



2,720 SF



Drive-thru Pad opportunity



Freeway Visible Site



Major El Centro on-off ramp



7-11 Coming Soon

Average Daily Traffic

Highway 8: 35,980 ADT | S. Dogwood: 16,725 ADT

El Centro Land

SEQ Highway 8 and
Dogwood Road,
El Centro, California 92243

Demographics

	5 Mile	10 Mile	15 Mile
Population (2010)	58,351	119,150	157,041
Population (2015)	62,719	130,175	170,478
AHH Income	\$55,682	\$53,745	\$53,123

MAIN+MAIN
INCORPORATED

Mike Clark

858-455-7202

mclark@mainandmaininc.com

Lic No. #01192474

Tyson Youngs

858-433-2801

tyoungs@mainandmaininc.com

Lic No. #02074951

El Centro Land

SEQ Highway 8 and
Dogwood Road,
El Centro, California 92243

Retail Aerial



MAIN+MAIN
INCORPORATED

Mike Clark

858-455-7202

mclark@mainandmaininc.com

Lic No. #01192474

Tyson Youngs

858-433-2801

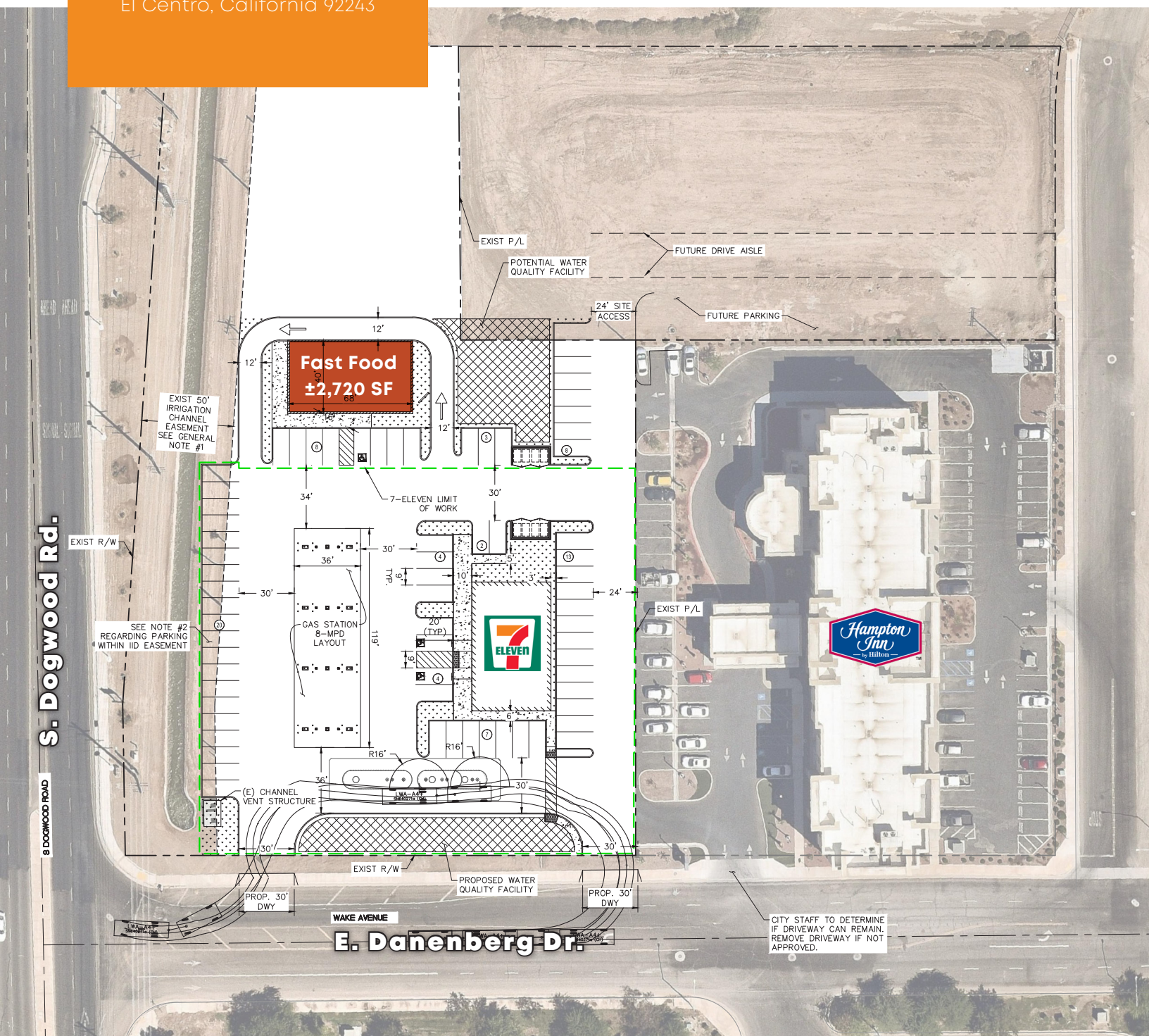
tyoungs@mainandmaininc.com

Lic No. #02074951

El Centro Land

SEQ Highway 8 and
Dogwood Road,
El Centro, California 92243

Site Plan



MAIN+MAIN
INCORPORATED

Mike Clark

858-455-7202

mclark@mainandmaininc.com

Lic No. #01192474

Tyson Youngs

858-433-2801

tyoungs@mainandmaininc.com

Lic No. #02074951



MAIN+MAIN INCORPORATED

For more information, contact:

Mike Clark

858-455-7202

mclark@mainandmaininc.com

Lic No. #01192474

Tyson Youngs

858-433-2801

tyoungs@mainandmaininc.com

Lic No. #02074951

Main + Main, Inc.

8910 University Center Lane, Suite 1100, San Diego, CA 92122

DRE License #01225176