GROCERY ANCHORED - RANCHO DEL ORO GATEWAY SHOPPING CENTER

SEC OCEANSIDE & COLLEGE BLVDS, OCEANSIDE, CA

DEVELOPERS RESOURCE COMPANIES, INC.
RETAIL CENTER DEVELOPMENT AND ASSET MANAGEMENT

- Co-Tenancy - Aldi, Jack in the Box, Papa Johns, Rubios, Supercuts, UPS, Verizon, AT&T & AutoZone & Others
- 3 Signalized Intersections
- AHI $105,493 (1 Mile)
- Trade Area Pop. 144,034 (3 mile)
- 103,000+ SF Grocery Anchored
- 74,153+ Vehicles Per Day
- 1,600+ FT of Frontage

LEASING

Shannon Faeh (858) 457-3235 x103 sfaeh@developers-resource.com License #01296640
Chuck Yablon (858) 457-3235 x105 cyablon@developers-resource.com

NATIONAL TENANTS CHOOSE COLLEGE & OCEANSIDE BOULEVARDS

1,600 FT OF FRONTAGE & 3 TRAFFIC LIGHTS

DEVELOPERS RESOURCE COMPANIES, INC.
RETAIL CENTER DEVELOPMENT AND ASSET MANAGEMENT

RANCHO DEL ORO
GATEWAY SHOPPING CENTER

JOIN THESE NATIONAL TENANTS AT COLLEGE & OCEANSIDE BLVDS.

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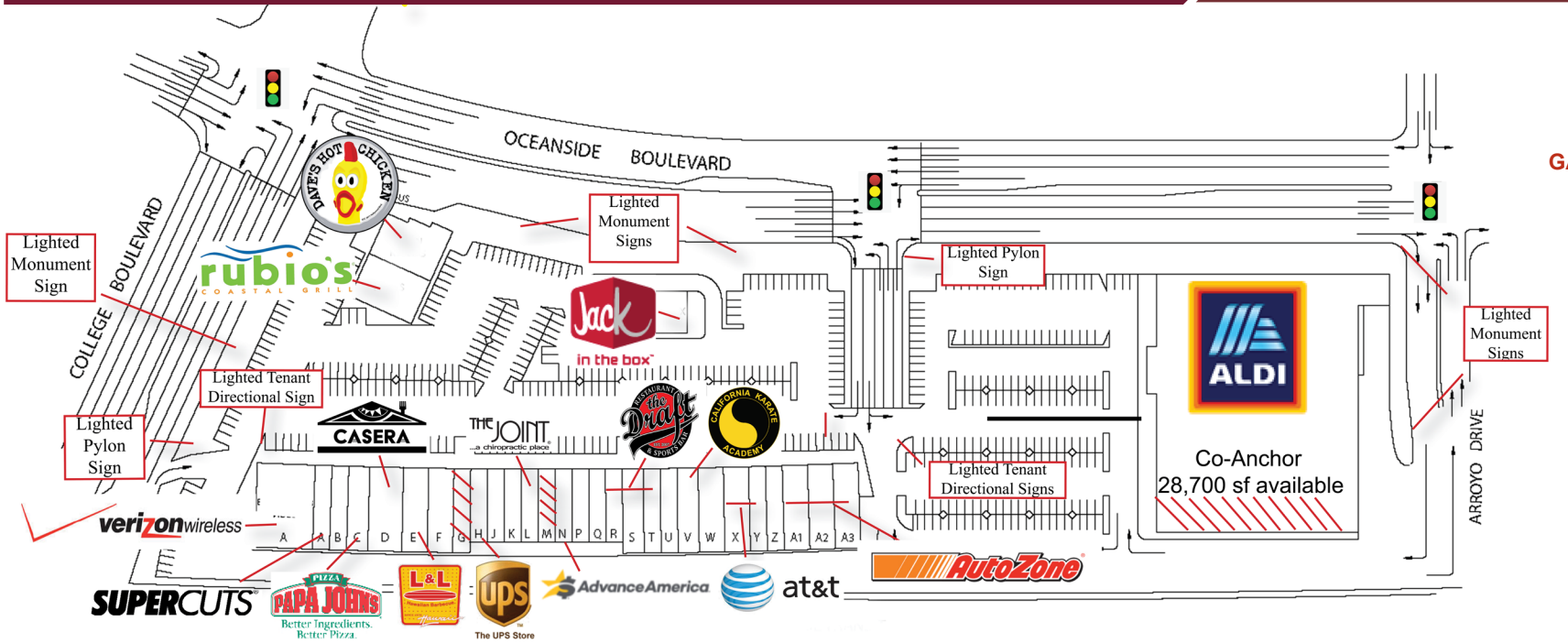
LIGHTED PYLON SIGNAGE & LIGHTED DIRECTIONAL SIGNAGE AVAILABLE

RANCHO DEL ORO GATEWAY SITE PLAN

DEVELOPERS RESOURCE COMPANIES, INC.
RETAIL CENTER DEVELOPMENT AND ASSET MANAGEMENT

RANCHO DEL ORO GATEWAY SHOPPING CENTER



4201 Oceanside Boulevard
A Dave's Hot Chicken
B Rubios Fresh Mexican Grill

4211 Oceanside Boulveard
Jack-in-the-Box

4221 & 4225 Oceanside Blvd.
4221 Verizon Wireless
A Supercuts
B China-Fusion Restaurant
C Papa Johns Pizza
D Casera Cafe
E L&L Hawaiian BBQ
F Waraii Sushi/Japanese Restaurant
G 1,760 SF Available
H UPS Store
J Perfect Nails
K One Love Island Cuisine1.2
L The Joint, A Chiropractic Place
M 1,285 SF Available
N Advance America-Cash Advance
P 1025 SF Available
Q Le Rendezvous French Bakery
R-T The Draft Restaurant & Sports Bar
U North County Cat Hospital
V Karate - CKA Oceanside
W Yummy Pho Vietnamese Resaurant
X/Y AT&T Wireless

4231 Oceanside Boulevard
Z, A1-A3 Autozone

4241 Oceanside Boulevard
28,700 SF Available

4251 Oceanside Boulevard
Aldi

ICSC
Member Since 1986

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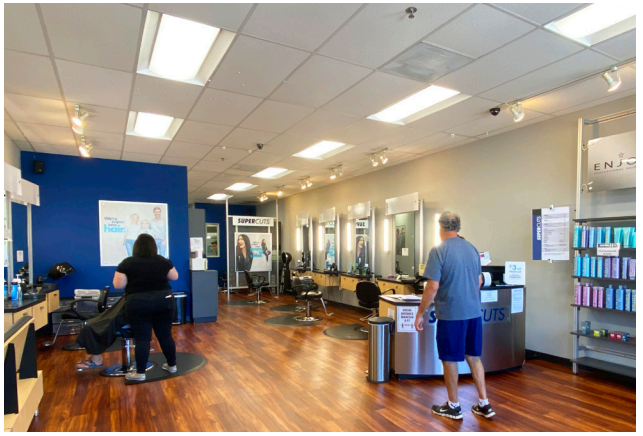
JOIN THIS GROCERY ANCHORED CENTER WITH OVER 74,000 VEHICLES PER DAY

4201-4251 OCEANSIDE BLVD., OCEANSIDE, CA

DEVELOPERS RESOURCE COMPANIES, INC.
RETAIL CENTER DEVELOPMENT AND ASSET MANAGEMENT



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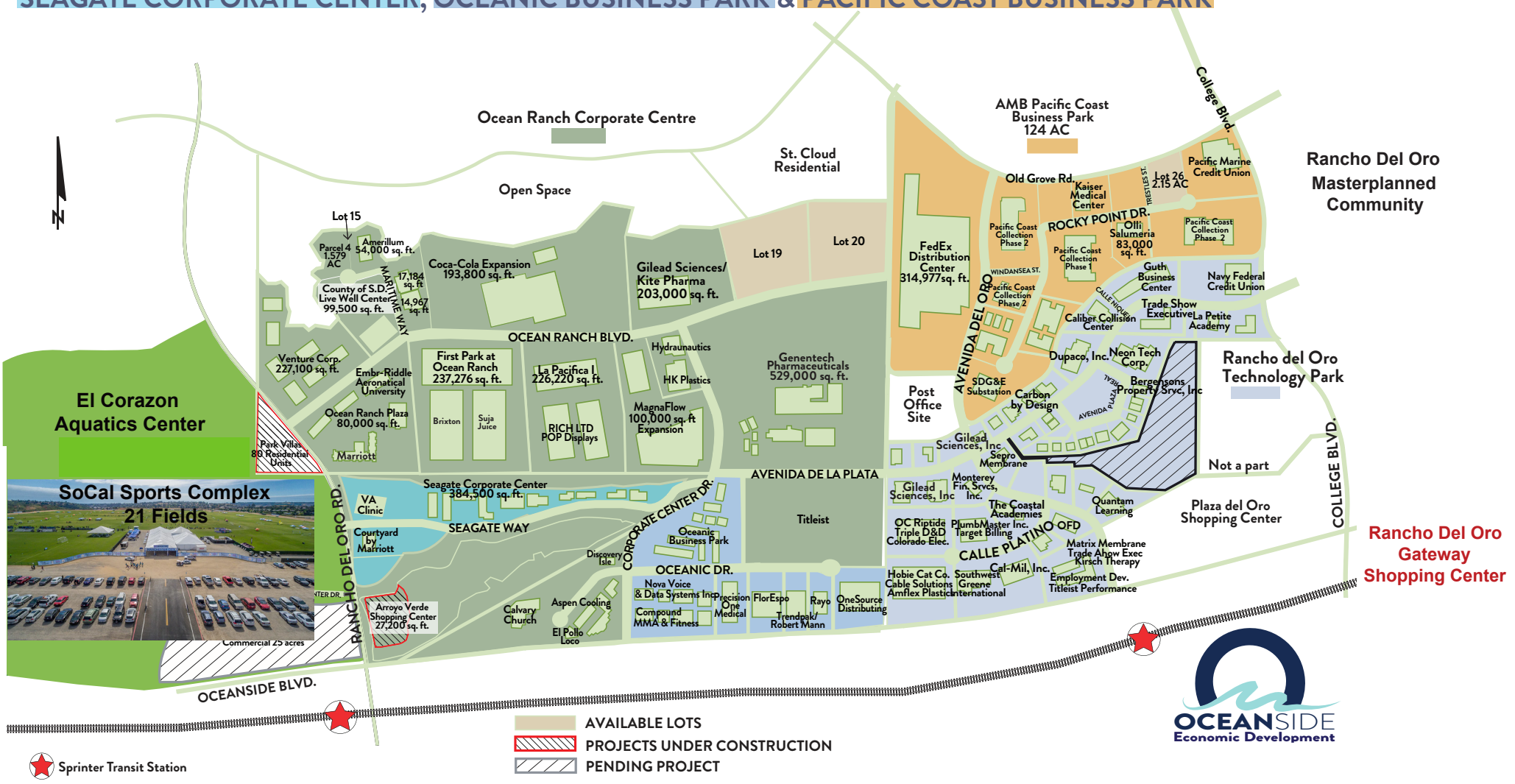
LARGE OFFICE/INDUSTRIAL COMPLEXES AT NW QUADRANT HOUSING:

FEDEX, COCA-COLA, GENENTECH, GILEAD SCIENCES, HYDRANAUTICS, MAGNAFLOW, MARRIOTT AND MANY MORE

DEVELOPERS RESOURCE COMPANIES, INC.
RETAIL CENTER DEVELOPMENT AND ASSET MANAGEMENT

OCEAN RANCH CORPORATE CENTRE, RANCHO DEL ORO TECHNOLOGY PARK, SEAGATE CORPORATE CENTER, OCEANIC BUSINESS PARK & PACIFIC COAST BUSINESS PARK



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KEY FACTORS DRIVING CONTINUAL TRAFFIC TO/THROUGH THIS RETAIL HUB

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