

530 E Montecito St
SANTA BARBARA, CA

BOLD, MODERN INTERIOR

NOW DIVISIBLE
AVAILABLE FURNISHED



For Lease | Versatile Creative Office in Downtown Santa Barbara | **5,196 - 14,450 SF**

Experience. Integrity. Trust.
Since 1993

Greg Bartholomew
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PROPERTY SUMMARY

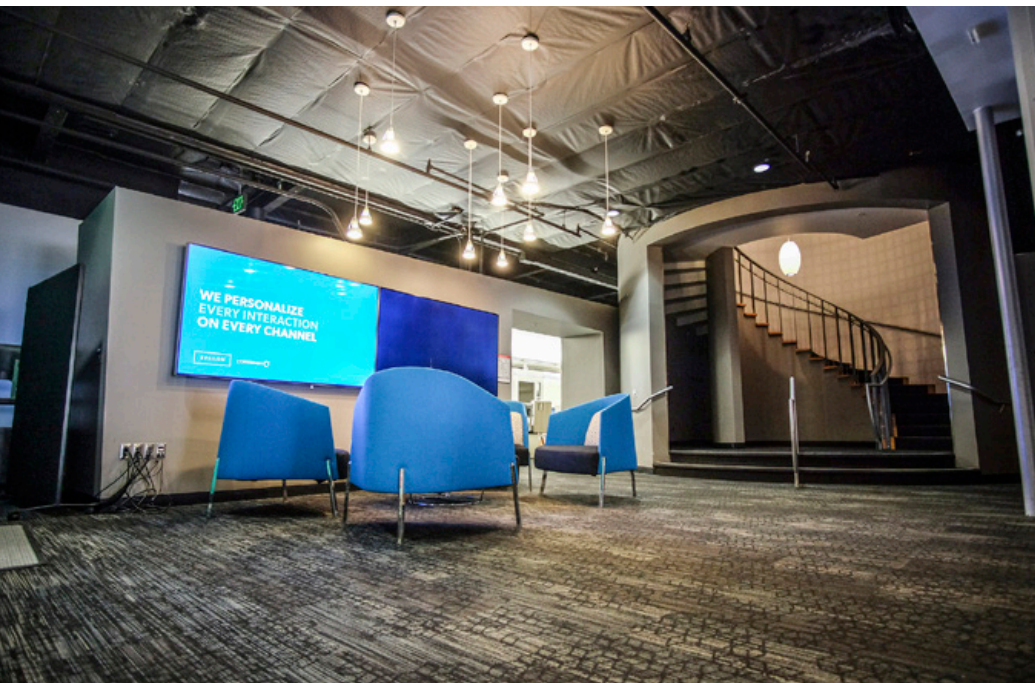
This downtown office building with great freeway and beach access has been built out into a versatile creative office space with high-quality finishes and a bold, modern design. Among the two floors — **which are now available separately or together** — are well-equipped conference rooms, spacious kitchen, open bullpen areas, private restrooms, and a dramatic spiral staircase.

Size	First floor	9,264 SF
	<u>Second floor</u>	<u>5,196 SF</u>
	Total	14,450 SF
Rate	\$1.95 NNN (.77)	
Term	5-10 years	
Available	Now	
Floors	Two	
Sprinklered	Yes	
HVAC	Yes	
Parking	First floor, 26; second floor, 14	
Restrooms	Two private sets (one set per floor)	
Furniture	Can be delivered furnished	
Showings	Call Listing Agents	

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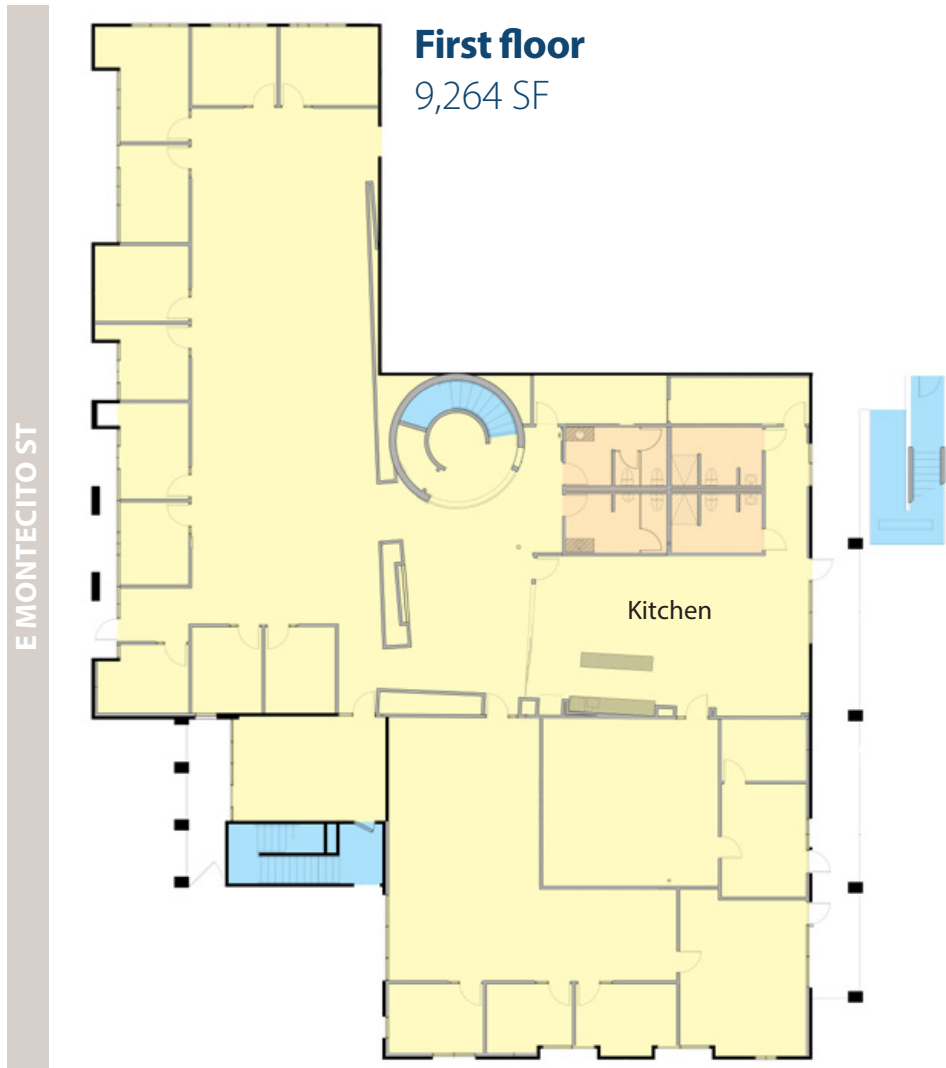


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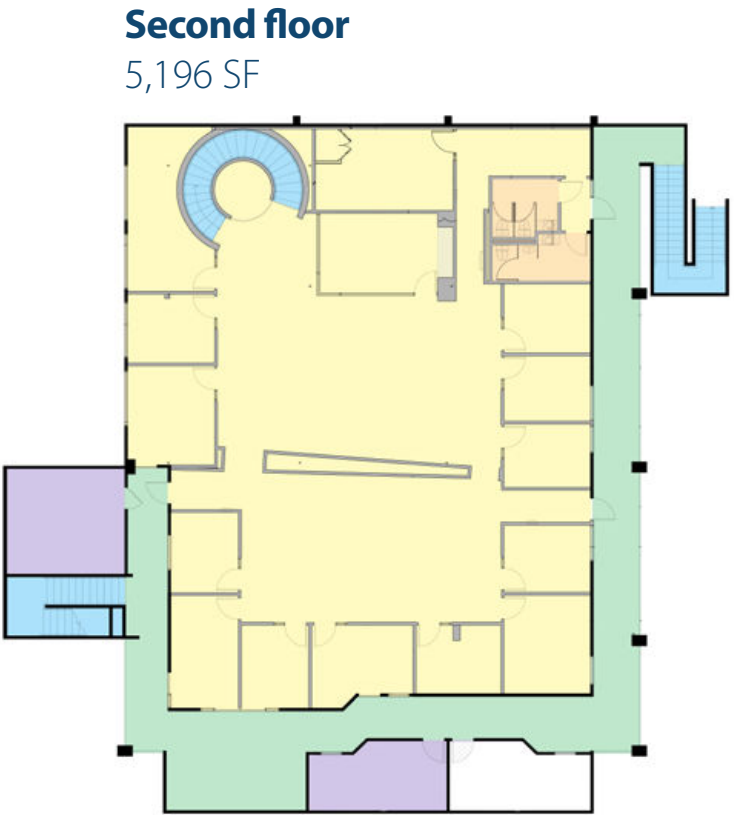
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FLOOR PLAN



- Interior
- Restrooms
- Exterior walkway
- Stairs
- Storage

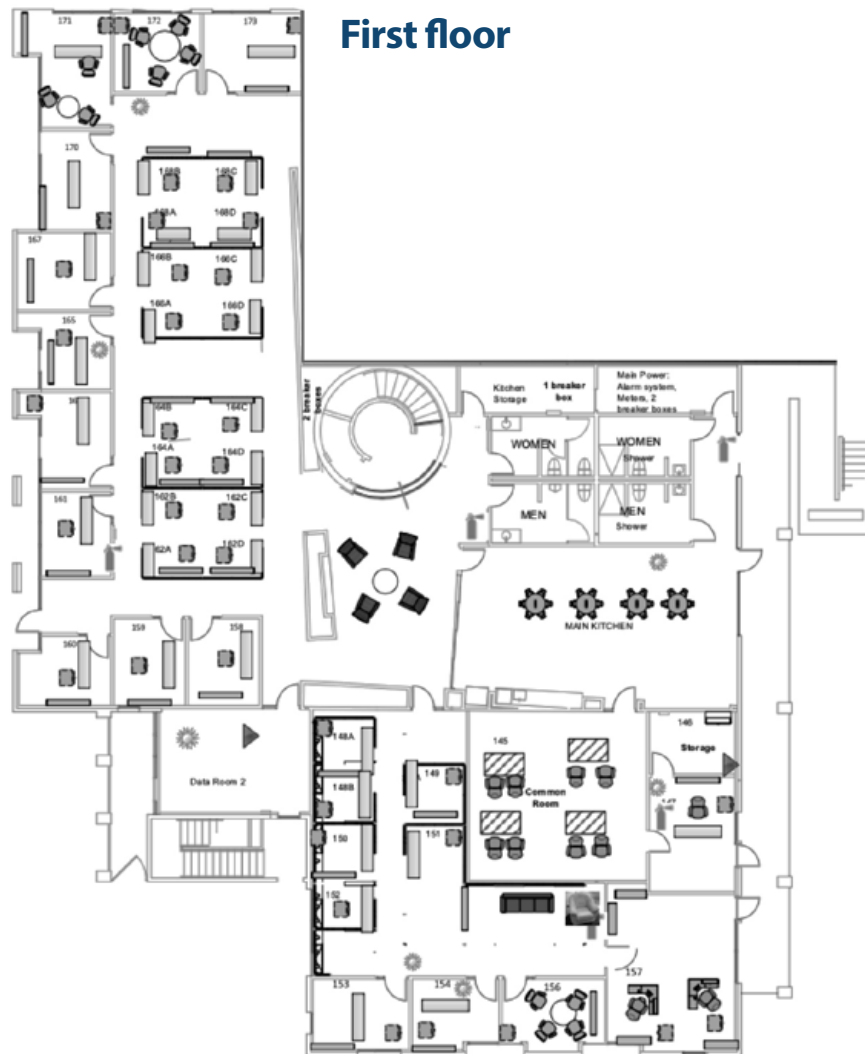


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FURNITURE PLAN



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techtopia

Dubbed “Techtopia” by CNBC, Santa Barbara is loaded with internet companies and start-ups, many of which have spun out of UCSB research teams. Technology companies have become an increasingly significant presence in downtown Santa Barbara. Amazon, Sonos, Invoca, Honey Science, and LogicMonitor have all established large “creative” offices near State Street. The emerging tech scene is also attracting founders and entrepreneurs from Los Angeles and San Francisco. This surge of tech employees around the State Street corridor adds dynamism and economic vitality to the downtown area.



Educated, tech-inclined employee pool

The area’s computer science pedigree was founded decades ago when UCSB was one of four sites selected to develop the Department of Defense’s ARPAnet, the predecessor of the world wide web.

Boasting six nobel laureates on faculty and ranked eighth in the world for its impact on the sciences,* UCSB is integral to the Santa Barbara community and its largest employer. UCSB offers a unique Technology Management Program (TMP) certificate, and many graduates with STEM degrees stay to work in the area.

* Ranked #8 of 750 universities worldwide in 2014 by the Centre for Science and Technology Studies of Leiden University.

The quantum bump

In 2019, UCSB was awarded a \$25 million National Science Foundation grant to create the nation’s first “quantum foundry” to research quantum technology. Soon after, Google’s research lab near the university reached the elusive “quantum supremacy,” the ability of a quantum processor to perform a complex computation much, much faster than any existing supercomputer. Google engineering director Hartmut Neven called this “the beginning of a new journey.” This breakthrough has further solidified the South Coast as a vital hub of research and technology.



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AERIAL VIEW LOOKING EAST



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