

FOR LEASE | ±23,642 SF

740 QUINTANA ROAD, MORRO BAY, CA

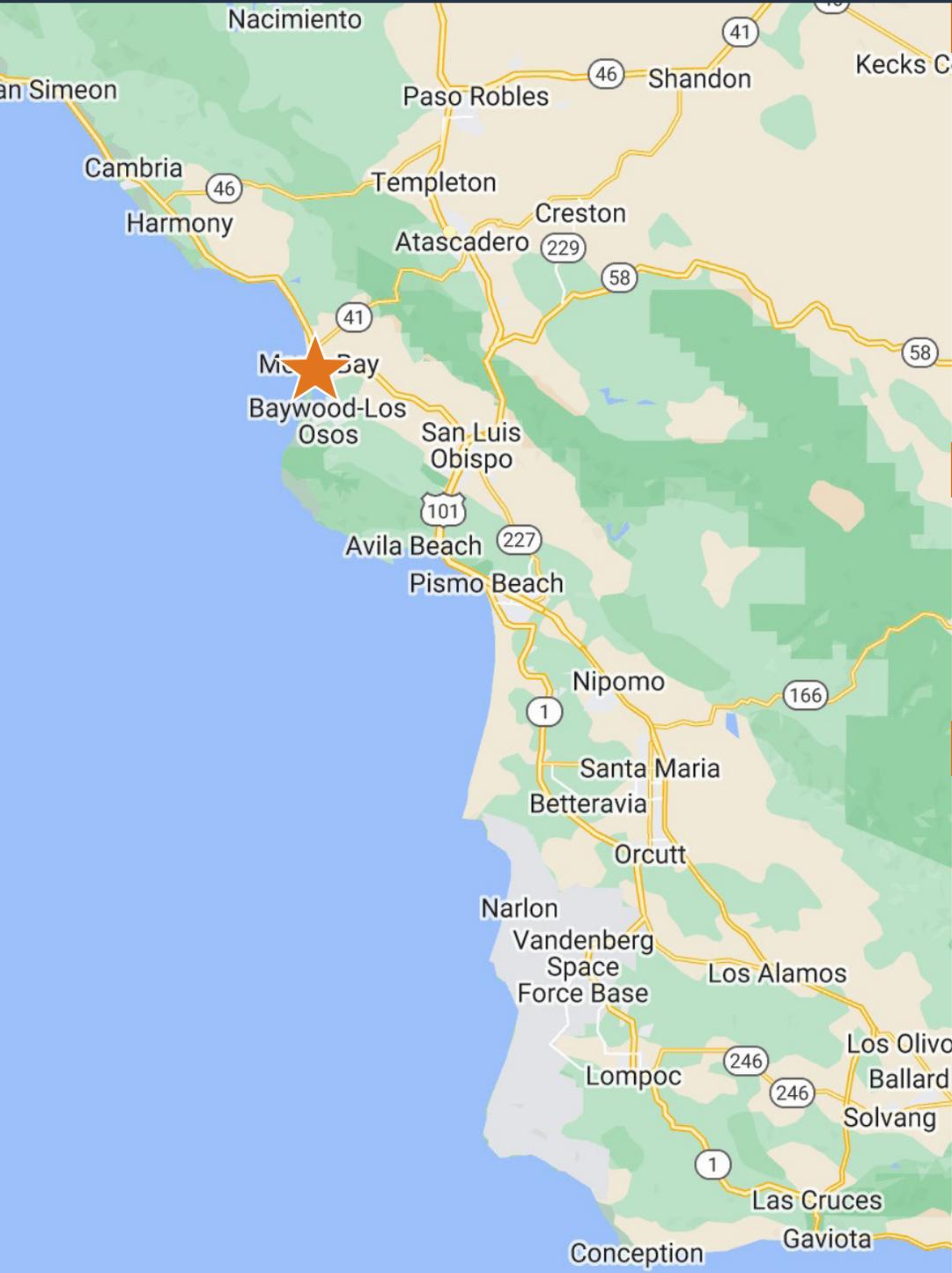


CONTACT US (805) 684-7767

MIKE HIESHIMA
mike@lockehouse.com
License #00994298

NATALIE V. WAGNER
natalie@lockehouse.com
License #01868161

CADEN WESTWICK
cwestwick@lockehouse.com
License #02244757



LOCATION DESCRIPTION

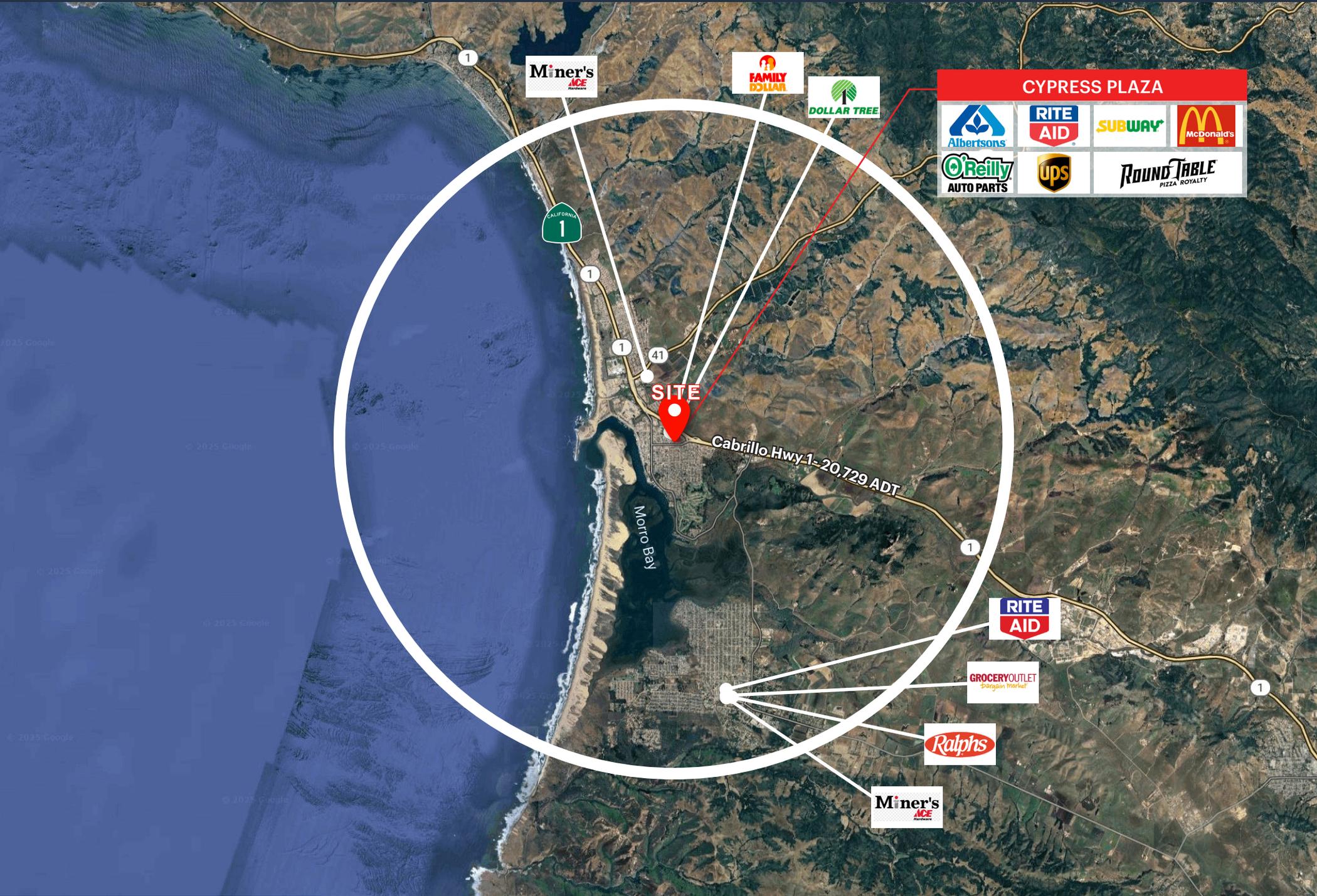
Located within Cypress Plaza, the primary retail hub of Morro Bay and anchored by Albertsons, this property enjoys exceptional visibility and accessibility just off Highway 1. Surrounded by a stable, predominantly residential community, the site also benefits from Morro Bay’s status as a popular tourist destination within San Luis Obispo County and beyond, driving consistent foot traffic year-round. Its strategic location makes it ideal for both local-serving and visitor-oriented businesses.

PROPERTY DESCRIPTION

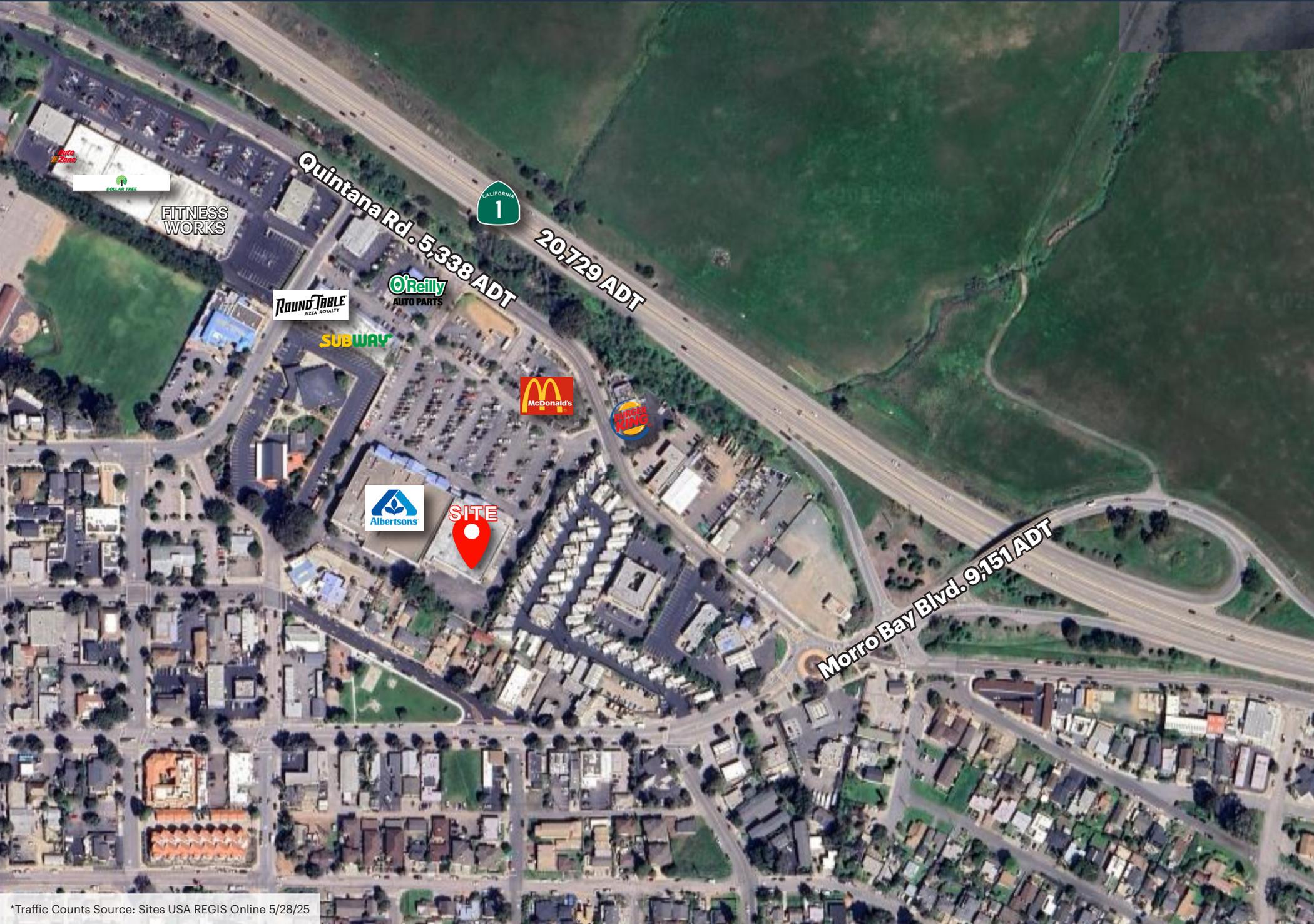
Former Rite Aid located in Morro Bay’s primary shopping center. The ±23,642 SF building features multiple signage opportunities, ample parking, dock-high loading, and a rare junior anchor opportunity in market.

PROPERTY PROFILE

PROPERTY HIGHLIGHTS	<ul style="list-style-type: none"> • Junior Anchor • Dominant daily needs retail hub for Morro Bay • Ample on site parking • Anchor box opportunity with potential to demise 						
TRAFFIC COUNTS	<table border="0"> <tr> <td>Morro Bay Blvd.</td> <td>9,151 ADT</td> </tr> <tr> <td>Quintana Rd.</td> <td>5,338 ADT</td> </tr> <tr> <td>CA-1</td> <td>20,729 ADT</td> </tr> </table>	Morro Bay Blvd.	9,151 ADT	Quintana Rd.	5,338 ADT	CA-1	20,729 ADT
Morro Bay Blvd.	9,151 ADT						
Quintana Rd.	5,338 ADT						
CA-1	20,729 ADT						
SIZE	±23,642 SF						
ASKING RENT	Contact Leasing Agents						



*Traffic Counts Source: Sites USA REGIS Online 5/28/25



*Traffic Counts Source: Sites USA REGIS Online 5/28/25



