

Solana Beach Towne Centre

Solana Beach, California



Property Description: Ideally located in San Diego's north county, Solana Beach Towne Centre is the premier community center catering to the upscale communities of Solana Beach and Rancho Santa Fe.

Major Tenants: Sprouts Farmers Market, CVS Pharmacy, BevMo!, Dixieline, Marshalls, Kahoots Pet Store, Staples, Starbucks, Panera Bread, and Panda Express.

Location: Intersection of I-5 and Lomas Santa Fe Drive

Size: 246,730 Square Feet (GLA)

Demographics	1 Mile	3 Miles	5 Miles
Population	15,735	41,739	119,754
Average Household Income:	\$124,110	\$139,072	\$142,863

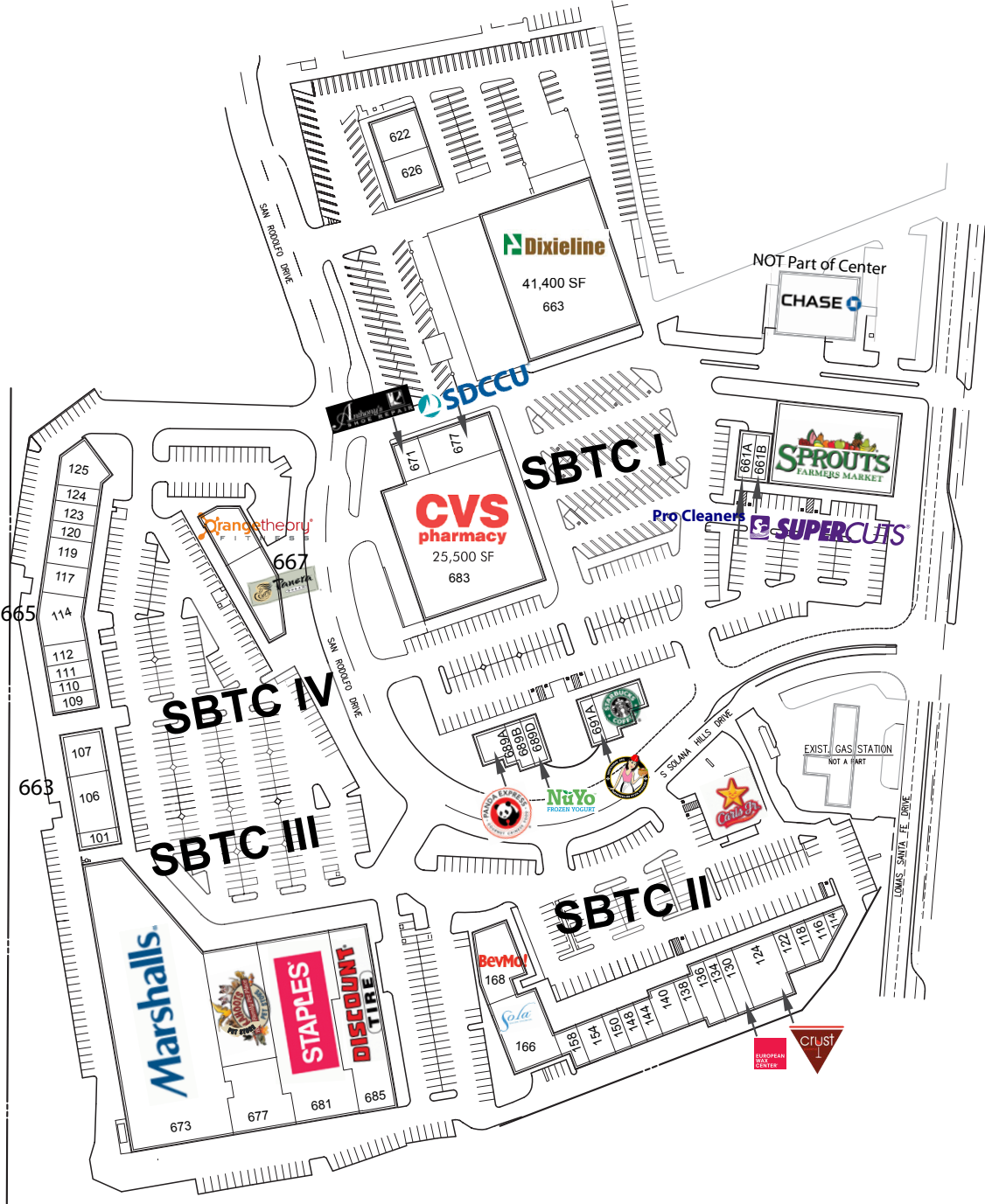
Note: While the information contained herein is from sources deemed reliable and is believed to be correct, it is not in any way warranted or guaranteed by American Assets Trust.

SBTC IV		
SUITE	TENANT NAME	SQ. FT.
101	Robere's Jewelry	988
106	Thrive Interiors & Design	3,810
107	Drift By Thrive	2,199
109	Softwave of Solana Beach	1,117
110/111	Perlman Clinic	2,110
112	AVAILABLE	1,366
114	Gasper Physical Therapy	3,255
117	Solana Family Dental	1,937
119	Total Vision -Solana Beach	1,746
120	AVAILABLE	892
123	Fish District Eatery	1,348
124	Mail Mania	908
125	Massage Concepts	2,703
126	Orangetheory Fitness	3,394
133	Panera Bread	4,320

663-667 SAN RODOLFO DRIVE

SBTC III		
SUITE	TENANT NAME	SQ. FT
673	Marshalls	39,295
677	Kahoots Pet Store	4,981
681	Staples	21,875
685	Discount Tire	10,000

673-685 SAN RODOLFO DRIVE



SBTC I		
SUITE	TENANT NAME	SQ. FT.
622	AVAILABLE	2,364
626	Dixieline Showroom	3,600
659	Sprouts Farmers Market	14,986
661A	Pro Cleaners	1,200
661B	Supercuts	1,200
663	Dixieline	41,400
671	Anthony's Shoes	1,575
677	SDCCU	3,713
683	CVS	25,500
689D	NuYo Frozen Yogurt	1,200
689B	Designer Nails	1,200
689A	Panda Express	1,800
691A	Micheline's Pita House	1,200
691BC	Starbucks	2,400

626-689 LOMAS SANTA FE DRIVE

SBTC II		
SUITE	TENANT NAME	SQ. FT.
106	Carl's Jr.	2,759
114	Jeans Tailoring	458
116	Little Locks Children's Salon	803
118	Total Photo	1,080
122	Music Mart	1,698
124	Crust Pizzeria	4,000
130	Beauty & Body MedLounge	1,613
134	AVAILABLE	1,608
136	Club Pilates	1,530
138	West Coast Flooring	1,110
140	Fusion Dance Studio	2,187
144	Fusion Dance Studio	906
148	Fusion Dance Studio	904
150	Solana Sumptuous Cookies	906
154	Premier Cleaners	1,470
158	Fusion Dance Studio	1,263
166	Sola Salons	6,300
168	BevMo!	4,474

106 -1685 SOLANA HILLS DRIVE

*This site plan is not a representation, warranty or guarantee as the size or location of the Shopping Center or the Premises or the size, location, or identity of any tenant, and the improvements are subject to such changes, additions, and deletions as the architect, landlord, or any governmental agency may direct.

