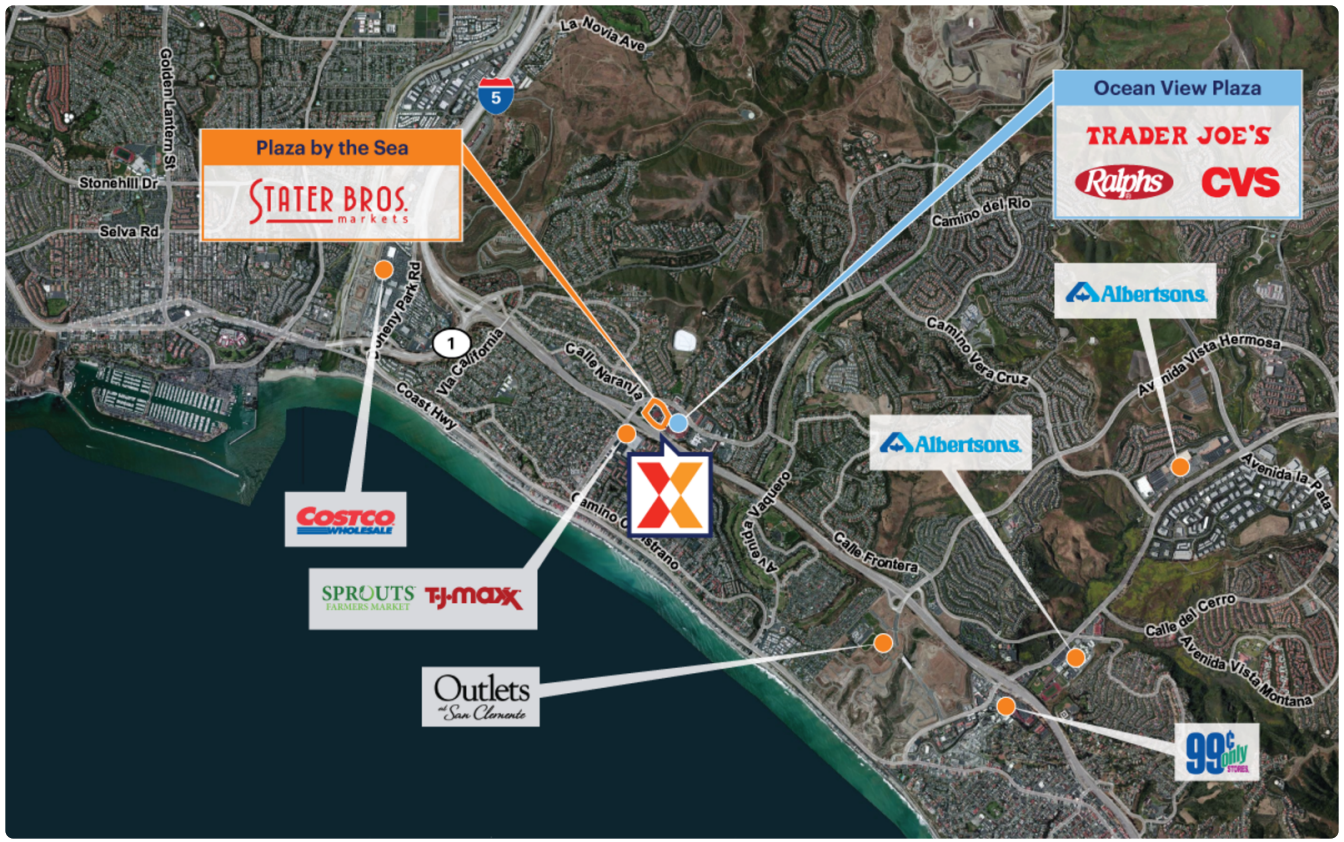
Plaza By The Sea

616 Camino De Los Mares | San Clemente, CA 92673

33.4592, -117.6536

Orange County | Los Angeles-Long Beach-Anaheim, CA | 48,697 Sq Ft





Demographics	1 Mile	3 Miles	5 Miles
Population	11,886	69,859	147,520
Daytime Pop.	9,434	74,512	143,811
Households	4,777	27,008	57,040
Income	$171,405	$189,574	$208,697

Source: Synergos Technologies, Inc. 2024

Slater Bros Markets-anchored shopping center located adjacent to Ocean View Plaza

High visibility on Cam de Los Mares with 34K+ vehicles daily (Kalibrate 2025)

Affluent and highly educated trade area with an avg household income of $189K+ and 50% that have a college education within 3 miles

Surrounded by a strong daytime population of 74K+ within 3 miles

Easy access to and high visibility from I-5 with 250K+ vehicles daily (Kalibrate 2025)



Michael Florin 858.202.1118 Michael.Florin@brixmor.com
CA License ID: 2206320 | CA BRX License ID: 2249188

Go to Center Page

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Current Tenants

Space size listed in square feet

610	Better Buzz Coffee	2,200
611	Handel's Home Made Ice Cream	1,975
612	Round Table Pizza	3,300
616	Stater Bros. Markets	27,722
620-A	Bank of America	2,400
620-B	LiveWell MD	900
620-D	Caring Heart Pet Hospital	1,800
620-E	San Clemente Vape & Cigars	1,156
620-F	Hair Waves	1,244
622	L&L Hawaiian Barbecue	1,200
624	Rose Donuts & Café	1,200
626	Best Nails	900
628	Einstein Brothers	2,700

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.

1753



Michael Florin 858.202.1118 Michael.Florin@brixmor.com

CA License ID: 2206320 | CA BRX License ID: 2249188

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