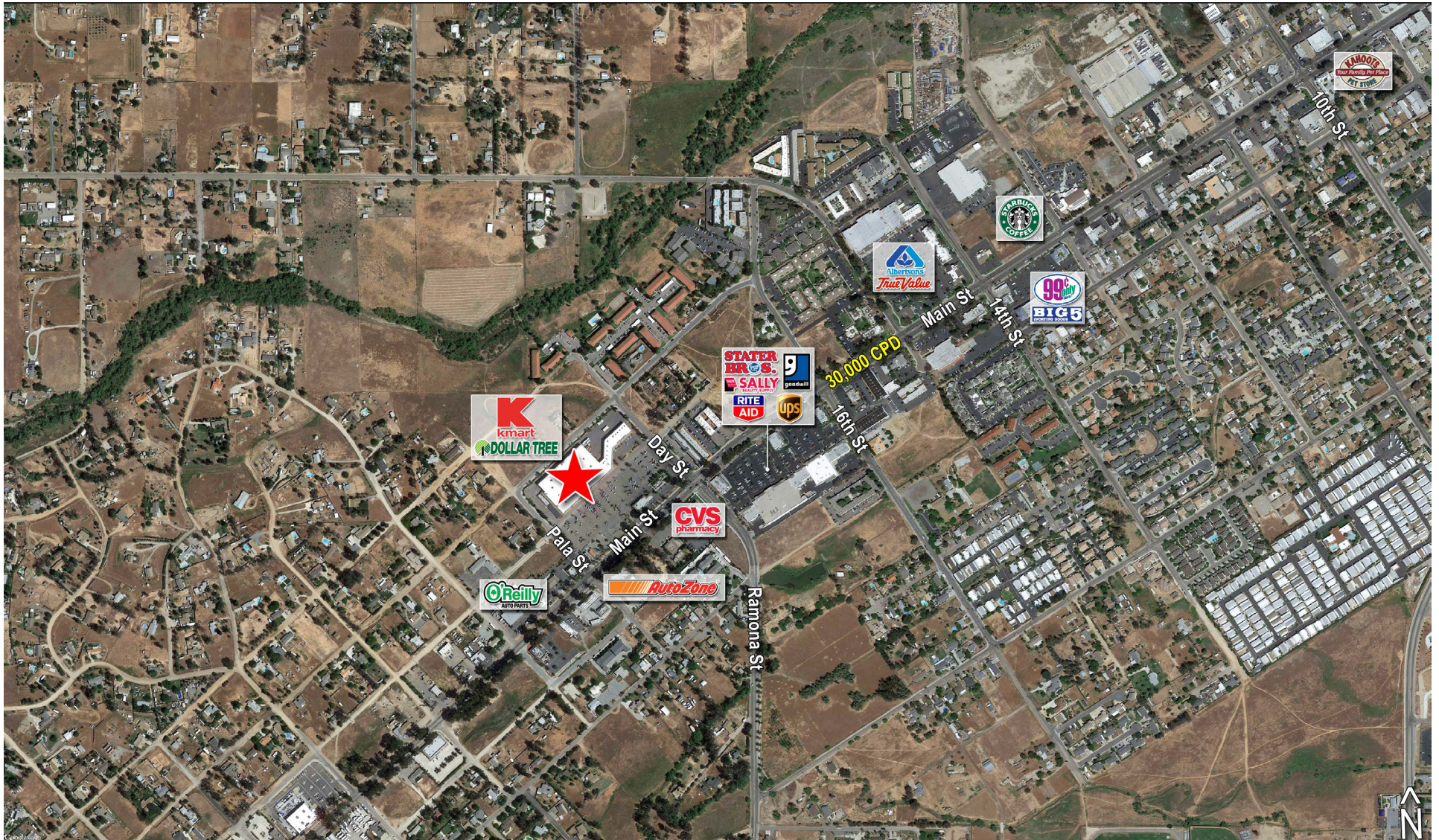
RAMONA, CA - 109,800 SF

01	KMART	40,300 SF
02	AVAILABLE	24,500 SF
03	AVAILABLE	24,500 SF

04	AVAILABLE	3,900 SF
05	AVAILABLE	2,400 SF
06	AVAILABLE	2,700 SF



07	DOLLAR TREE	11,500 SF
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CONTACT

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SHAUNA MATTIS

Senior Vice President
License #01071320
+1 310 694 3190
shauna.mattis@am.jll.com

CRAIG KILLMAN

Executive Vice President
License #00884183
Tel +1 858 410 1237
craig.killman@am.jll.com

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