

# 2924 CARLSBAD BOULEVARD

2924 Carlsbad Boulevard | Carlsbad, CA 92008



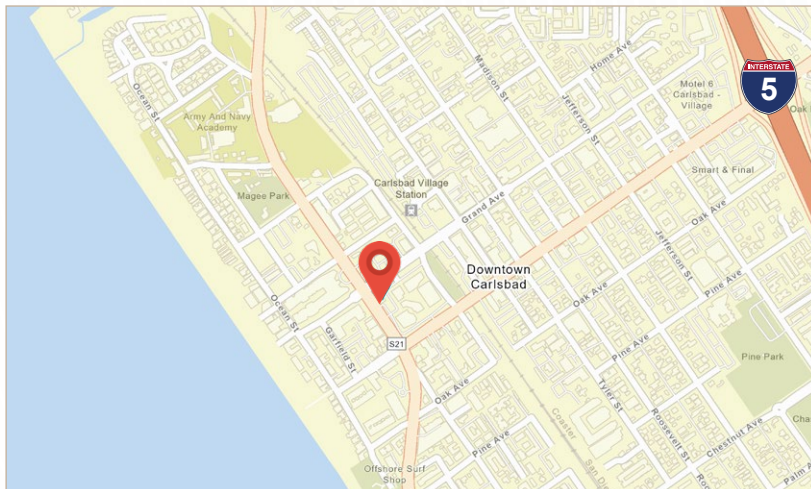
## FOR LEASE

*±1,036 SF Retail Space + 330 SF Covered Patio in the Heart of Carlsbad Village*



# PROPERTY HIGHLIGHTS

- Prime Carlsbad Village location — located on Carlsbad Blvd in the heart of Carlsbad Village
- Strong local demographics & spending power with high home values and tourism that support year-round and season retail demand
- Strong street visibility along Carlsbad Blvd one of the village's main pedestrian/vehicular corridors
- Easy coastal access and short drive to I-5 for visitors coming from North County and beyond



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## DEMOGRAPHICS

|                    | 1 MILE    | 3 MILES   | 5 MILES   |
|--------------------|-----------|-----------|-----------|
| Population (2025)  | 11,135    | 62,864    | 153,536   |
| AHH Income         | \$135,821 | \$146,671 | \$140,284 |
| Daytime Population | 7,801     | 30,876    | 86,671    |

[CLICK HERE FOR FULL DEMOGRAPHICS REPORT >>>](#)

## TRAFFIC COUNTS

|                      |            |
|----------------------|------------|
| Carlsbad Blvd.       | 16,600 ADT |
| Carlsbad Village Dr. | 21,200 ADT |

## NEIGHBORS



SHOOT S

HANDELS  
HOMEMADE ICE CREAM SINCE 1945



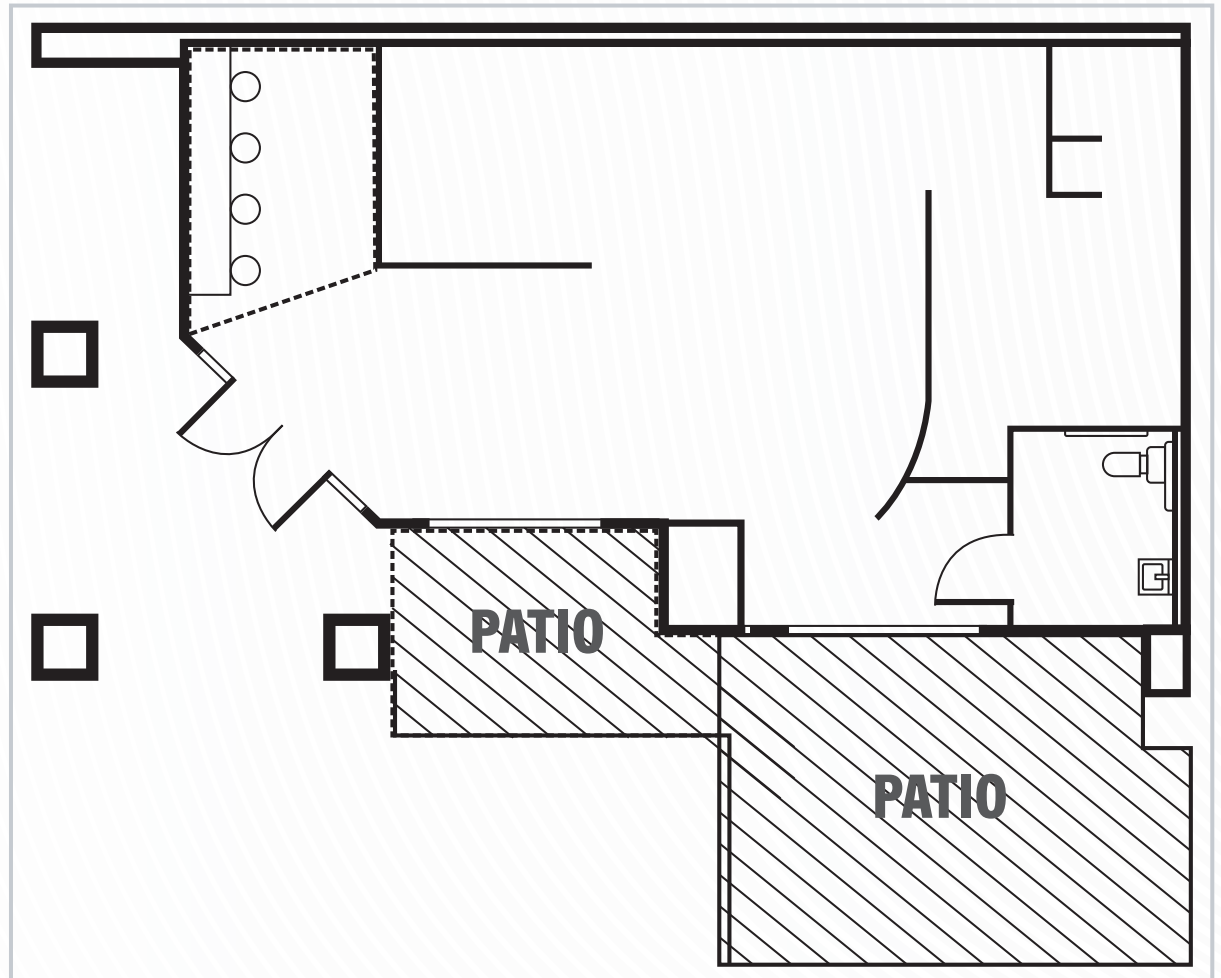
# FLOOR PLAN

## AVAILABLE SF

## AVAILABILITY

±1,036 sf + 330 sf  
covered patio

02/01/2026



FOR REFERENCE ONLY. NOT TO SCALE.



# PHOTO GALLERY





# MARKET AERIAL





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CARLSBAD, CA 92008

FOR LEASE

*FOR MORE INFORMATION CONTACT:*

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