

2401 NATIONAL CITY BLVD

NATIONAL CITY, CA 91950

**TURNKEY AUTO
DEALERSHIP
FOR LEASE**

.....
GRANDFATHERED USE



HIGH-VISIBILITY CORNER ON NATIONAL CITY'S MAGIC MILE

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CAST
CAPITAL PARTNERS

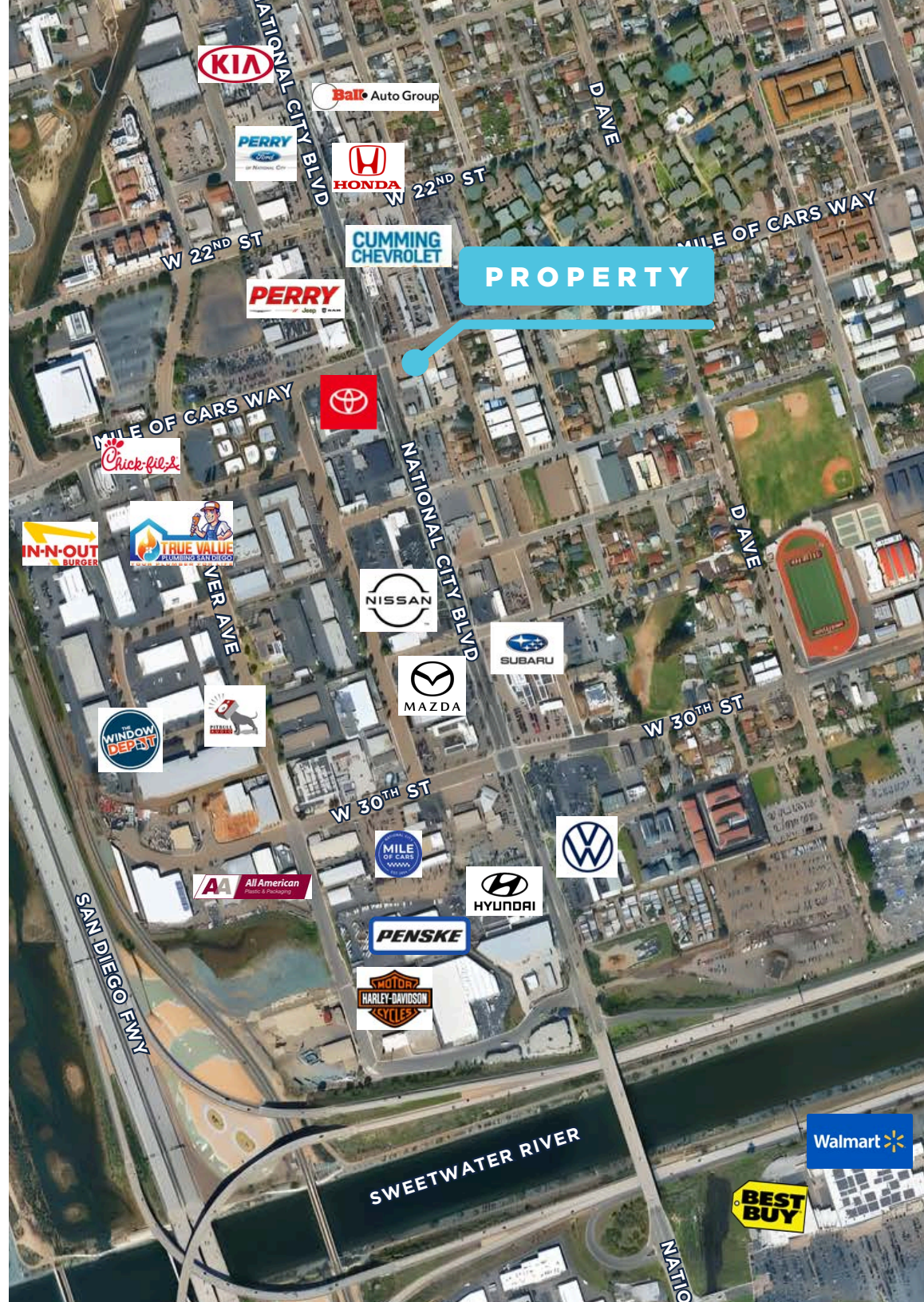
PROPERTY HIGHLIGHTS

Lease a fully improved auto dealership facility in one of Southern California's most established automotive corridors. Located on a prime corner at Mile of Cars Way & National City Blvd, this 32,940 SF site delivers exceptional exposure, brand visibility, and co-tenancy alongside high-volume dealers.

The property includes approximately \$200,000 in existing improvements and fixtures, significantly reducing build-out time and capital expenditure. The grandfathered auto sales entitlement supports immediate operations in a corridor with over three decades of continuous dealership presence.

Positioned three blocks from dual freeway interchanges, the site offers efficient regional access, strong traffic flow, and proven consumer draw—ideal for franchise expansion or strategic infill location.

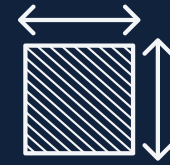
Turnkey availability in a legacy auto-sales district with limited competing inventory.





PROPERTY

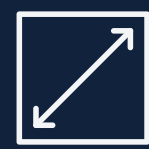
PROPERTY DETAILS



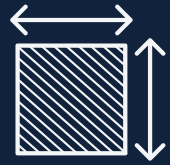
2,940 SF
Square Feet



22 SPACES
Parking



11,500 SF
(0.26 AC)
Land Size



**CA -
COMMERCIAL
AUTOMOTIVE**
Zoning

ZONING	CA - Commercial Automotive
BUILDING SF	2,940 SF
LAND AREA	11,500 SF (0.26 AC)
AMENITIES	<ul style="list-style-type: none">• Pylon Sign• Signage• Signalized Intersection
PARKING DETAILS	7.48/1,000 SF; 22 Surface Spaces
LEASE RATE	Contact Broker

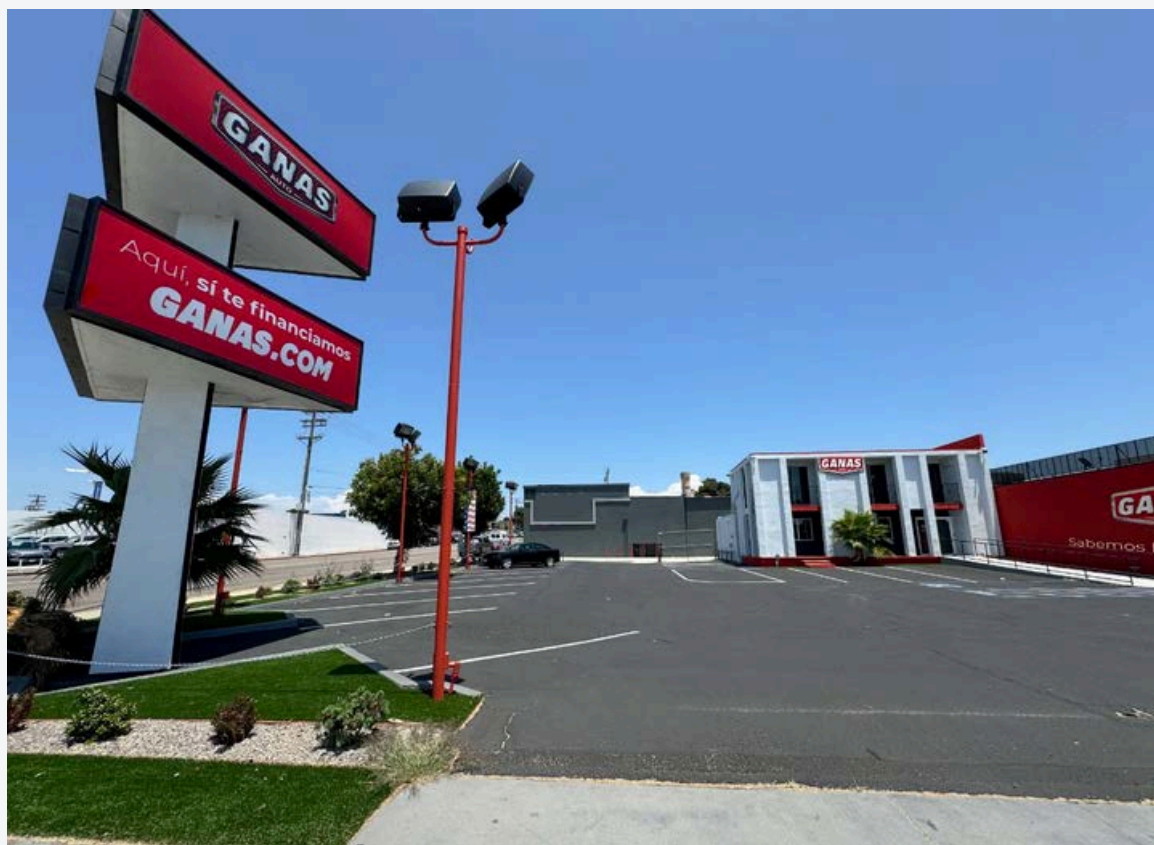
PARKING DETAILS

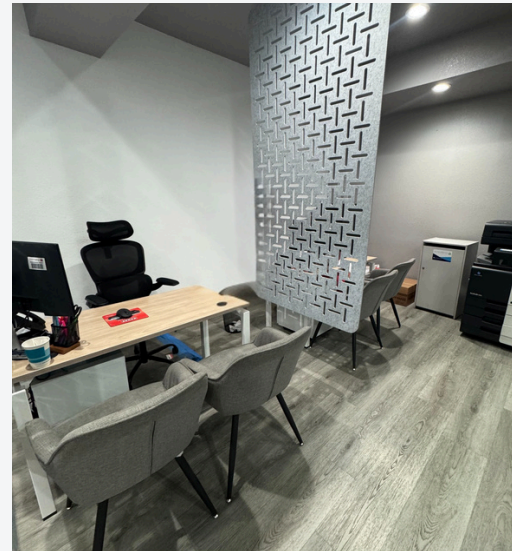
TRAFFIC VOLUME

STREET	TRAFFIC COUNT	YEAR
Transportation Ave	15,022	2025
B Ave	9,705	2025
E 27th St	15,760	2025
E 20th St	13,708	2025
E 27th St	4,144	2025
W 26th St	4,296	2025
E 21st St	5,132	2025
Wilson Ave	2,956	2025
B Ave	5,022	2025
Transportation Ave	3,347	2025

FRONTAGE

DETAIL	MEASUREMENT	LOCATION
Frontage	104 feet	National City Blvd







CAST

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