

Pier View Plaza – Prime Restaurant & Retail Spaces

FOR LEASE



206-228 N Coast Hwy., Oceanside CA 92054 / 306-1,115 SF



PRIME

Oceanside Location

- ◇ Extremely prominent and vibrant property located main & main, in the center of all Downtown Oceanside activity
- ◇ Incredible coastal location, just 5 blocks from the beach & pier
- ◇ Become a part of Pier View Plaza, the home of Artist Alley, with art walks, vendors and music & art events
- ◇ Abundant free public parking in the immediate vicinity
- ◇ Ideal signage visibility right on busy North Coast Hwy
- ◇ Opportunity to take advantage of the upcoming development in Oceanside's Nine Block Master Plan
- ◇ Plenty of walking traffic with the Sunset Market and Farmers Market in the immediate vicinity
- ◇ Join renowned restaurant & retail tenants such as Hello Betty, Regal Cinemas, Barrel Republic, Stone Brewing & more



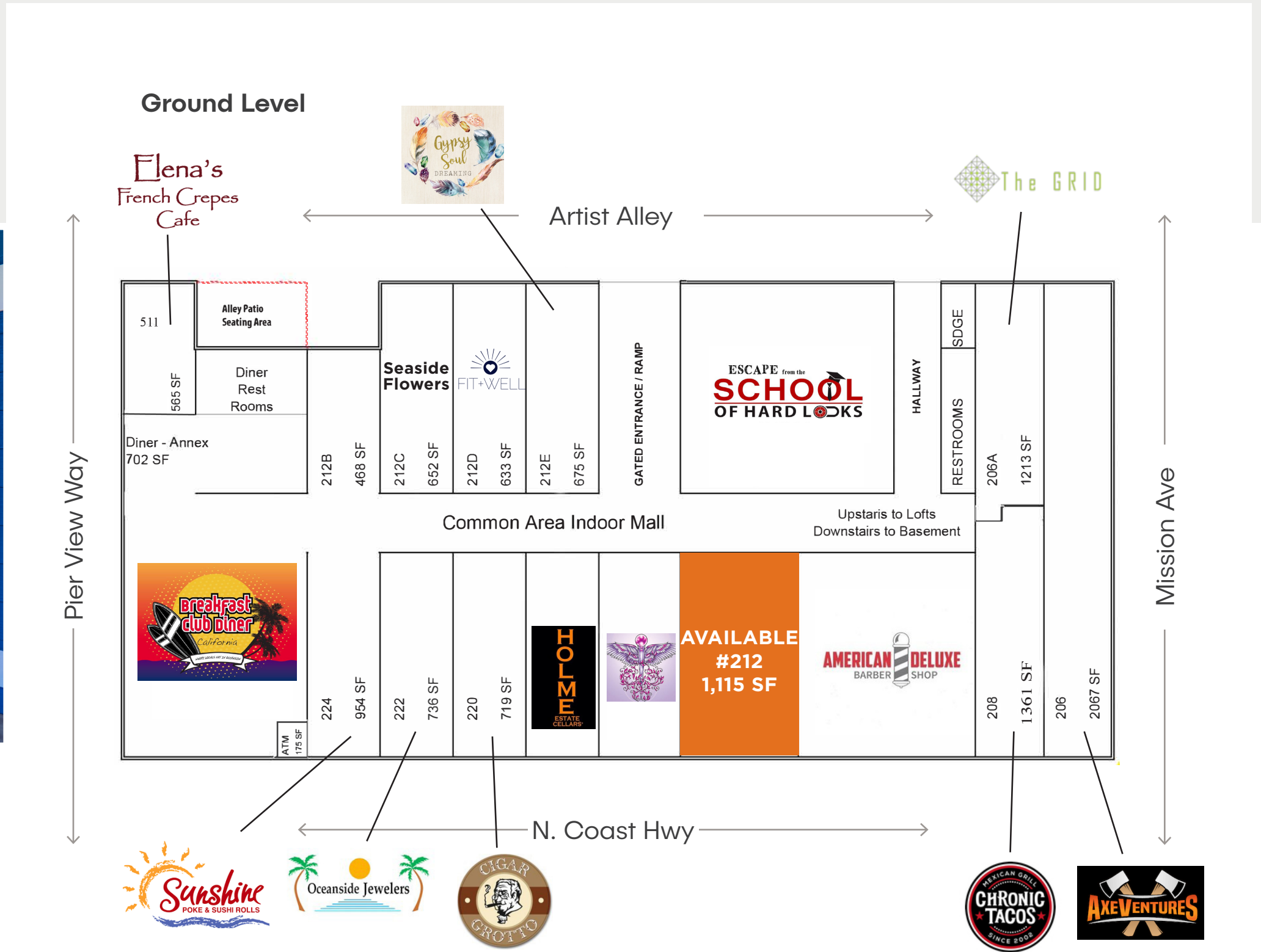
Renowned Neighbors



Floor Plan



206-228 N Coast Hwy., Oceanside CA 92054



Floor Plan - Office Suites



206-228 N Coast Hwy., Oceanside CA 92054

Second Level





01



02



03



04



05



06



07



08



09



10



11



12



13



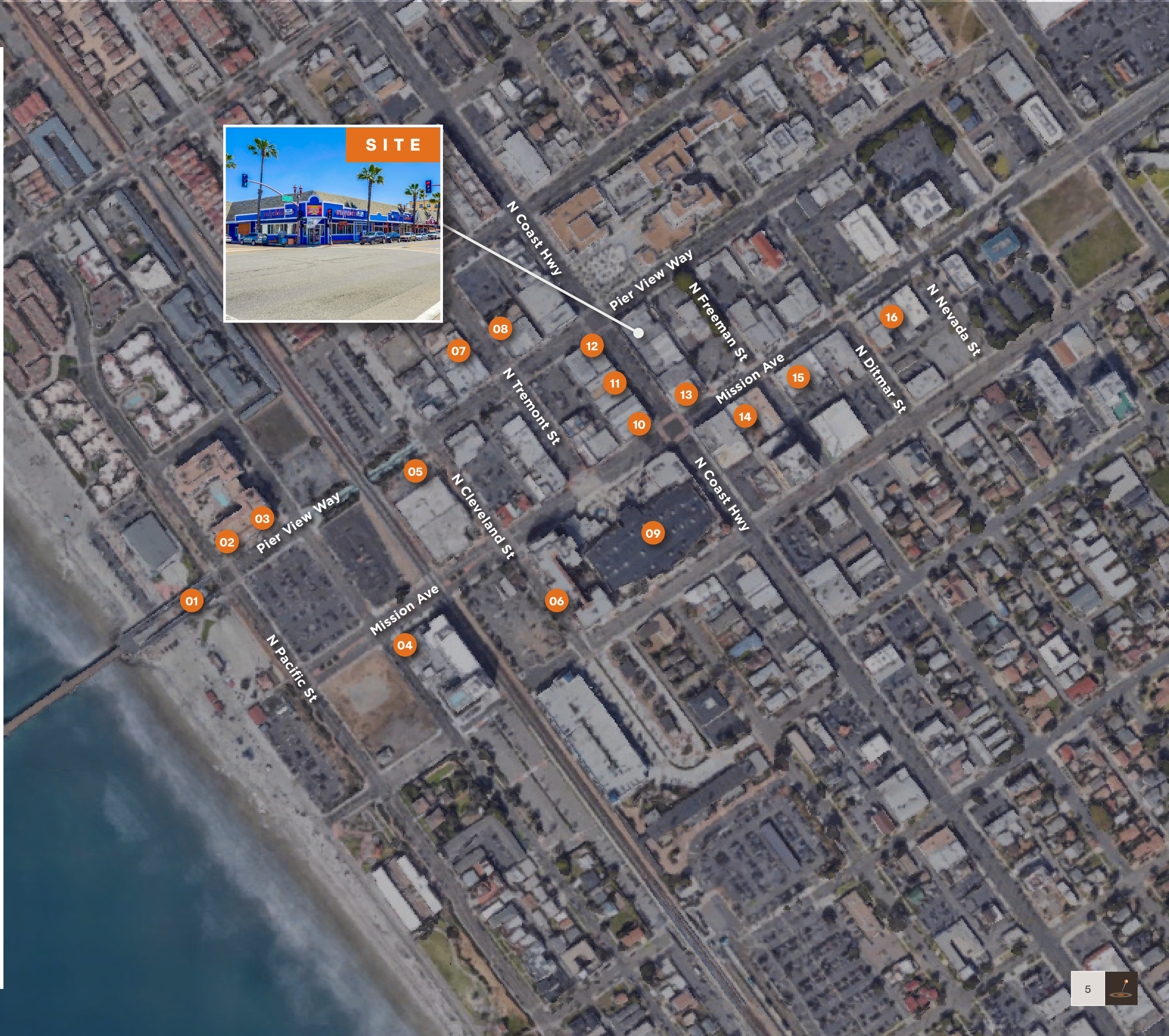
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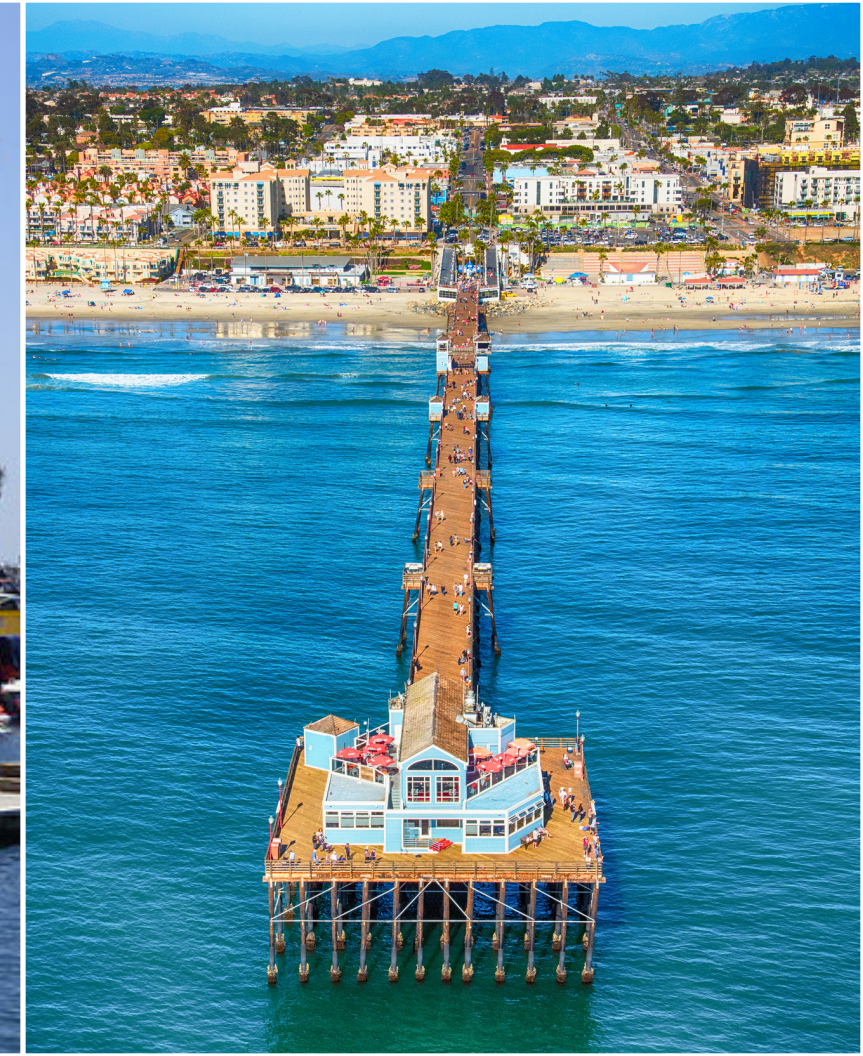
Goings On in Oceanside

OCEANSIDE HARBOR

A little bit of paradise. 950 pleasure boat slips, quaint village shopping at resort-style boutiques, top-name restaurants, cafes al fresco, congenial people, picnicking in mini-parks overlooking the harbor, and strolling or jogging around this idyllic setting.

SUNSET MARKET

This event has been a bright spot in downtown Oceanside since August 2007 and is so much more than a Farmers Market. Thousands of residents and visitors alike gather each week to enjoy the varied hot food offerings, the eclectic merchandise selections, the gourmet packaged food section and the live entertainment.

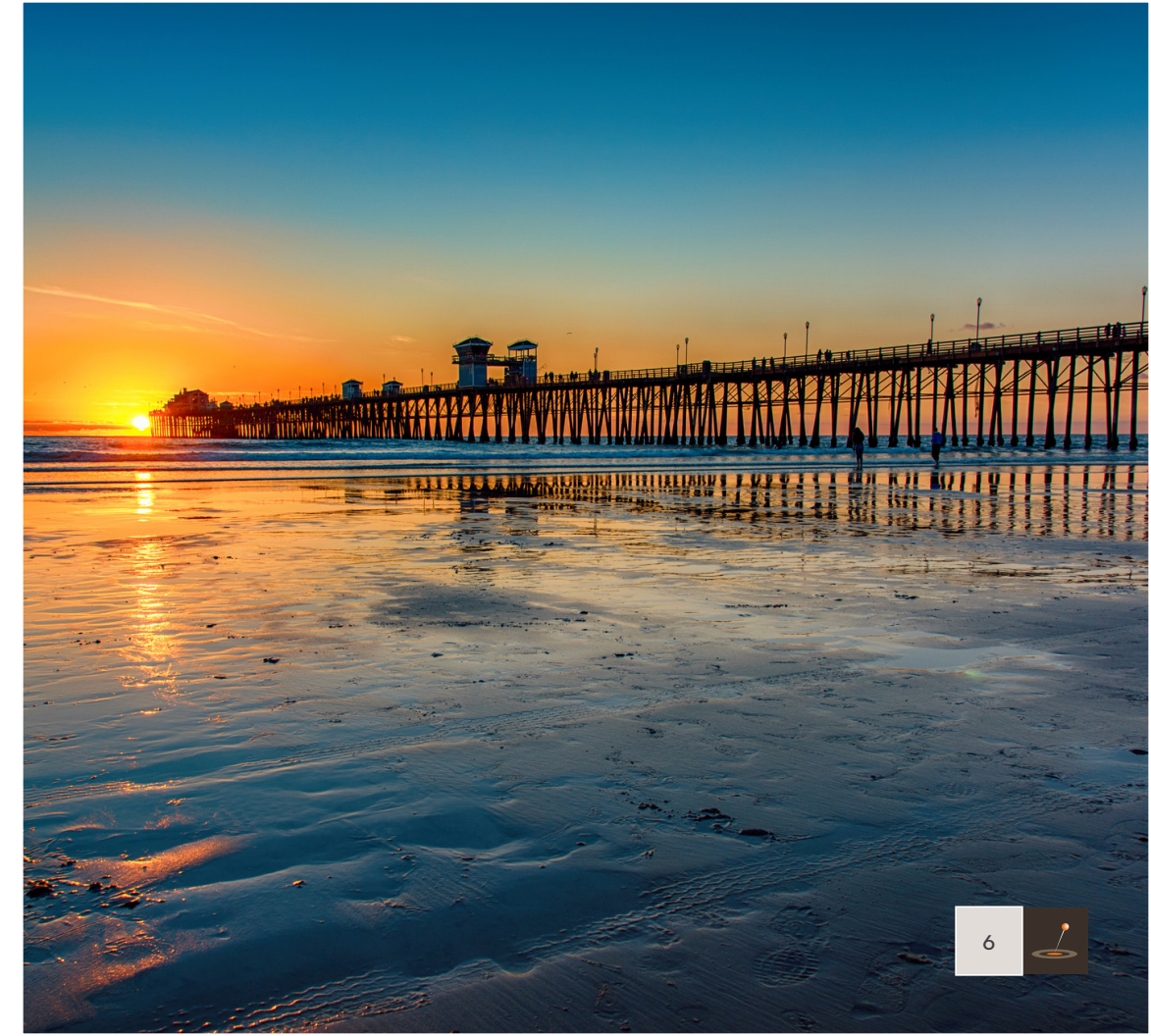


OCEANSIDE PIER

Oceanside represents the only City in the county to have a Pier, Harbor, and Ampitheatre. Stretching out at about 1954 feet, Oceanside's pier is the longest wooden over-water pier on the west coast of the United States. Walk the length of the pier for some truly awe-inspiring views of the downtown coastline.




OCEANSIDE FARMER'S MARKET

Held every Thursday morning, this vibrant market offers a variety of fresh local produce and flowers, and a huge selection of gourmet goodies including artisan baked goods, organic honey, salsa and chips, dips and sauces, and so much more! Shop from among dozens of crafts booths for a selection of handmade goods including jewelry, wearing apparel, soap and lotions, seashells, photography and many others. Corner of Pier View Way and Coast Hwy.



Demographics

5 MINUTES

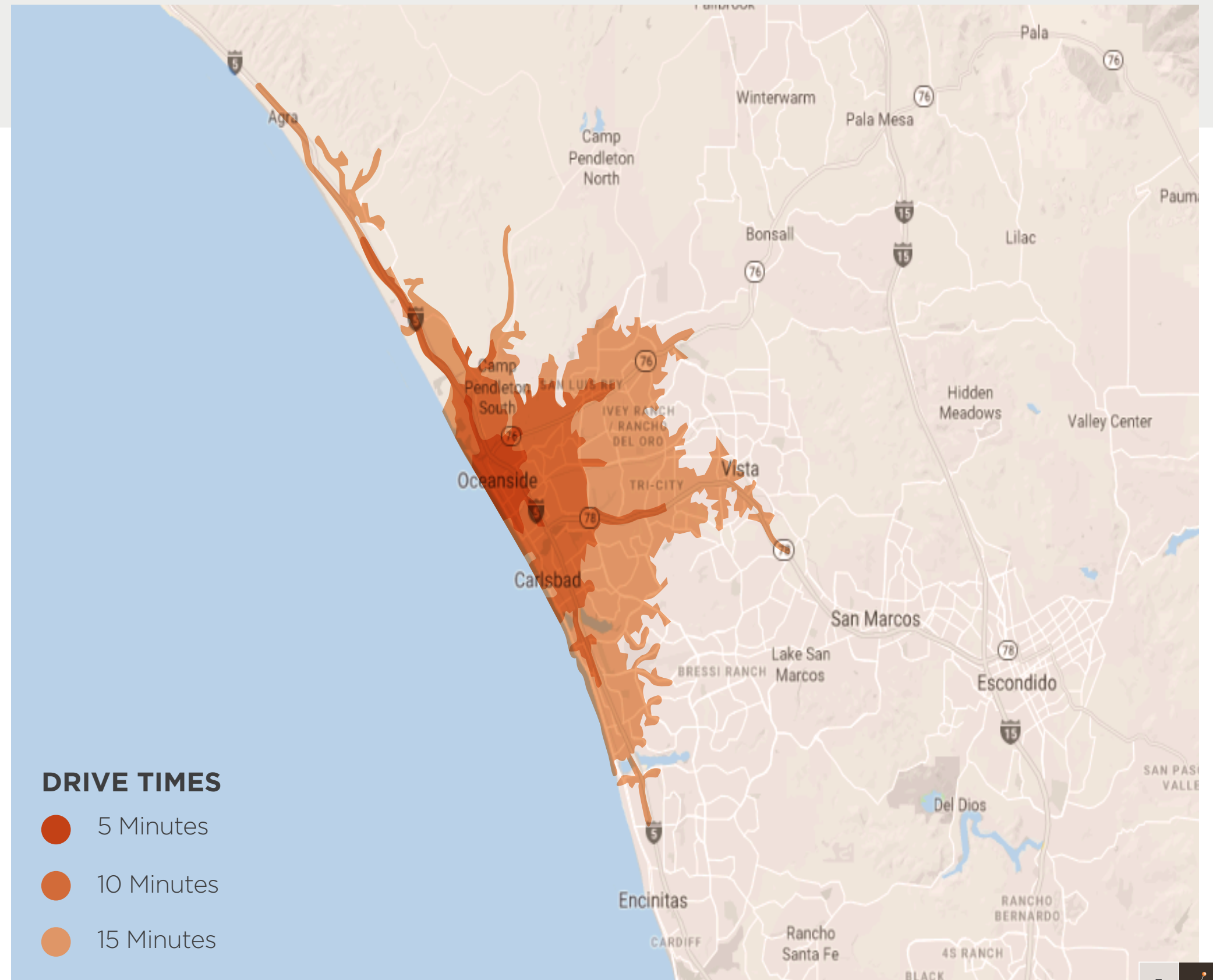
 Daytime Population	5,766
 Population	16,872
 Average HH Income	\$66,333

10 MINUTES




 Daytime Population	28,335
 Population	67,319
 Average HH Income	\$79,114

15 MINUTES

 Daytime Population	66,053
 Population	205,764
 Average HH Income	\$89,391



DRIVE TIMES

-  5 Minutes
-  10 Minutes
-  15 Minutes



Leasing Inquiries



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