115 Main St

8,340 SF • For Lease • Retail • Vista Submarket • Vista, CA 92084

Listing Details

Available Size	8,340 SF
Asking Rent	Not Disclosed
Service Type	TBD
Occupancy	30 Days
Lease Type	Direct
Term	Negotiable
Time On Market	4 Months 23 Days



Leasing Highlights

No Data Available

Available Spaces

Floor	Use	Type	SF Avail	SF Floor Contig	SF Bldg Contig	Rent	Occupancy	Term
E 1st	Office/Retail	Direct	8,340	8,340	8,340	Not Disclosed	30 Days	Negotiable

Voit Real Estate Services: Michael Paul (619) 994-3535
Voit Real Estate Services: Max Stone (619) 246-3889

Property Overview

No Data Available

Building Details

Primary Property Type	Retail	Stories	1
Secondary Type	Storefront Retail/Office	Typical Floor	8,340 SF
CoStar Rating	★★☆☆☆	Frontage	64' on Main St
Building Class	C	Parking	6 Spaces
Year Built	1945	Tenancy	Multi
Building Size	8,340 SF		

Contacts

Leasing Company

Michael Paul
Associate

mpaul@voitco.com

(619) 994-3535

Voit Real Estate Services
662 Encinitas Blvd, Suite 216
Encinitas, CA 92024 USA
(760) 472-5620
voitco.com/

Contacts (Continued)

Voit REAL ESTATE SERVICES	**Max Stone** Vice President	mstone@voitco.com	(619) 246-3889

Voit Real Estate Services
9530 Towne Centre Dr, Suite 100
San Diego, CA 92121 USA
(858) 453-0505
voitco.com/

2026 CoStar Group - Licensed to City of Vista Economic Development Dept. - 1381312

124 Hanes Pl

1,450 SF • For Lease • Retail • Vista Submarket • Vista, CA 92084

Listing Details

Available Size	1,450 SF
Asking Rent	Not Disclosed
Service Type	Triple Net
Occupancy	Immediately
Lease Type	Direct
Term	Negotiable
Time On Market	5 Months 20 Days



Leasing Highlights

No Data Available

Available Spaces

Floor	Use	Type	SF Avail	SF Floor Contig	SF Bldg Contig	Rent	Occupancy	Term
P 1st	Retail	Direct	1,450	1,450	1,450	Not Disclosed	Immediately	Negotiable

Next Wave Commercial: Paul Ahern (415) 939-6860

KEY MONEY TRANSACTION - $175,000

Opportunity to purchase legacy restaurant location downtown Vista – available for the first time in over 40 years!

Fully equipped premises featuring indoor/outdoor seating, two hood systems, and beer & wine license.

Classic diner charm: Step inside and you'll feel like you've gone back in time to a place where service matters.

Located in the heart of downtown Vista – a vibrant community hub with dining, live music, shopping, and plenty of events.

Easy access and RARE dedicated parking make this establishment a convenient stop for locals, tourists, and visitors alike.

Size: Approx 1,450 SF + Patio & Storage
Rent: $3,600/month plus NNN
Lease: New Lease
ABC License: Type 41 (Beer & Wine)
Asking Price: $175,000

Contact Broker for more information

Property Overview

No Data Available

2026 CoStar Group - Licensed to City of Vista Economic Development Dept. - 1381312

124 Hanes Pl

1,450 SF • For Lease • Retail • Vista Submarket • Vista, CA 92084

Building Details

Primary Property Type	Retail	Stories	1
Secondary Type	Freestanding	Typical Floor	2,915 SF
CoStar Rating	★★☆☆☆	Frontage	32' on Hanes Pl
Building Class	C	Parking	6 Spaces
Year Built	2000	Tenancy	Multi
Building Size	2,915 SF		

Contacts

Leasing Company

Next Wave Commercial
6800-6830 La Jolla Blvd, Suite 201
La Jolla, CA 92037 USA
(619) 326-4400
nextwavecommercial.com/

Paul Ahern
Principal
paul@nextwavecommercial.com
(415) 939-6860

3 170 Eucalyptus Ave • Historic Downtown Vista

84 - 1,755 SF • For Lease • Office • Vista Submarket • Vista, CA 92084

Listing Details

Available Size	84 - 1,755 SF
Asking Rent	Not Disclosed
Service Type	Negotiable
Lease Type	Coworking
Time On Market	6 Years 10 Months



Leasing Highlights

- Compliant to new health recommendations
- Walk to over 30 restraunts and shops
- Bike to work, showers available.
- Open architecture - Plenty of natural light
- Furnished - Plus all utilities included
- Completely Renovated in November 2019

Available Spaces

Floor	Suite	Use	Type	SF Avail	SF Floor Contig	SF Bldg Contig	Rent	Occupancy	Term
P 1st	115 - 145	Office	Cowork-ing	87 - 1,206	1,206	1,755	Not Disclosed	-	-

The Film Hub: Lauren Fehlhaber (760) 643-0850

We built The Film Hub because you deserve more from your workspace. Welcome to a creative, collaborative coworking environment with audio and visual soundstages attached. Stop trying to be creative at home, your work will thank you. Our state-of-the-art facility was designed meticulously for passionate creatives and business professionals. Our space includes private and collaborative workspace, video And photo production space, and event space. Schedule a tour at The Film Hub and experience our creative vibe, elevate your craft, and do your best work here.

The Film Hub is located in the heart of Vista's historic district, within walking distance to a huge choice of restaurants, breweries, cafes, bakeries, shops and new luxury apartments. This 12,500 sq ft green energy efficient building has been designed to improve the quality of life and work experience. Recycled products were used in its construction, natural light permeates the building, each private office has controllable air conditioning and lighting. Healthier work stations include adjustable height desks.

P 2nd	200-225	Office	Cowork-ing	84 - 549	549	1,755	Not Disclosed	-	-

The Film Hub: Lauren Fehlhaber (760) 643-0850

We built The Film Hub because you deserve more from your workspace. Welcome to a creative, collaborative coworking environment with audio and visual soundstages attached. Stop trying to be creative at home, your work will thank you. Our state-of-the-art facility was designed meticulously for passionate creatives and business professionals. Our space includes private and collaborative workspace, video And photo production space, and event space. Schedule a tour at The Film Hub and experience our creative vibe, elevate your craft, and do your best work here.

The Film Hub is located in the heart of Vista's historic district, within walking distance to a huge choice of restaurants, breweries, cafes, bakeries, shops and new luxury apartments. This 12,500 sq ft green energy efficient building has been designed to improve the quality of life and work experience. Recycled products were used in its construction, natural light permeates the building, each private office has controllable air conditioning and lighting. Healthier work stations include adjustable height desks.

Property Overview

This property offers a well-maintained building designed to accommodate a range of business operations. Featuring a functional layout and quality construction, the asset provides a professional environment suitable for diverse commercial uses. The building includes modern infrastructure, ample natural light, and efficient systems to support daily operations. Its location ensures convenient access to major transportation routes, nearby amenities, and a strong business community. The site benefits from on-site parking and a layout that promotes ease of navigation for employees and visitors. With a focus on flexibility and long-term usability, this property is positioned to meet the needs of growing businesses seeking a reliable and accessible location.

Building Details

Primary Property Type	Office	Stories	2
Secondary Type	Loft/Creative Space	Typical Floor	6,175 SF
CoStar Rating	★★★☆☆	Elevators	None
Building Class	B	Parking	35 Spaces
Year Built	1960	Tenancy	Multi
Renovated	Aug 2019	Slab to Slab	9'
Building Size	12,350 SF		

Contacts

Leasing Company

The Film Hub
170 Eucalyptus Ave, Suite 100
Vista, CA 92084 USA
(760) 643-0850
inspiredimagesstudios.com

Lauren Fehlhaber
CEO

info@thefilmhubinc.com

(760) 643-0850

4 100 Main St • The Rylan

3,687 SF • For Lease • Retail • Vista Submarket • Vista, CA 92084

Listing Details

Available Size	3,687 SF
Asking Rent	Not Disclosed
Service Type	Negotiable
Occupancy	Immediately
Lease Type	Direct
Term	Negotiable
Time On Market	3 Years 4 Months



Leasing Highlights

- Easy access to the 78 freeway
- Close proximity to Carlsbad, Oceanside and San Marcos

Available Spaces

Floor	Suite	Use	Type	SF Avail	SF Floor Contig	SF Bldg Contig	Rent	Occupancy	Term
P 1st	5	Retail	Direct	3,687	3,687	3,687	Not Disclosed	Immediately	Negotiable

Urban Property Group Inc.(UPG): Andrew Shemirani (858) 412-9168, Ashley Tiefel (913) 961-4529, Pasquale Ioele (619) 985-7281

Property Overview

Building located in historic downtown vista neighborhood and has retail, restaurant and apartments.

Building Details

Primary Property Type	Multifamily	Building Size	99,999 SF
Secondary Type	Apartments	Stories	5
CoStar Rating	★★★★☆	Typical Floor	27,529 SF
Building Class	A	Elevators	Yes
Year Built	Sep 2020	Parking	268 Spaces
Units	126		

Contacts

Leasing Company

Urban Property Group Inc.(UPG)
1420 Kettner Blvd, Suite 100
San Diego, CA 92101 USA
(858) 874-1989
www.upgsocal.com/

Andrew Shemirani Principal	andrew@upgsocal.com	(858) 412-9168
Ashley Tiefel Principal	Ashley@upgsocal.com	(913) 961-4529
Pasquale Ioele Principal	pasquale@upgsocal.com	(619) 985-7281