

EL CAMINO CROSSING

3702 & 3790 VIA DE LA VALLE | DEL MAR, CA 92014





NEW LOCAL OWNERSHIP

Brixton Capital is a preeminent private real estate investment firm that seeks to generate outstanding, risk-adjusted returns by unlocking embedded value in commercial real estate transactions spanning multifamily and retail properties. Headquartered in San Diego County's Solana Beach, California, Brixton is led by a team of seasoned commercial real estate experts with an average of more than 25 years of experience. Brixton currently owns and operates a portfolio of approximately \$2.0 billion AUM, representing over 12 million square feet of multifamily, retail and land investments across the United States. For more information, visit www.brixtoncapital.com.

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PROPERTY HIGHLIGHTS

Situated at the threshold between the prestigious residential areas of Rancho Santa Fe and Del Mar, El Camino Crossing is where professional and personal life converge. With convenient access to the I-5 freeway and all the nearby North County neighbourhoods the revitalization of this iconic property will turn this exceptional location into a prime destination. Cosmetic improvement plans include a refresh of the façade, new landscaping throughout the project, and a comprehensive new signage program starting shortly. Seamlessly blending executive offices with high-end retail spaces, El Camino Crossing offers a unique and sophisticated environment for both work and leisure.

AVAILABILITY

ADDRESS	SUITE	RSF	AVAILABLE	COMMENTS
3790 Via De La Valle East Building	100	6,928	Now	Office, Retail, Medical, Shell Condition, Private Patio Divisible to 3,000 SF
3790 Via De La Valle East Building	210	954	Now	Retail, Medical
3790 Via De La Valle East Building	218	2,588	Now	End Cap Retail with Private Patio



EL CAMINO CROSSING



FLOOR PLAN

SUITE 100: 6,928 SF

- Office, Retail, Medical, Shell Condition
- Divisible to 3,000 SF

SUITE 210: 954 SF

- Retail, Medical

SUITE 218: 2,588 SF

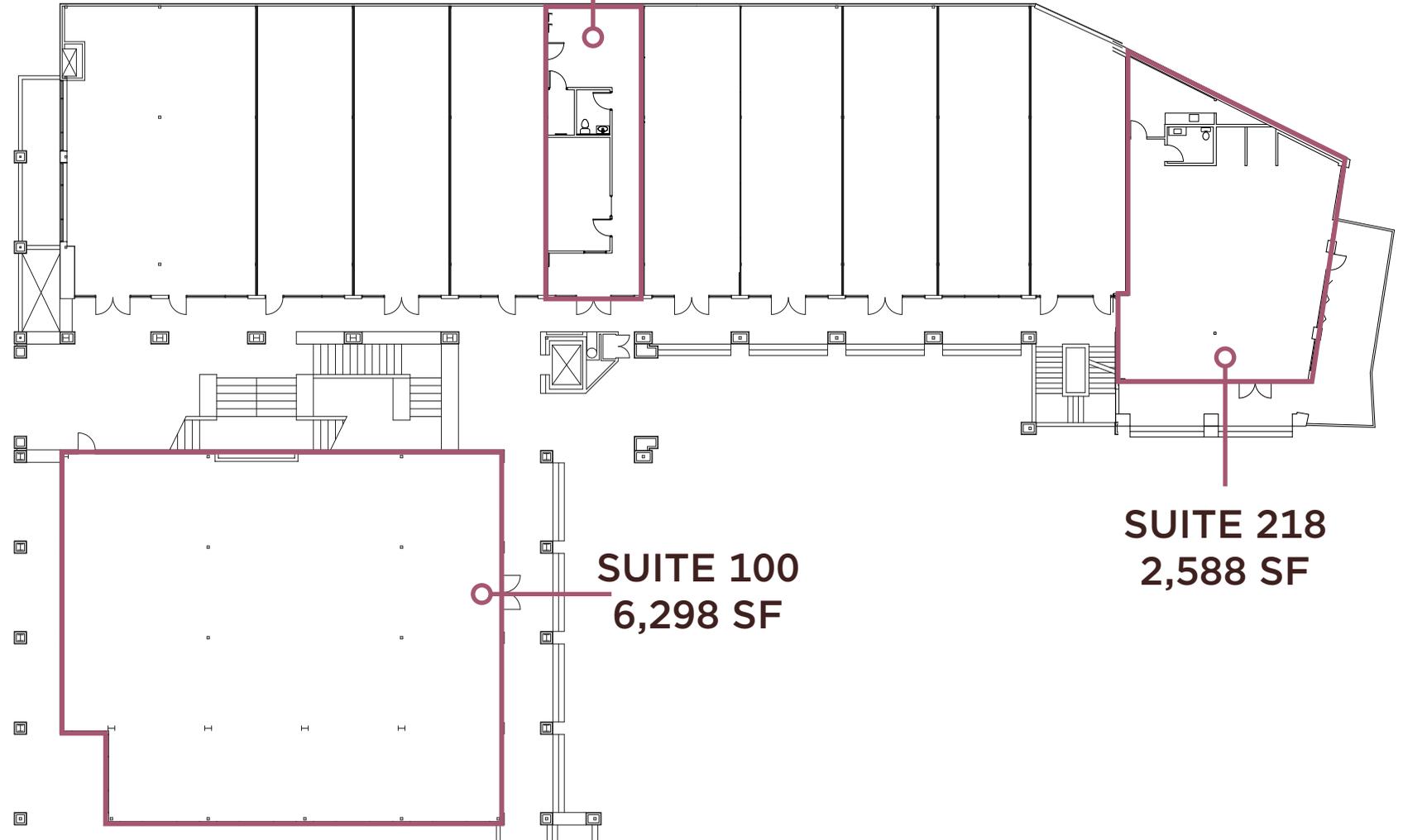
- End Cap Retail
- Private Patio



SUITE 100
RENDERING

UPPER LEVEL SIDEWALK AND LANDSCAPE

SUITE 210
954 SF



SUITE 100
6,298 SF

SUITE 218
2,588 SF

3702 VIA DE LA VALLE | WEST BUILDING

PHOTOS



3790 VIA DE LA VALLE | EAST BUILDING

PHOTOS



PROJECT IMPROVEMENTS
COMING SOON



The images shown are conceptual and subject to change

AREA AMENITIES



CITY OF SOLANA BEACH

BEACHWALK

Alfonso's
Rubio's COASTAL GRILL
Banfield PET HOSPITAL
LANA

FLOWER HILL PROMENADE

WHOLE FOODS MARKET
CUCINA enoteca
Starbucks
burgerlounge
Yogurtland

Lomas Santa Fe COUNTRY CLUB

RANCHO SANTA FE

Morgan Run CLUB & RESORT
A Member of the ClubCorp Family

POLO PLAZA

Fairbanks Ranch Country Club
A BAY CLUB PROPERTY

Del Mar COUNTRY CLUB

BRIGANTINE BAY SEAFOOD & OYSTER BAR

DEL MAR



VIA DE LA VALLE

EL CAMINO REAL

DEL MAR SHOPPING CENTER

Gelson's
WELLS FARGO
petco
MEXICAN FOOD
Coffee Beanery

SURFCUP SPORTS

SHOWPARK OF SAN DIEGO

CITY OF DEL MAR

DEL MAR SHOPPING CENTER

Gelson's
WELLS FARGO
petco
MEXICAN FOOD
Coffee Beanery

DEL MAR HEIGHTS



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NEWMARK



B R I X T O N

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