

1220 State St

SANTA BARBARA, CA



For Lease | Downtown Retail Building Near Granada Theatre | 2,800 SF

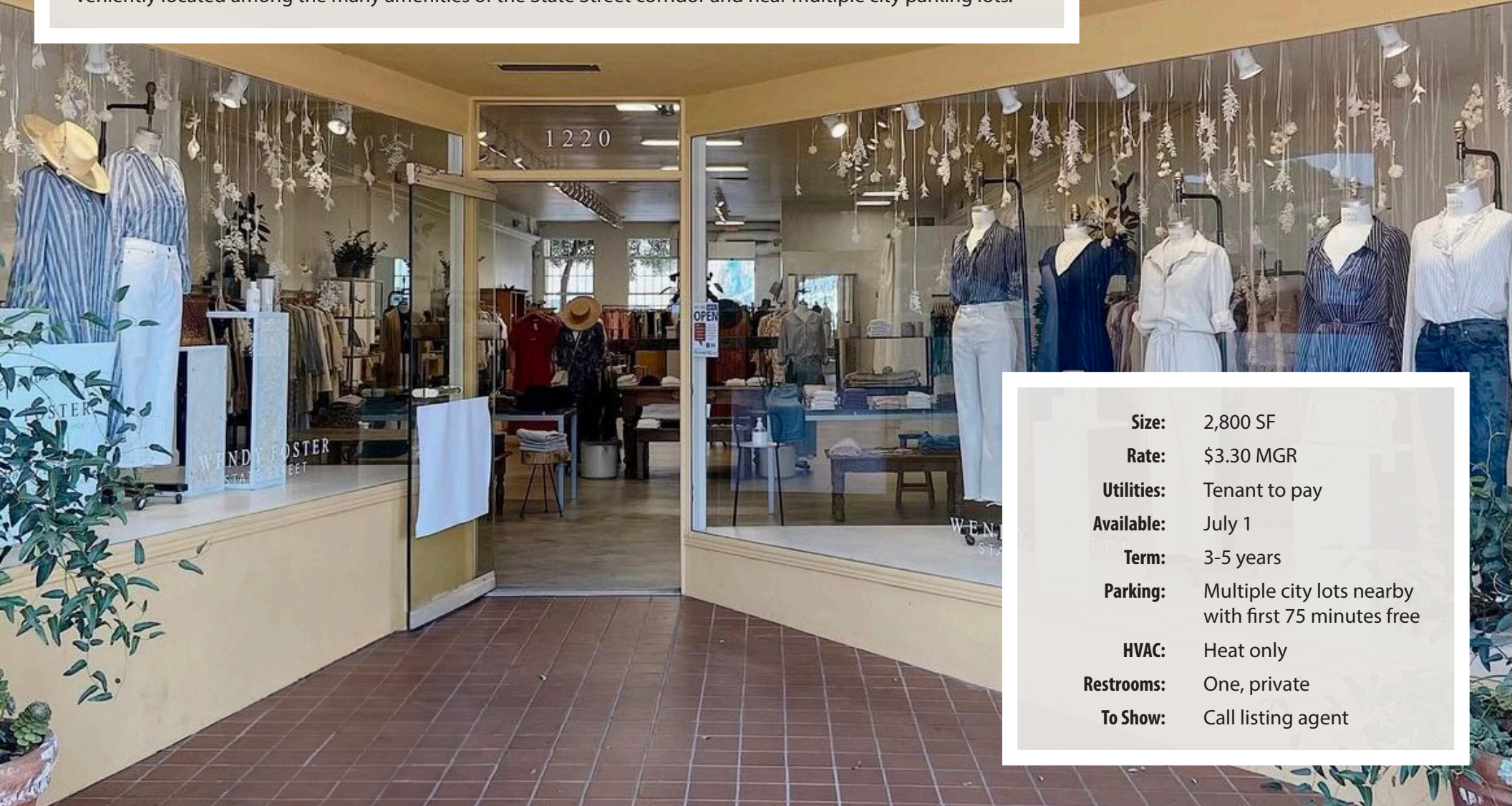
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Dan Ferrick
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PROPERTY SUMMARY

Downtown retail storefront two doors down from the historic Arlington Theatre, and roughly a block from Santa Barbara Public Market. High ceiling and large storefront windows onto State Street. The property is conveniently located among the many amenities of the State Street corridor and near multiple city parking lots.

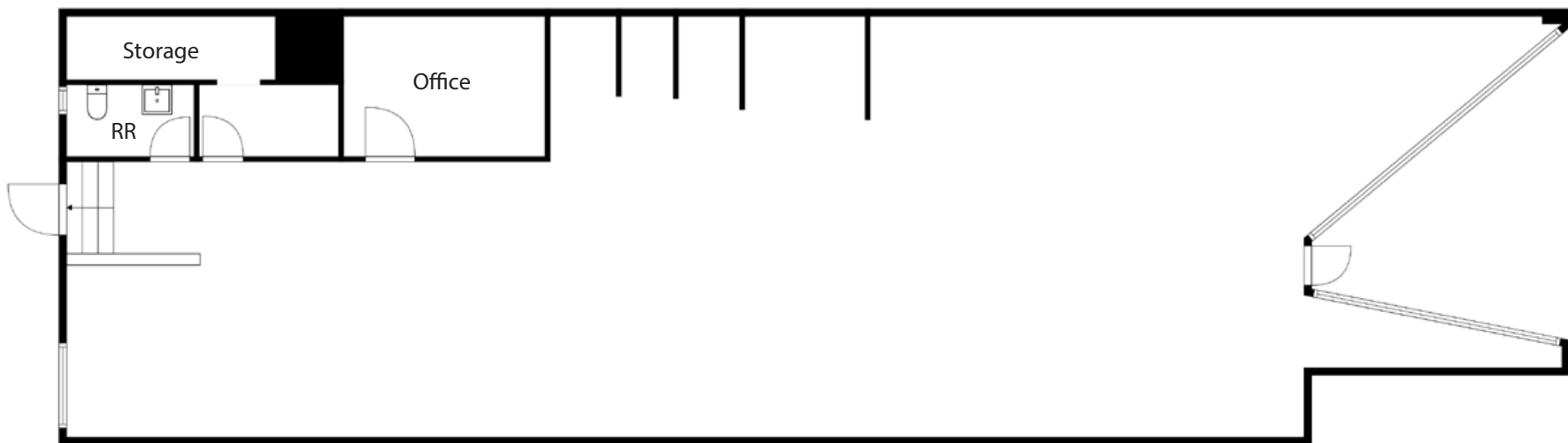


Size:	2,800 SF
Rate:	\$3.30 MGR
Utilities:	Tenant to pay
Available:	July 1
Term:	3-5 years
Parking:	Multiple city lots nearby with first 75 minutes free
HVAC:	Heat only
Restrooms:	One, private
To Show:	Call listing agent

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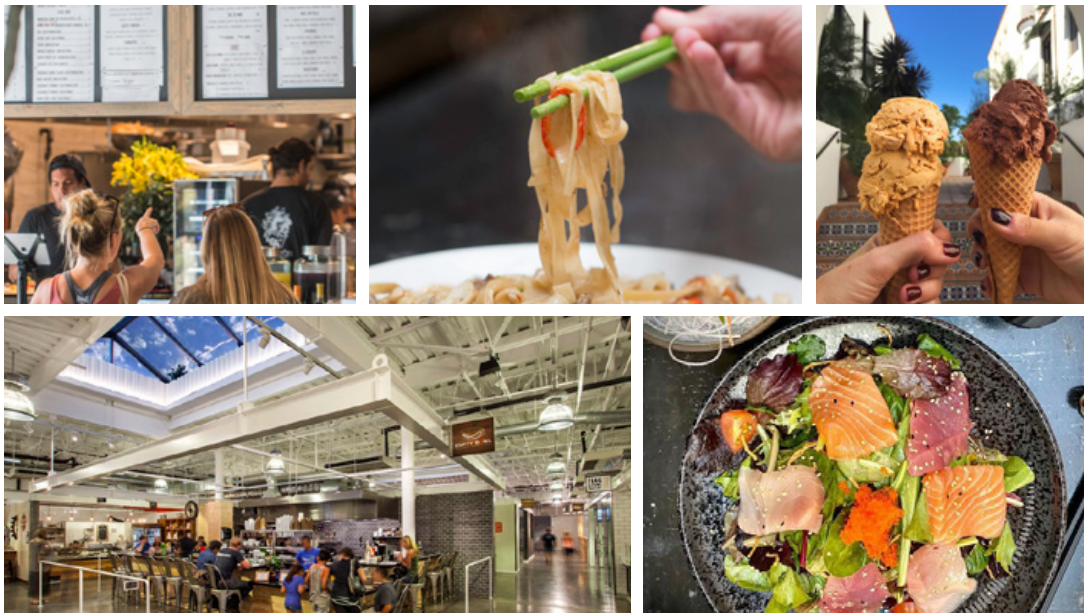


THE PUBLIC MARKET

The Santa Barbara Public Market, located at West Victoria and Chapala Streets, is a contemporary urban marketplace offering locally and regionally sourced food, wine, and beer. Nestled in the thriving performing and cultural arts district of downtown Santa Barbara, the Public Market is Santa Barbara's premier dining destination for locals and visitors alike. With such a diverse collective of merchants under one roof, the Public Market offers a truly unique experience to dine, drink, gather, and host special events.

PURVEYORS

Empty Bowl Gourmet Noodle Bar • Wabi Sabi • Three Monkeys
Rori's Artisanal Creamery • Corazon Cocina
Ca'Dario Pizzeria Veloce • Little Heart Cafecito



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THE NEIGHBORHOOD

ARTS & THEATER DISTRICT

Located in the heart of downtown Santa Barbara's Arts & Theater District, the subject property is central to numerous businesses, restaurants, and entertainment venues.

Around the corner, the Santa Barbara Public Market is a bustling complex of food and drink purveyors who embrace local, sustainable food practices. Two blocks down State Street, La Arcada is an outdoor mall filled with top-notch restaurants and boutique-style retailers.

The subject property is surrounded by cultural landmarks and venues, with the Arlington, Granada, and New Vic Theaters just steps away, while SOhO, the historic county courthouse, and the Santa Barbara Museum of Art are within a few blocks.

Also within easy reach is Santa Barbara's Business District, dense with local and corporate businesses, law firms, and financial firms.

DOWNTOWN

With 35,000 tourists on average in the city every day, the downtown area is a thriving commercial hub far more cosmopolitan than Santa Barbara's population count would suggest. Business, shopping, arts, dining and leisure all intersect downtown, with sandy beaches at its doorstep and a backdrop of rugged coastal mountains.

The subject property faces State Street and is walking distance to virtually all downtown amenities.



Arts & Entertainment

- The Granada Theatre
- The Arlington Theatre
- The Lobero Theatre
- Santa Barbara Art Association
- Arts Commission
- Santa Barbara Center for the Performing Arts
- Santa Barbara Symphony
- Opera Santa Barbara
- Ensemble Theatre Company
- SOhO Restaurant and Music Club
- Santa Barbara Museum of Art
- The Painted Cabernet
- Sullivan Goss Gallery

Dining

- Arigato Sushi
- Benchmark Eatery
- Bouchon
- Teru Japanese Cuisine
- Ca'Dario
- Carlito's
- Jane
- Milk & Honey
- Olio Crudo Bar
- Olio e Limone
- Opal
- Renaud's
- Sama Sama Kitchen
- Scarlett Begonia

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