

RATE REDUCED

1919 State St  
SANTA BARBARA, CA



**For Lease** | Downtown Office/Medical Spaces | **1,012 - 2,867 SF**

*Experience. Integrity. Trust.*  
*Since 1993*

**Christos Celmayster**  
**805.898.4388**  
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lic. 01342996







## PROPERTY SUMMARY

This three-story medical office building in mid-town has three suites available for lease on the first and second floors. Situated between the shopping centers of Upper State Street and the city's downtown retail core, near the highly trafficked intersection of State and Mission streets (9,289 CPD via esri). Less than a mile to the Santa Barbara Mission, Cottage Hospital, and Hwy 101 access.

Size	Suite 101	2,867 SF
	Suite 201	1,021 SF
	Suite 204	1,104 SF
Rate	\$1.00 NNN (.85)	
Utilities	\$0.26 psf	
Available	Now	
Term	Month-to-month, up to 18 months	
Parking	2/1,000 SF (additional available)	
Elevator	Yes	
HVAC	Yes	
Restrooms	Private and common	
Showings	Call Listing Agents	

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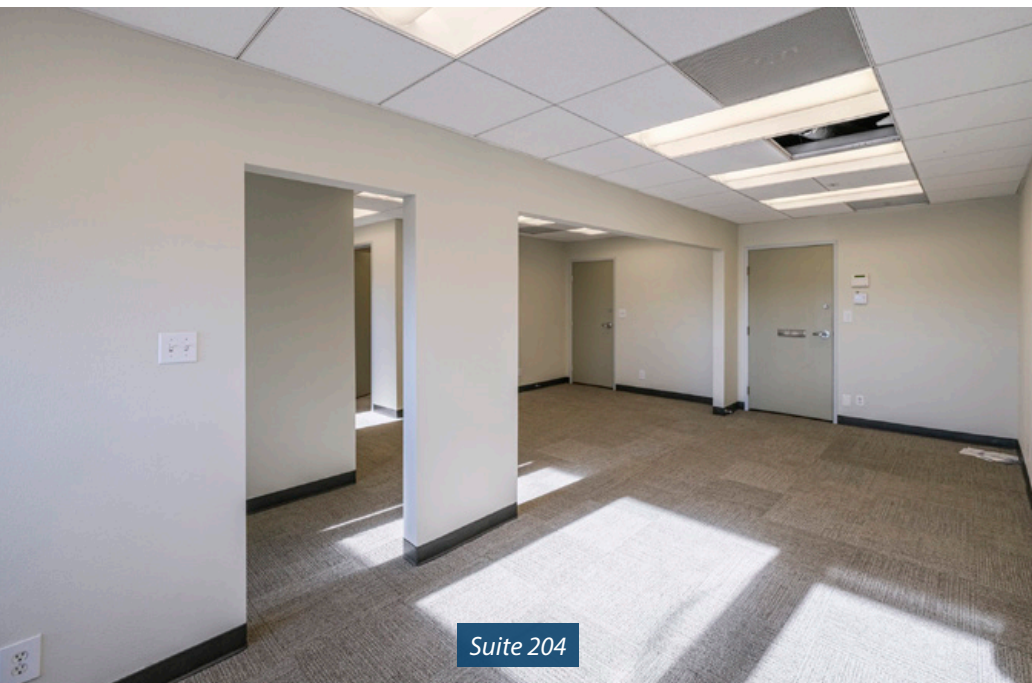




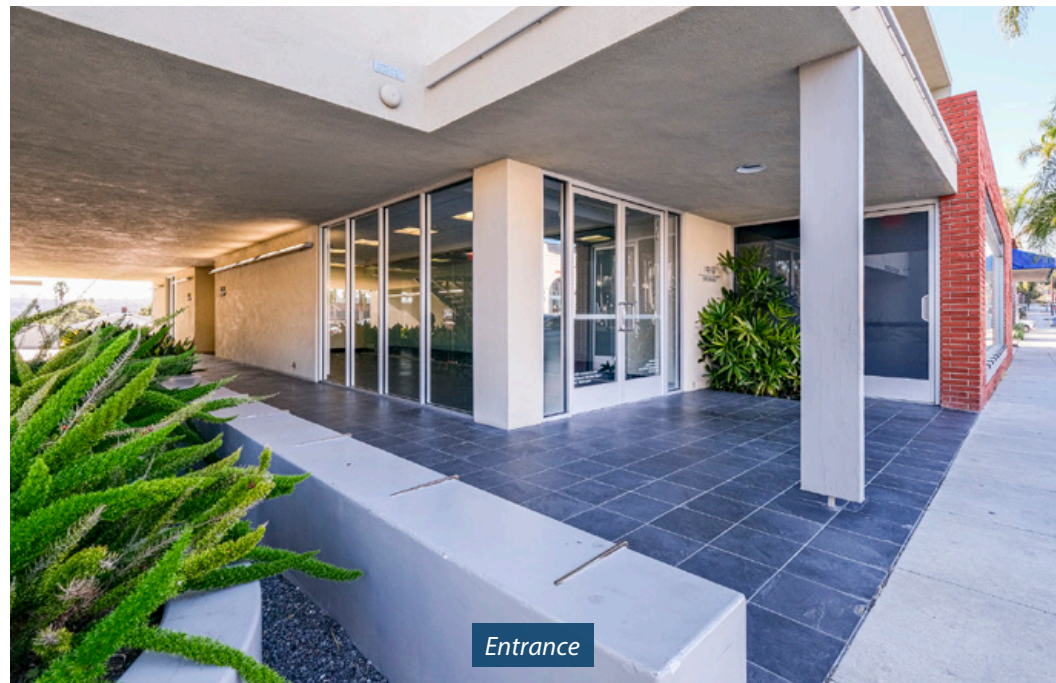
Suite 101



Suite 201



Suite 204



Entrance

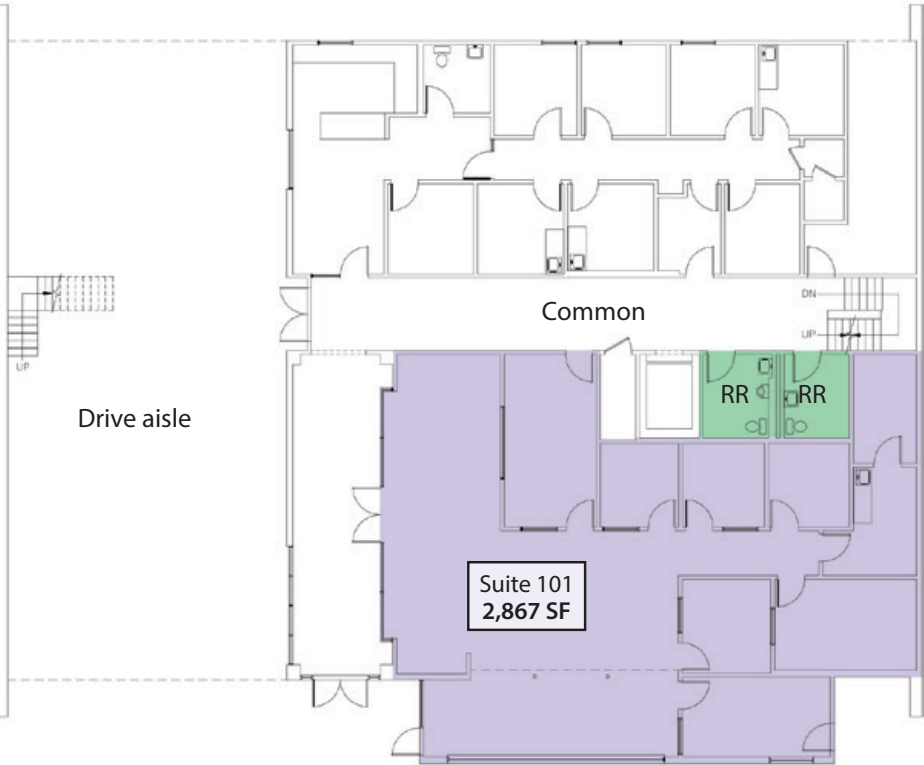
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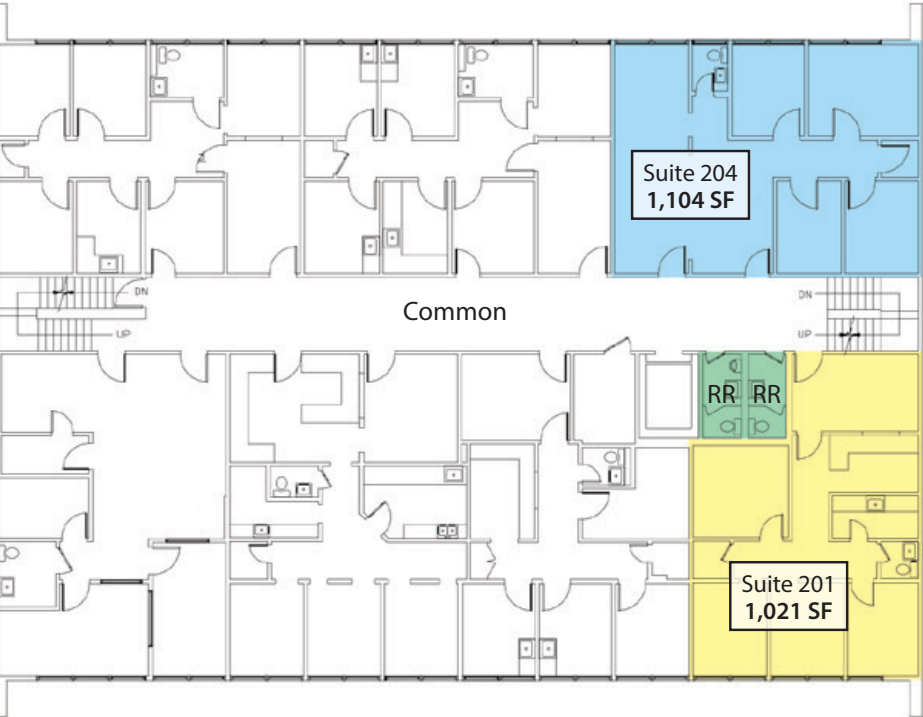
 **Hayes**  
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# FLOOR PLANS

## FIRST FLOOR



## SECOND FLOOR



STATE STREET

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## AREA INFORMATION

# Santa Barbara

*Big-city art and culture with the heart of a small coastal town*

**Location.** The city is 90 miles north of Los Angeles and is served by Santa Barbara Airport and Amtrak. Tucked between the Santa Ynez Mountains and the Pacific Ocean, Santa Barbara enjoys a mild, Mediterranean climate averaging 300 sunny days a year.

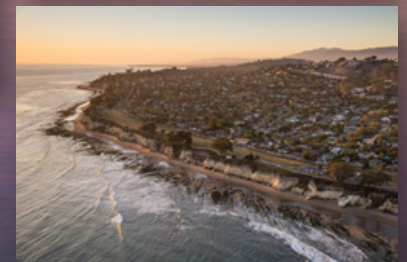
**Economy.** Renowned for its fine restaurants, shopping, hotels and architecture, the tourism industry is the region's main economic driver. The city economy also includes a large service sector, education, tech, health care, finance, agriculture and manufacturing.

**Culture.** The city's history is evident in its Spanish architecture, emanating from the majestic Mission Santa Barbara. Downtown is brimming with eateries, theaters, museums, and hosts an annual international film festival. Wine lovers can sample the Urban Wine Trail or take a short drive to the world-class vineyards of Santa Ynez Valley.

5.5 million  
visitors per year

92,034  
current residents

\$115,737  
Avg. household income



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