



800 State St  
SANTA BARBARA, CA

**For Lease** | High-Visibility, Corner Retail in the Heart of Downtown | 2,600 SF

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

**Kristopher Roth**  
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222 E. Carrillo Street, Suite 101, Santa Barbara, California 93101 | HayesCommercial.com

The information contained herein has been obtained from the owner of the property or from other sources deemed reliable. We have no reason to doubt its accuracy, but we do not guarantee it.

1/11/24





## PROPERTY SUMMARY

One of the premier properties and locations in all of Santa Barbara, this iconic corner retail space in the heart of downtown faces Paseo Nuevo and De La Guerra Plaza, situated among major retailers and renowned attractions. The space will be delivered in white-box condition and features a ground floor retail space or seating area, upstairs loft, potential outdoor seating, and prominent signage opportunities.

<b>Size:</b>	2,600 SF
<b>Rate:</b>	\$4.75 NNN (1.24)
<b>Floors:</b>	Ground floor with loft
<b>Term:</b>	3-5 years
<b>Available:</b>	Now
<b>Restroom:</b>	One, private
<b>Parking:</b>	Parking spaces available for rent in city-owned lots and several private lots nearby
<b>Showings:</b>	Call listing agent

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*Note: Photos taken during previous tenancy. Space is currently in shell condition, ready for tenant improvements.*



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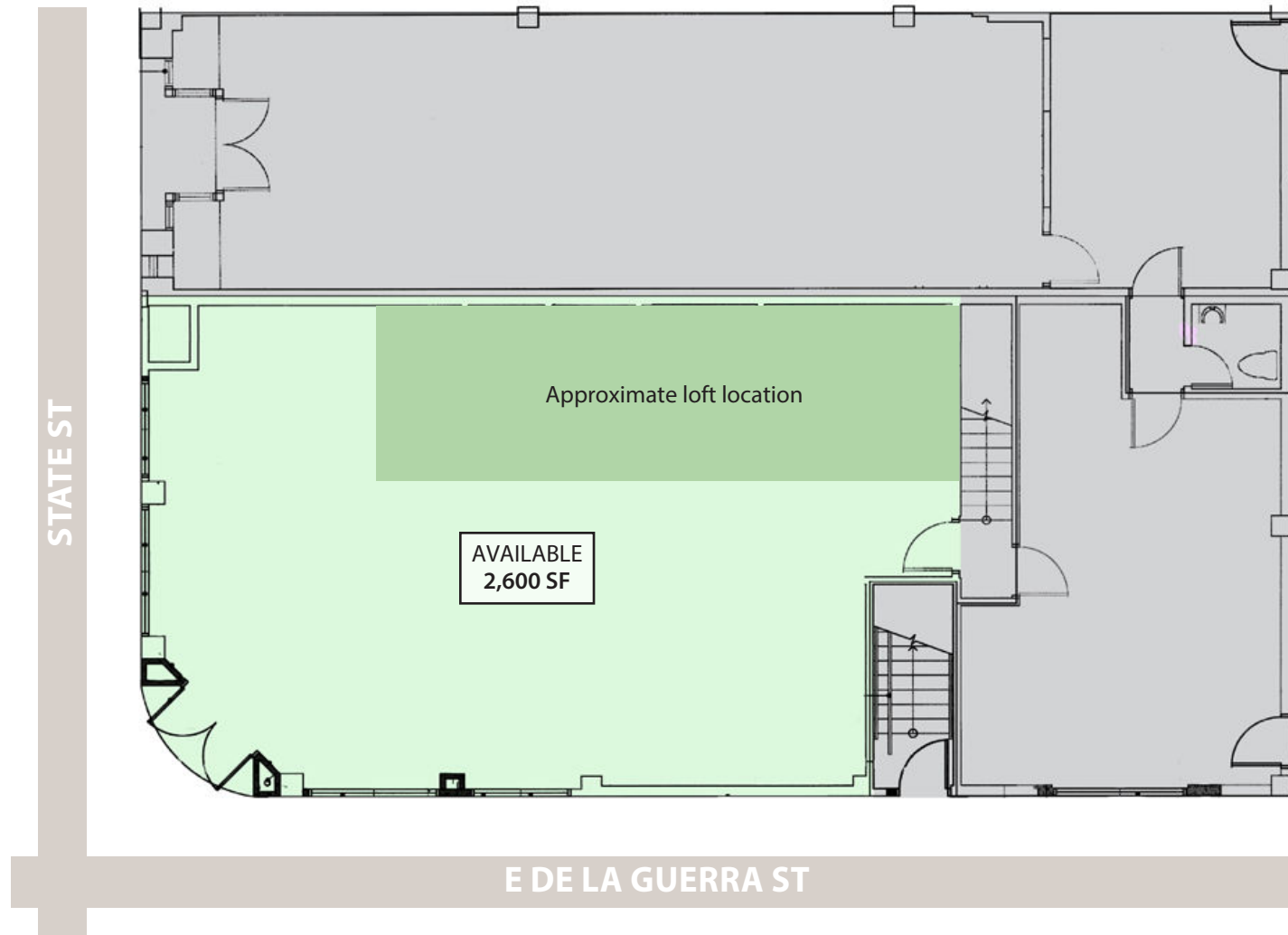
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## FLOOR PLAN



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# NEIGHBORHOOD OVERVIEW

- |                              |                          |                         |                     |                           |
|------------------------------|--------------------------|-------------------------|---------------------|---------------------------|
| 1. FedEx Office Print Center | 7. Brandy Melville       | 13. MTC Theaters        | 19. H&M             | 25. Bluemercury           |
| 2. Lilac Patisserie          | 8. Apple Store           | 14. Marshalls           | 20. 24 Hour Fitness | 26. Lululemon             |
| 3. Farmers & Merchants Bank  | 9. Viva Oliva            | 15. Cali-Forno Pizzeria | 21. Oakberry        | 27. Zumiez                |
| 4. Montecito Bank & Trust    | 10. Lobero Theatre       | 16. Bank of America     | 22. Pickles & Swiss | 28. Bibi Ji Restaurant    |
| 5. Amazon                    | 11. Kimpton Canary Hotel | 17. Vuori Clothing      | 23. Caje Coffee     | 29. Banana Republic       |
| 6. South Coast Deli          | 12. Tilly's              | 18. Blue Owl            | 24. Skechers        | 30. McConnell's Ice Cream |



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