

FOR LEASE - Retail Shop Space

# Fallbrook Towne Center North

1075-1079 SOUTH MISSION ROAD FALLBROOK, CA 92028



## Features

Situated fronting on busy Mission Road, within Fallbrook's prime hub of national credit retail tenants.

The Center benefits from its proximity to Albertsons-CVS anchored Fallbrook Town Center directly adjacent to the South.

Tenancy  Payless



## Retail Shop Space

1,200 SF - 10,020 SF  
\$1.65 - \$1.90 PSF, NNN



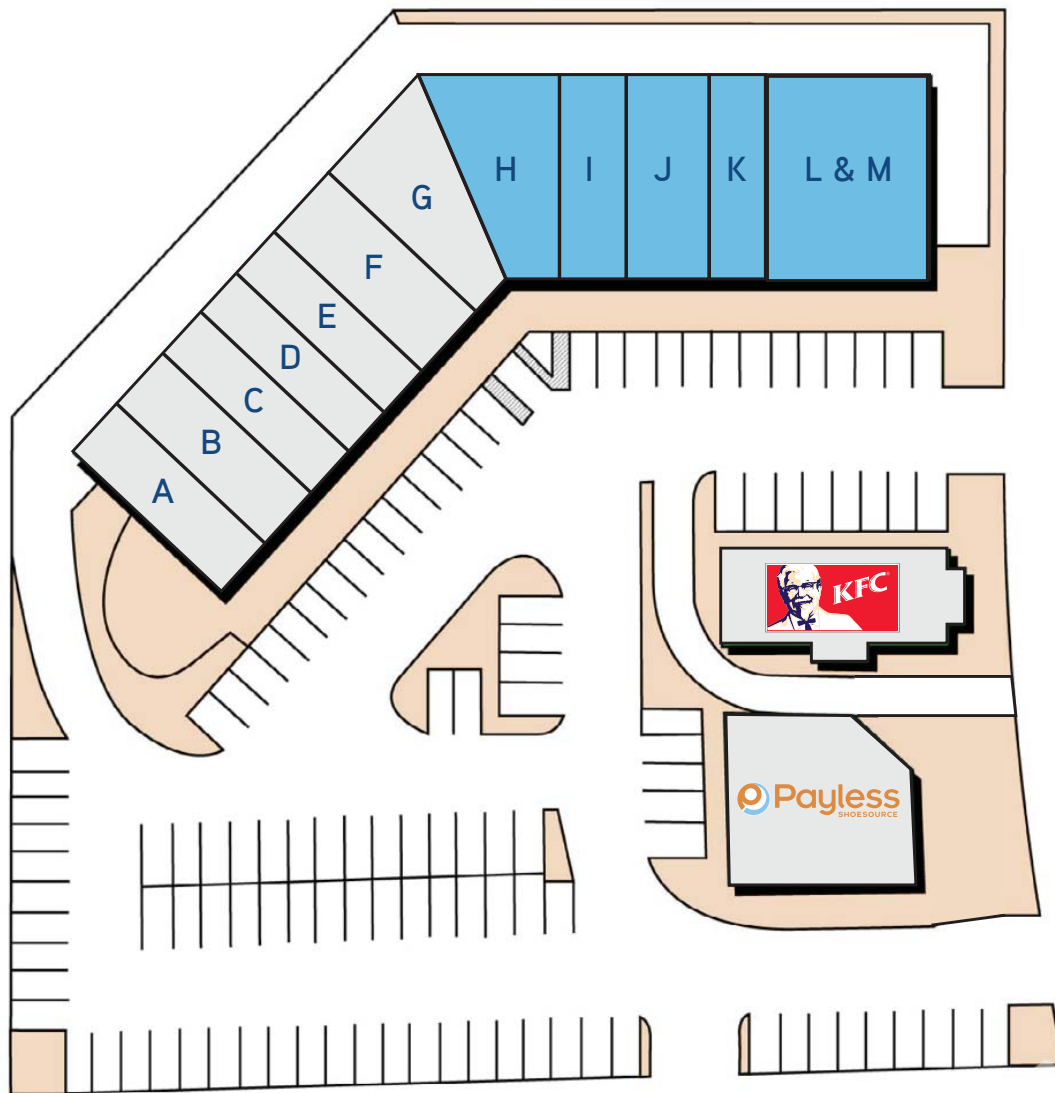
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# FALLBROOK TOWNE CENTER NORTH - RETAIL SHOP SPACE

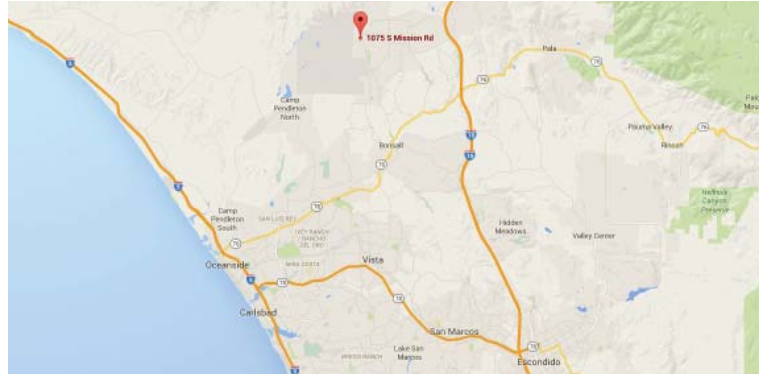
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Suite	Tenant	SF
1075 A	Rosa's Mexican Food	1,200
1075 B	Domino's Pizza	1,200
1075 C & D	Vision Hair Salon	1,800
1075 E	Massage Therapy	900
1075 F	Towne Cleaners	1,500
1075 G	St. John's Thrift Store	1,710
1075 H	Available	1,710
1075 I	Available	1,200
1075 J/K	Available	2,400
1075 L & M	Available	3,000
1077	KFC	
1079	Payless Shoe Source	

# FALLBROOK TOWNE CENTER NORTH - RETAIL SHOP SPACES

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	1 MI RING	3 MI RING	5 MI RING
<b>Population Trend</b>			
2000 Total Population	14,243	29,005	40,293
2010 Total Population	14,325	30,539	43,233
2015 Total Population	15,004	32,181	45,590
2020 Total Population	15,563	33,993	48,473
<b>Households Trend</b>			
2000 Total Households	4,281	9,343	13,259
2010 Total Households	4,352	10,002	14,524
2015 Total Households	4,358	10,064	14,660
2020 Total Households	4,376	10,271	15,066
<b>Population Change Trend</b>			
2000 to 2010 Population Change	.6%	5.3%	7.3%
2000 to 2015 Population Change	5.3%	10.9%	13.1%
2010 to 2020 Population Change	8.6%	11.3%	12.1%
2015 to 2020 Population Change	3.7%	5.6%	6.3%
<b>Household Change Trend</b>			
2000 to 2010 Household Change	1.7%	7.1%	9.5%
2000 to 2015 Household Change	1.8%	7.7%	10.6%
2010 to 2020 Household Change	.6%	2.7%	3.7%
2015 to 2020 Household Change	.4%	2.1%	2.8%
<b>2015 Race</b>			
White alone	54.0%	65.9%	70.8%
Black or African American alone	2.5%	1.6%	1.9%
American Indian and Alaska Native alone	.8%	.7%	.8%
Asian alone	1.7%	2.0%	2.4%
Native Hawaiian and OPI alone	.2%	.2%	.3%
Some Other Race alone	35.5%	24.9%	19.3%
Two or More Races	5.2%	4.6%	4.5%



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	1 MI RING	3 MI RING	5 MI RING
<b>2015 Income</b>			
Per Capita Income	\$20,316	\$25,420	\$27,125
Household Income: Median	\$52,031	\$58,224	\$60,541
Household Income: Average	\$70,043	\$80,656	\$83,948
Less than \$10,000	7.2%	7.7%	7.5%
\$10,000 to \$14,999	3.3%	2.9%	2.7%
\$15,000 to \$19,999	3.7%	4.2%	4.3%
\$20,000 to \$24,999	5.0%	4.6%	4.3%
\$25,000 to \$29,999	6.7%	5.3%	4.5%
\$30,000 to \$34,999	6.1%	4.7%	4.4%
\$35,000 to \$39,999	4.7%	4.1%	4.0%
\$40,000 to \$44,999	5.9%	4.8%	4.9%
\$45,000 to \$49,999	5.3%	4.6%	4.5%
\$50,000 to \$59,999	9.9%	8.7%	8.5%
\$60,000 to \$74,999	10.9%	10.2%	10.1%
\$75,000 to \$99,999	13.3%	13.9%	14.1%
\$100,000 to \$124,999	6.1%	8.1%	8.6%
\$125,000 to \$149,999	4.0%	4.9%	5.0%
\$150,000 to \$199,999	4.1%	5.7%	6.4%
\$200,000 or more	3.7%	5.6%	6.1%
Average household size	3.4	3.2	3.1
Total Daytime Population	15,084	29,314	38,678
Total Employee Population	5,892	8,876	10,021
Total Daytime at Home Population	9,192	20,438	28,657
Total Employee Population (% of Daytime Population)	39.1%	30.3%	25.9%
Total Daytime at Home Population (% of Daytime Population)	60.9%	69.7%	74.1%



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