

FOR LEASE

OCEAN PLACE CINEMAS

401-409 Mission Avenue, Oceanside, CA 92054



FOR LEASE

1,065 SF & 3,160 SF TURN KEY RESTAURANTS

Property Highlights

- Anchored by a 16-Plex Regal Cinema
- Caters to both local residents as well as a strong tourist customer base
- Most prominent intersection of downtown Oceanside
- Abundant parking in immediate area

Traffic Counts

- N. Coast Hwy.: 22,507 ADT
- Mission Ave.: 19,258 ADT

Demographics

	1 MILE	3 MILES	5 MILES
Population (2024)	14,408	60,211	134,719
AHH Income	\$110,984	\$111,661	\$122,483
Daytime Population	6,262	25,349	43,364

Current Tenants



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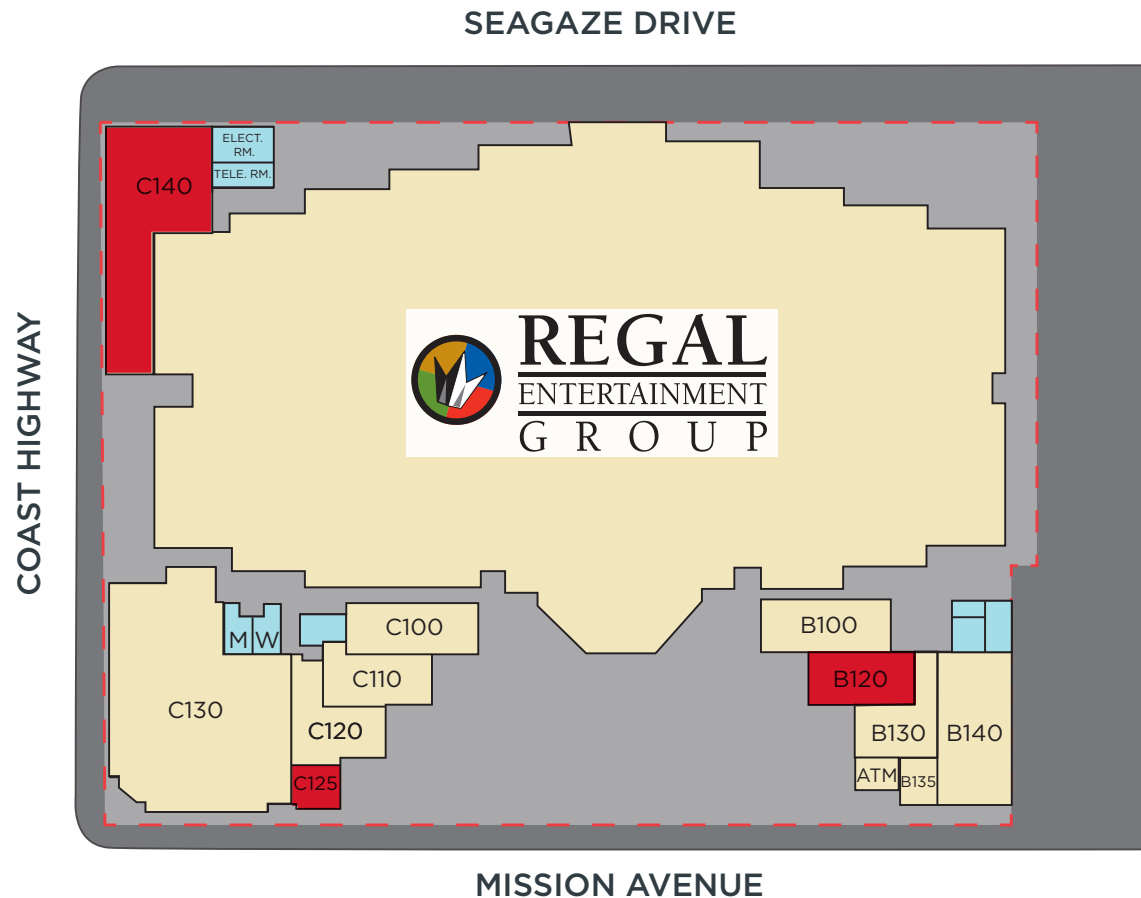
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Availabilities & Site Plan

SUITE	TENANT	SQ. FT.
A100	Regal Cinemas	60,175
B100	UMI Japanese Restaurant	1,229
B120	AVAILABLE (turn key restaurant space)	1,065
B130	Knock Out Pizza	1,485
B135	Sunglass Corner	575
B140	Asylum Board Shop	1,368
C100	Attractive Gems	1,213
C110	Cold Stone Creamery	1,055
C120	ZZang Hot Dogs & Chicken	1,210
C125	AVAILABLE	370
C130	Wings Beachwear	6,900
C140	AVAILABLE (turn key restaurant space)	3,160
ATM	Chase	



DISCLAIMER: This drawing is for general information purposes only. Any and all features, matters and other information depicted hereon or contained herein are for illustrative marketing purposes only, are subject to modification without notice, are not intended to be relied upon by any party and are not intended to constitute representations and warranties as to the size and nature of improvements to be constructed (or that any improvements will be constructed) or as to the identity or nature of any occupants thereof.

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Aerial



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Demographics

1 MI

3 MI

Demographic and Income Profile

401 Mission Ave, Oceanside, California, 92054 2
 401 Mission Ave, Oceanside, California, 92054
 Ring: 1 mile radius
 Latitude: 33.19511, Longitude: -117.37975



Summary	Census 2010	Census 2020	2024	2029
Population	15,653	14,802	14,408	14,951
Households	5,942	6,369	6,511	6,937
Families	3,201	-	3,211	3,423
Average Household Size	2.60	2.30	2.19	2.13
Owner Occupied Housing Units	1,491	-	1,789	1,872
Renter Occupied Housing Units	4,451	-	4,722	5,065
Median Age	32.2	-	37.8	39.3
Trends: 2023-2028 Annual Rate	Area	State	National	
Population	0.74%	0.09%	0.30%	
Households	1.28%	0.38%	0.49%	
Families	1.29%	0.37%	0.44%	
Owner HHs	0.91%	0.58%	0.66%	
Median Household Income	2.98%	2.70%	2.57%	
Households by Income	2024	2029		
	Number	Percent	Number	Percent
<\$15,000	502	7.7%	453	6.5%
\$15,000 - \$24,999	497	7.6%	384	5.5%
\$25,000 - \$34,999	409	6.3%	375	5.4%
\$35,000 - \$49,999	578	8.9%	543	7.8%
\$50,000 - \$74,999	1,083	16.6%	1,049	15.1%
\$75,000 - \$99,999	864	13.3%	912	13.1%
\$100,000 - \$149,999	1,268	19.5%	1,418	20.4%
\$150,000 - \$199,999	499	7.7%	683	9.8%
\$200,000+	811	12.5%	1,119	16.1%
Median Household Income	\$79,276		\$91,797	
Average Household Income	\$110,984		\$131,318	
Per Capita Income	\$50,005		\$60,757	
Population by Age	Census 2010	2024	2029	
	Number	Percent	Number	Percent
0 - 4	1,172	7.5%	673	4.7%
5 - 9	995	6.4%	602	4.2%
10 - 14	924	5.9%	630	4.4%
15 - 19	1,155	7.4%	700	4.9%
20 - 24	1,423	9.1%	1,014	7.0%
25 - 34	2,901	18.5%	2,875	20.0%
35 - 44	2,098	13.4%	2,253	15.6%
45 - 54	2,054	13.1%	1,718	11.9%
55 - 64	1,502	9.6%	1,732	12.0%
65 - 74	790	5.0%	1,374	9.5%
75 - 84	481	3.1%	621	4.3%
85+	158	1.0%	217	1.5%

Demographic and Income Profile

401 Mission Ave, Oceanside, California, 92054 2
 401 Mission Ave, Oceanside, California, 92054
 Ring: 3 mile radius
 Latitude: 33.19511, Longitude: -117.37975



Summary	Census 2010	Census 2020	2024	2029
Population	61,453	61,470	60,211	61,222
Households	22,138	23,264	23,535	24,465
Families	14,021	-	14,257	14,814
Average Household Size	2.56	2.42	2.35	2.30
Owner Occupied Housing Units	8,142	-	8,852	9,161
Renter Occupied Housing Units	13,996	-	14,683	15,305
Median Age	30.1	-	34.8	36.6
Trends: 2023-2028 Annual Rate	Area	State	National	
Population	0.33%	0.09%	0.30%	
Households	0.78%	0.38%	0.49%	
Families	0.77%	0.37%	0.44%	
Owner HHs	0.69%	0.58%	0.66%	
Median Household Income	3.41%	2.70%	2.57%	
Households by Income	2024	2029		
	Number	Percent	Number	Percent
<\$15,000	1,546	6.6%	1,409	5.8%
\$15,000 - \$24,999	1,543	6.6%	1,184	4.8%
\$25,000 - \$34,999	1,656	7.0%	1,347	5.5%
\$35,000 - \$49,999	2,305	9.8%	2,057	8.4%
\$50,000 - \$74,999	3,939	16.7%	3,693	15.1%
\$75,000 - \$99,999	3,058	13.0%	3,066	12.5%
\$100,000 - \$149,999	4,534	19.3%	5,138	21.0%
\$150,000 - \$199,999	2,107	9.0%	2,806	11.5%
\$200,000+	2,847	12.1%	3,766	15.4%
Median Household Income	\$80,114		\$94,738	
Average Household Income	\$111,661		\$131,469	
Per Capita Income	\$43,325		\$51,967	
Population by Age	Census 2010	2024	2029	
	Number	Percent	Number	Percent
0 - 4	4,817	7.8%	3,292	5.5%
5 - 9	3,743	6.1%	2,920	4.8%
10 - 14	3,333	5.4%	2,732	4.5%
15 - 19	4,558	7.4%	3,523	5.9%
20 - 24	8,254	13.4%	7,166	11.9%
25 - 34	10,396	16.9%	10,651	17.7%
35 - 44	7,474	12.2%	8,358	13.9%
45 - 54	7,457	12.1%	6,426	10.7%
55 - 64	5,548	9.0%	6,386	10.6%
65 - 74	2,849	4.6%	5,292	8.8%
75 - 84	2,001	3.3%	2,473	4.1%
85+	1,022	1.7%	993	1.6%

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5 MI

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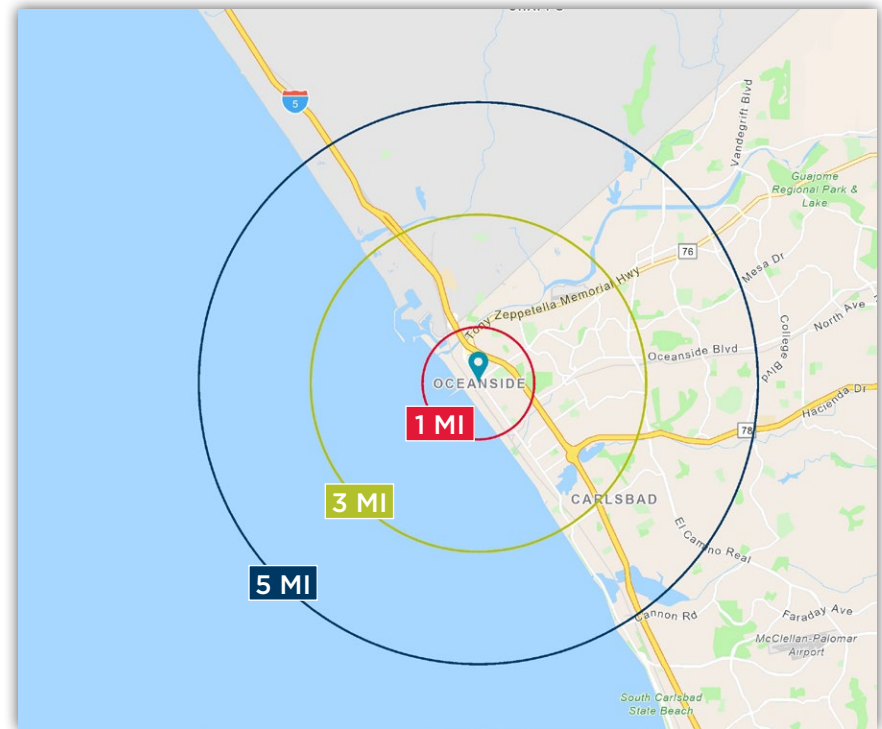
401 Mission Ave, Oceanside, California, 92054

Ring: 5 mile radius

Latitude: 33.19511, Longitude: -117.37975



Summary	Census 2010	Census 2020	2024	2029	
Population	130,930	135,894	134,719	136,060	
Households	49,673	52,421	53,036	54,673	
Families	31,670	-	33,241	34,318	
Average Household Size	2.50	2.45	2.40	2.36	
Owner Occupied Housing Units	22,650	-	24,613	25,507	
Renter Occupied Housing Units	27,023	-	28,423	29,166	
Median Age	32.8	-	36.9	38.4	
Trends: 2023-2028 Annual Rate		Area	State	National	
Population		0.20%	0.09%	0.30%	
Households		0.61%	0.38%	0.49%	
Families		0.64%	0.37%	0.44%	
Owner HHs		0.72%	0.58%	0.66%	
Median Household Income	3.17%		2.70%	2.57%	
Households by Income		Number	Percent	Number	Percent
			2024		2029
<\$15,000		3,354	6.3%	3,034	5.5%
\$15,000 - \$24,999		2,992	5.6%	2,289	4.2%
\$25,000 - \$34,999		3,239	6.1%	2,610	4.8%
\$35,000 - \$49,999		4,550	8.6%	3,903	7.1%
\$50,000 - \$74,999		8,332	15.7%	7,688	14.1%
\$75,000 - \$99,999		6,728	12.7%	6,685	12.2%
\$100,000 - \$149,999		10,179	19.2%	11,140	20.4%
\$150,000 - \$199,999		5,917	11.2%	7,472	13.7%
\$200,000+		7,745	14.6%	9,853	18.0%
Median Household Income		\$88,413		\$103,357	
Average Household Income		\$122,483		\$142,611	
Per Capita Income		\$47,960		\$56,868	
		Census 2010		2024	
Population by Age		Number	Percent	Number	Percent
0 - 4		9,277	7.1%	7,052	5.2%
5 - 9		7,533	5.8%	6,668	4.9%
10 - 14		7,119	5.4%	6,361	4.7%
15 - 19		9,136	7.0%	7,521	5.6%
20 - 24		15,355	11.7%	13,482	10.0%
25 - 34		21,219	16.2%	22,525	16.7%
35 - 44		15,793	12.1%	18,211	13.5%
45 - 54		16,416	12.5%	14,668	10.9%
55 - 64		13,428	10.3%	15,022	11.2%
65 - 74		7,464	5.7%	13,451	10.0%
75 - 84		5,518	4.2%	6,955	5.2%
85+		2,673	2.0%	2,803	2.1%



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