7874 Girard Avenue
La Jolla, CA 92037

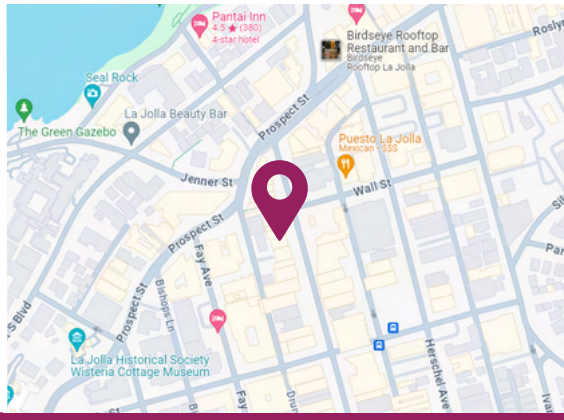
CAPITAL GROWTH PROPERTIES, INC.



Property Highlights

- **Prime Storefront Location:** Situated in a high-foot-traffic area on Girard Avenue, perfect for maximizing customer engagement.
- **Affluent Demographics:** Positioned in an up-scale neighborhood, attracting a high-income consumer base, ideal for premium goods and services.
- **Comprehensive Amenities:** Equipped with essential utilities including multiple restrooms and floor drains to accommodate for both staff and customer needs.
- **Visibility Boost:** Offers prime signage opportunities to enhance brand exposure and attract more visitors.

Available Space
Size
1,500 SF



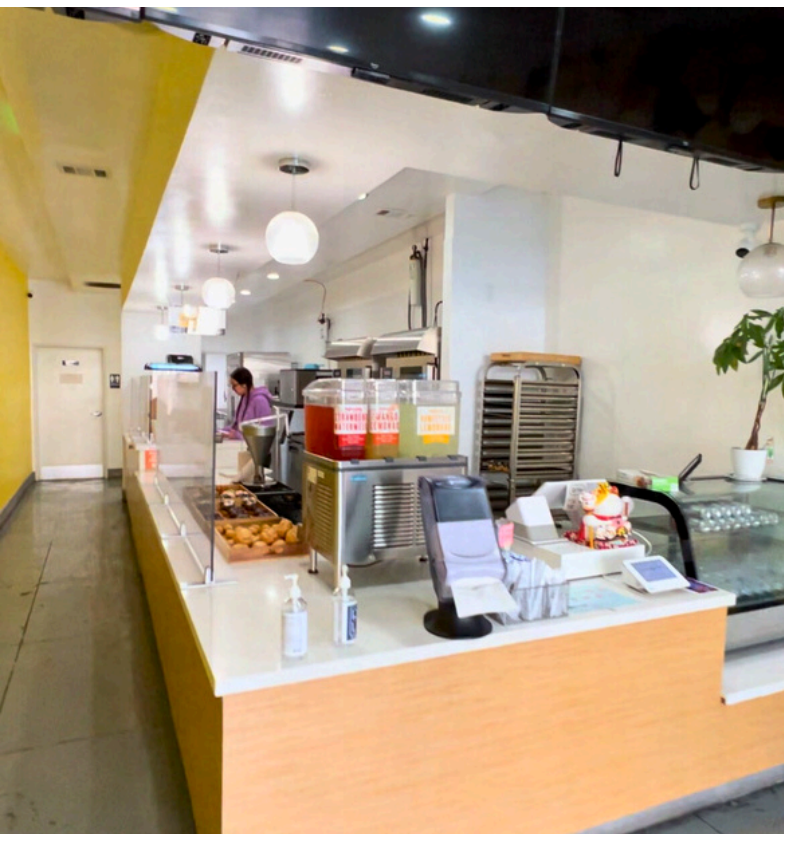
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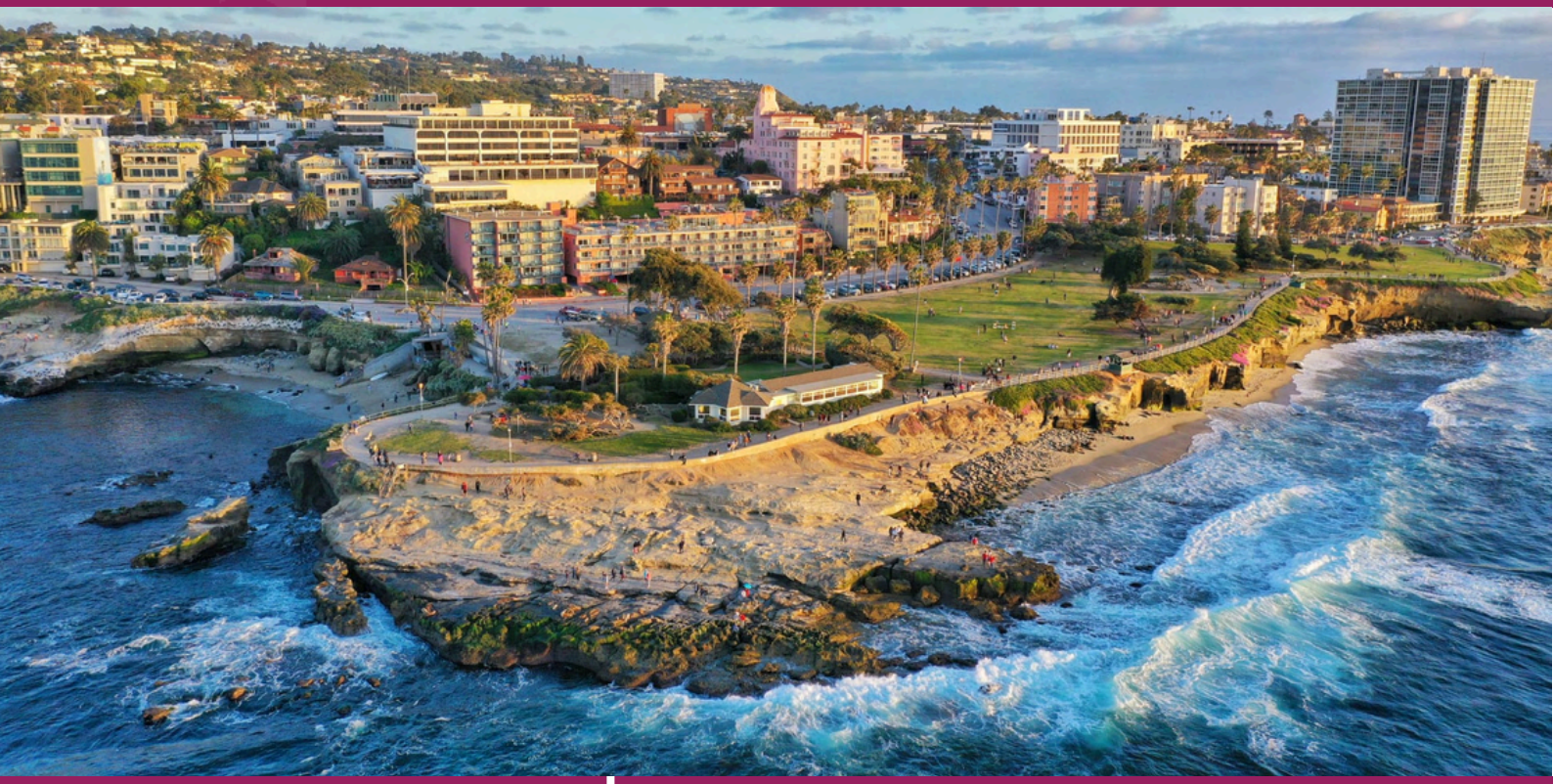




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Demographics

2023 Population
1 Mile: 8,361
3 Miles: 47,491
5 Miles: 160,888

Average Annual Household Income
1 Mile: $122,243
3 Miles: $126,188
5 Miles: $101,884

Median Age (Years)
1 Mile: 50
3 Miles: 44
5 Miles: 39

Walk Score®
Walker's Paradise (97)

Source: CoStar

Neighboring Retailers

CHASE
HENNESSEY
FIRST REPUBLIC
BANC OF CALIFORNIA
citi
pure barre
LIFE TIME
benefit SAN FRANCISCO
Eddie V's PRIME SEAFOOD
BEESIDE BALCONY
lululemon

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Contact us today for more information or to schedule a viewing!



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