



DISCOVER THE UNEXPECTED



JOIN THE LOCALS



Flower Hill Promenade, Via de la Valle and I-5, Del Mar, CA

FLOWER HILL PROMENADE

Flower Hill Promenade is one of San Diego County's premier destination shopping centers consisting of **over 165,000 square feet** and a **400-space parking garage**.

The property is located in North County San Diego, along I-5 at Via de la Valle in the seaside resort town of Del Mar. Across the freeway from the famous Del Mar Racetrack and San Diego County Fair, Flower Hill Promenade has been serving the upscale communities of Del Mar, Carmel Valley, Rancho Santa Fe, Fairbanks Ranch and surrounding neighborhoods for almost 40 years.

Flower Hill Promenade offers retailers a strong tenant mix of both national and local businesses including Whole Foods, Flower Child, Milton's Deli, Chipotle, Burger Lounge, Starbucks, The Diamond Boutique, Cucina Enoteca, Between the Sheets, Gepettos and many other specialty shops and restaurants.



corepower
YOGA



FLOWER CHILD
HEALTHY FOOD FOR A HAPPY WORLD

CUCINA
enoteca
a California inspired Italian Kitchen and Wine Shop

LOCATION
LOCATION
LOCATION



CENTER STATISTICS

Everyday conveniences meet the growing demand for retail and restaurant experiences in a unique environment.

The carefully curated tenant mix combines *on-trend* retailers and *notable dining options* with *health and wellness* experiences.

The center's proximity to the city's *most affluent neighborhoods* and a growing millennial population along the coast make this a dynamic location and community center.



165,000 SQ FT
OF RETAIL, RESTAURANT,
HEALTH/Wellness
AND OFFICE SPACE



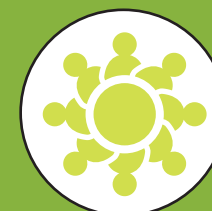
927+
PARKING
SPACES



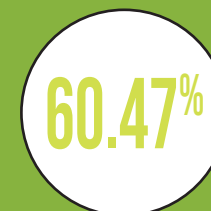
120,169
POPULATION



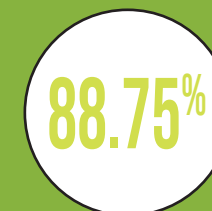
\$172,152
AVERAGE HOUSE
HOLD INCOME



127,382
DAYTIME
POPULATION



OVER \$100K
HOUSEHOLD
INCOMES



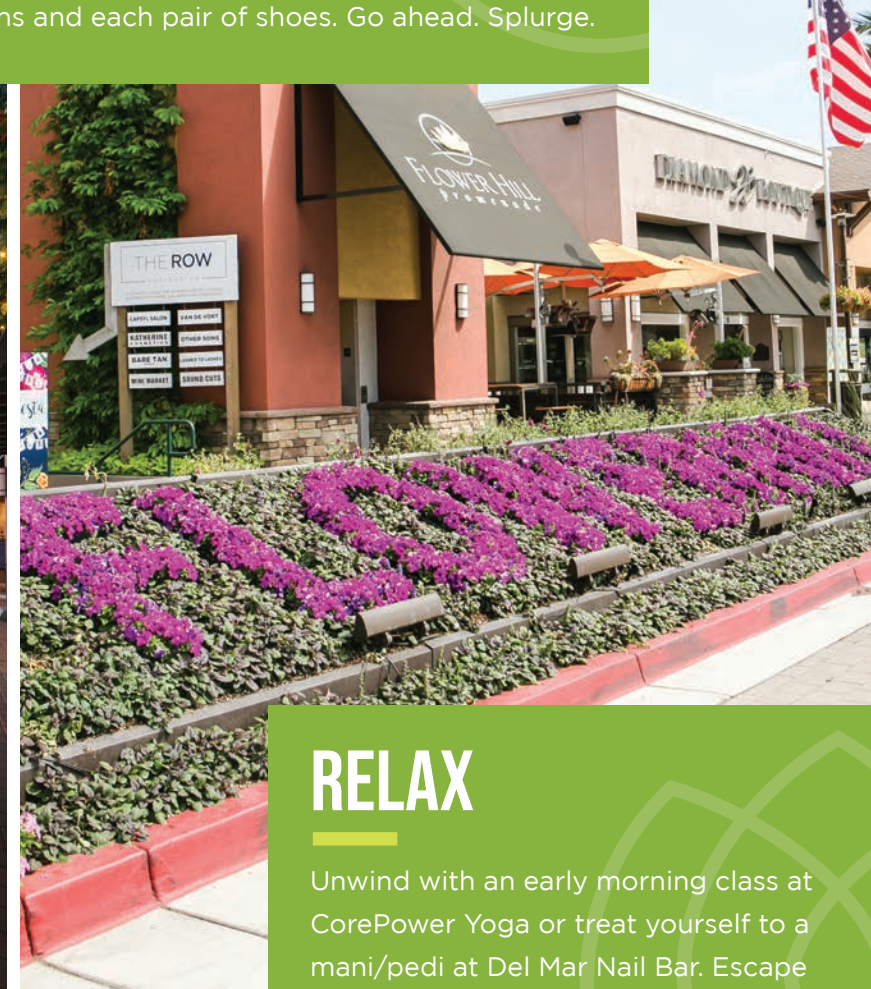
**COLLEGE
EDUCATED**





INDULGE

Some of San Diego's best kept fashion secrets are at Flower Hill Promenade. The boutiques are charming and make you feel like you've gone back in time before every shopping center started to look like one another and when shops were run and owned by the people behind the counters. They thoughtfully select each pair of jeans and each pair of shoes. Go ahead. Splurge.



RELAX

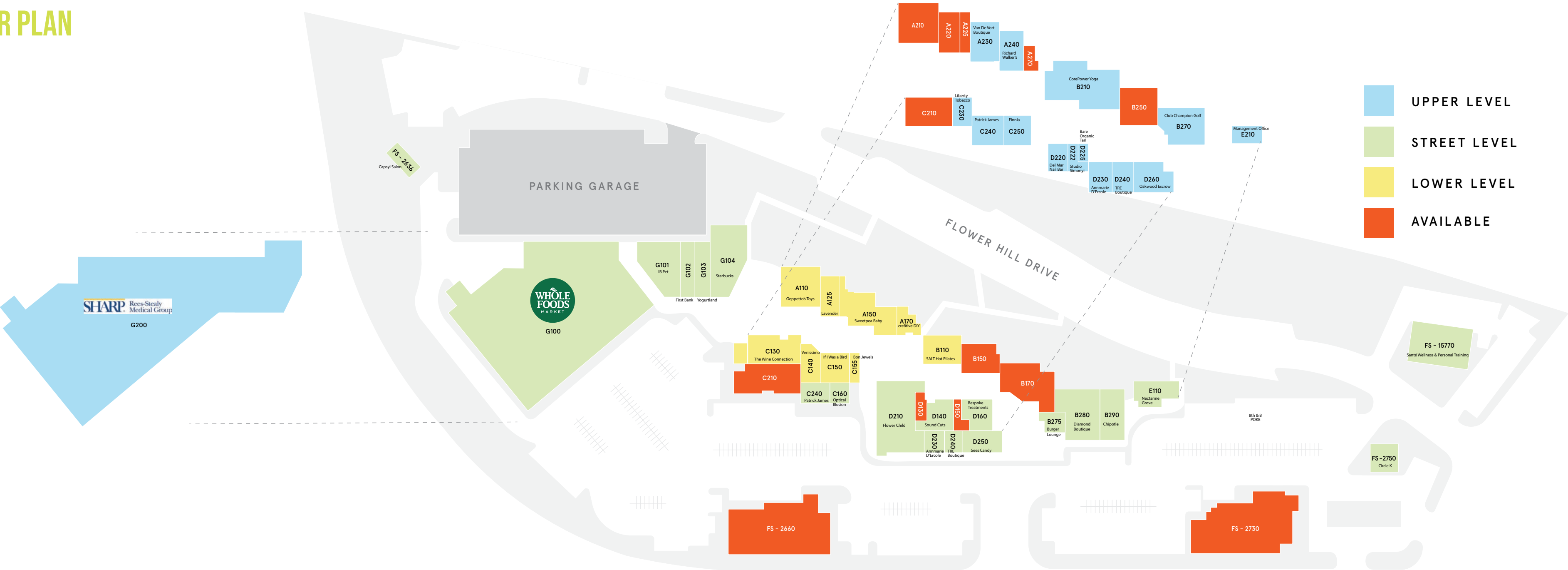
Unwind with an early morning class at CorePower Yoga or treat yourself to a mani/pedi at Del Mar Nail Bar. Escape from the chaos, even if only for an hour.

SITE PLAN

Flower Hill Promenade



FLOOR PLAN



TENANT DIRECTORY

NO.	TENANT
A-220	Available (1,244 SF)
A-225	Available (622 SF)
B-170	Available (3,388 SF)
15770	Santé Wellness
FS-2660	Available (6,906 SF)
FS-2730	Available (10,846 SF)
2750	Circle K
A-110	Geppetto's
A-125	Lavender
A-150	Sweetpea
A-170	cre8tive DIY
A-210	Available (2,400 SF)
A-230	Van De Vort
A-240	Richard Walker's Pancake House
A-270	Available (456 SF)
B-110	SALT Hot Pilates
B-150	Available (1,821 SF)

NO.	TENANT
B-210	CorePower Yoga
B-250	Available (3,252 SF)
B-270	Club Champion
B-275	Burger Lounge
B-280	Diamond Boutique
B-290	Chipotle Mexican Grill
C-140	Venissimo Cheese
C-150	If It Was A Bird Yoga
C-155	Bon Jewels
C-160	Optical Illusion
C-210	Available-Dimisable (5,443 SF)
C-230	Liberty Tobacco
C-240	Patrick James
C-250	Finnia
D-210	Flower Child
D-130	Available (1,092 SF)
D-140	Sound Cuts

NO.	TENANT
D-150	Available 2/1/25 (617 SF)
D-160	Bespoke Treatments
D-220	Del Mar Nail Lounge
D-222	Studio Simonyi
D-225	Bare Organic Tan
D-230	Annmarie D' Ercole
D-240	TRE Boutique
D-250	See's Candy
D-260	Oakwood Escrow
E-110	Nectarine Grove Café
FS- 2636	Capsyl Salon
G-100	Whole Foods
G-101	IB Pet
G-102	First Bank
G-103	Yogurtland
G-104	Starbucks
G-200	Sharp Healthcare

NOTABLE PARTNERS



LEASING OPPORTUNITIES

For More Information and to Schedule a
Personal Tour, Please Contact:

Gael Courtney

858 875 4666

gcourtney@flockeavoyer.com

DRE No. 00952439

Julia McCullah

858 875 4664

jmccullah@flockeavoyer.com

DRE No. 02219543

Steve Avoyer

619 280 2600

savoyer@flockeavoyer.com

DRE No. 00407899



BOARDWALK
INVESTMENTS GROUP



© 2022 Flower Hill Promenade, All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. Any projections, opinions, or estimates are subject to uncertainty. The information may not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk.