

Mission Gorge Square

Pad Space Available with Drive-Thru

Trader Joe's and Ulta Beauty Anchored Center with Shop Space Availabilities

9640-9760 Mission Gorge Rd. Santee, CA



Property Overview

Mission Gorge Square is a thriving neighborhood center strategically situated in the bustling retail hub of Santee. Its exceptional location is further enhanced by the presence of renowned retailers and crowd-drawing retailers Trader Joe's and Ulta Beauty. The Santee trade area boasts the highest sales volumes for grocery and daily needs in East San Diego, making Mission Gorge Square an ideal destination for businesses looking to enter this lucrative market.



Rent negotiable



Anchored by a new Trader Joe's & Ulta Beauty



Surrounded by dense residential communities



New monument signage



+36,000 cars per day



Visits

1.9M

+16.6% 36K

Visits YoY

cars per day

Traffic Count

per year

per year

JLL SEE A BRIGHTER WAY

Property overview and demographics

- 2,115 4,850 SF of shop space available
- Signalized intersection
- Estimated 276,835 people living within a 5-mile radius from the shopping center
- Average household income of \$120,419 within a 5-mile radius
- Tenants include: Trader Joe's, Ulta Beauty, El Pollo Loco, IHOP

Nearby retailers:



















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emographics				
	1 mile radius	3 mile radius	5 mile radius	
Total population	13,375	107,504	276,835	
Avg. household income	\$114,398	\$127,365	\$120,419	
Median home value	\$660,430	\$742,454	\$758,891	
Total consumer expenditure	\$65,465,950	\$623,130,412	\$1,838,839,701	





	Square Footage	Rate/SF	Availability
9684	3,882	Negotiable	Immediate
9710A	2,425	Negotiable	Immediate
9710B	2,425	Negotiable	Immediate
PAD	2,115	Negotiable	Immediate

LOD DRIVE AISLE ß 25 EXISTING RESTAURANT BUILDING 30 FT DRIVE AISLE **₫** MISSION GORGE ROAD 9650 - SITE PLAN
1" = 30'-0"

MISSION GORGE SQUARE

9650 MISSION GORGE ROAD SANTEE, CALIFORNIA

05NOV25

9650 MISSION GORGE ROAD

STEPHEN G BROWN
PLANNING+DESIGN

Area map











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