FOR LEASE

Downtown Santa Barbara Office Space

SBC PROPERTIES



212 Cottage Grove Ave

Santa Barbara, CA

Ground-floor office space with on-site parking

Near State Street, the Funk Zone, Santa Barbara City College, the beach and Highway 101.

±1,500 SF
DOWNSTAIRS OFFICE

$2.75/SF
GROSS

PROPERTY OVERVIEW

Santa Barbara office setting

Downstairs office availability in a distinctive mixed-use property near downtown amenities and Highway 101. Broker-supplied current information notes ±1,500 SF at $2.75/SF gross.

AT A GLANCE

- SPACE
  ±1,500 SF downstairs office
- RATE
  $2.75/SF gross
- PARKING
  Plenty of on-site parking
- LOCATION
  Downtown + beach access

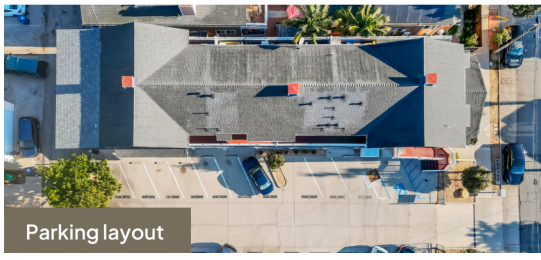
OR DIVIDED

550 SF C-1
$4.35/SF Gross
Parking 3

940 SF C-2
$3.50/SF Gross
Parking 3


Street frontage


Exterior / access


Parking layout

SBC PROPERTIES

Michael Russell
SBC Properties | CA DRE #00569492

C 805.452.5677 | O 805.563.8830
michael@sbcproperties.com
sbcproperties.com

212 Cottage Grove Ave

SBC PROPERTIES

±1,500 SF Downstairs Office | **$2.75/SF** Gross Lease | **Plenty** On-site Parking



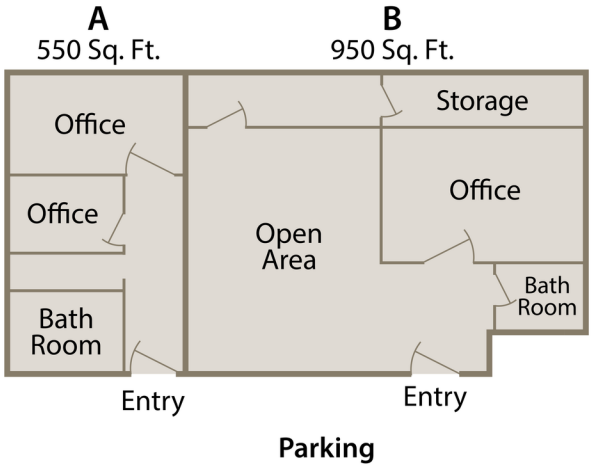








Suite C



Suite C leasing options

Unit #A	$2,400 MG lease
Unit #B	$3,290.00 MG lease
Total	1,500 sq. ft.

Can divide as shown above or rent whole space

Whole space	$4,125.00 MG lease

Downtown location
Near State Street and the Funk Zone

Ground-floor offices
Downstairs commercial/office layout

Parking
On-site parking

Information is believed reliable but not guaranteed. All measurements, lease terms, availability, parking, condition and permitted uses should be independently verified by prospective tenants and their representatives.

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