



215 W Pueblo St
SANTA BARBARA, CA

For Sale | Freestanding Medical/Office Building Near Cottage Hospital | **1,253 SF**


Experience. Integrity. Trust.
Since 1993

Dylan Ward
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PROPERTY SUMMARY

Rare opportunity to own a freestanding professional medical building just steps from Cottage Hospital. This well-designed space features a functional layout with multiple exam rooms and a welcoming reception area. This is an ideal investment for an owner-user looking to establish or expand their practice in a sought-after medical corridor.



Price:	\$1,495,000
Building Size:	1,253 SF
Lot Size:	6,098 SF
APN:	025-181-032
Zoning:	O-M
Restrooms:	One
Parking:	Three reserved spaces
HVAC:	Yes
To Show:	Call listing agent

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Waiting room



Reception area



Rear entrance



Exam room

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 **Hayes**
COMMERCIAL GROUP

SITE PLAN



**Floorplan is not to scale*

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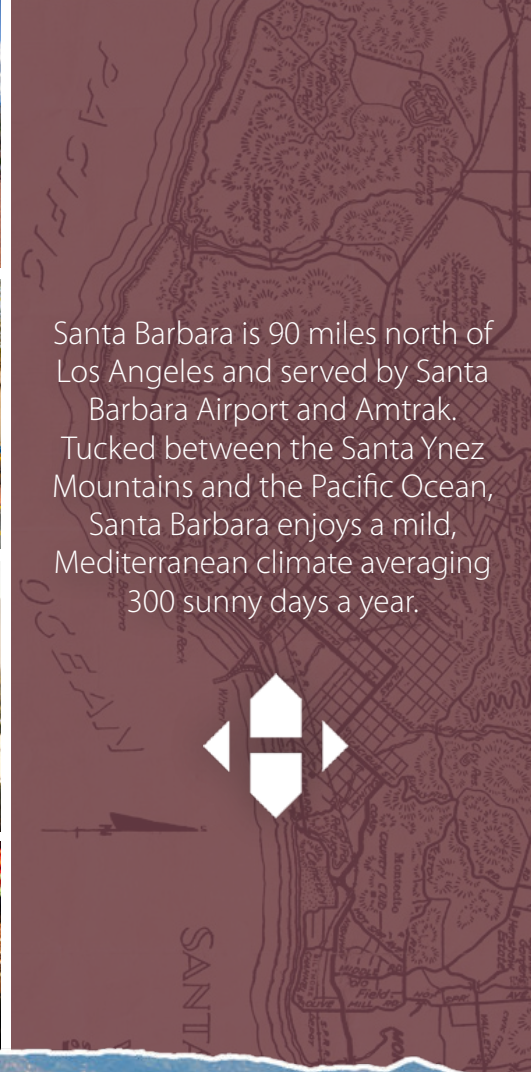
AREA OVERVIEW



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Santa Barbara is 90 miles north of Los Angeles and 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.



89,023
current residents



\$149,130
avg. household income



62%
college-educated

Source: esri. 2023 demographics



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