

1021 Anacapa St

SANTA BARBARA, CA

Potentially **divisible** call listing agent



Among the finest office spaces in Santa Barbara

For Lease | Class A Downtown Professional Office | **13,508 SF**

Experience. Integrity. Trust.
Since 1993

Greg Bartholomew
805.898.4395
greg@hayescommercial.com
lic. 01131126



PROPERTY SUMMARY

Elevator-served second-floor office in downtown Santa Barbara's central business district. The space offers a blend of bullpen, private offices, and conference/presentation rooms with high-end finishes. Additionally, the building provides secure entrance and lobby. Located near restaurants, the Santa Barbara County Courthouse, and State Street.

Size	13,508 SF (potentially divisible — CLA)
Floor	Second
Rate	\$2.65 NNN (.80)
Utilities	\$0.40
Term	5-10 years
Availability	10/1/25
Parking	6 spaces plus the adjacent public lot
Kitchenette	2 kitchens and 1 break room
Restrooms	Private set plus common restrooms on ground floor
Elevator	Yes
To Show	Call listing agent



Reception

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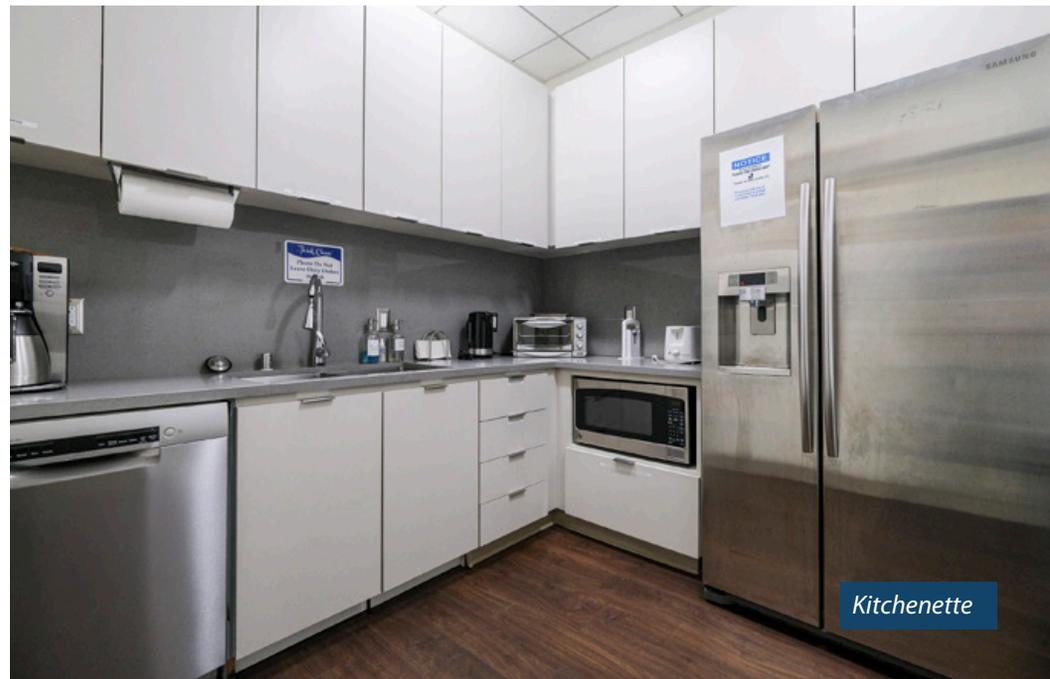
Presentation room



Break room



Private office



Kitchenette

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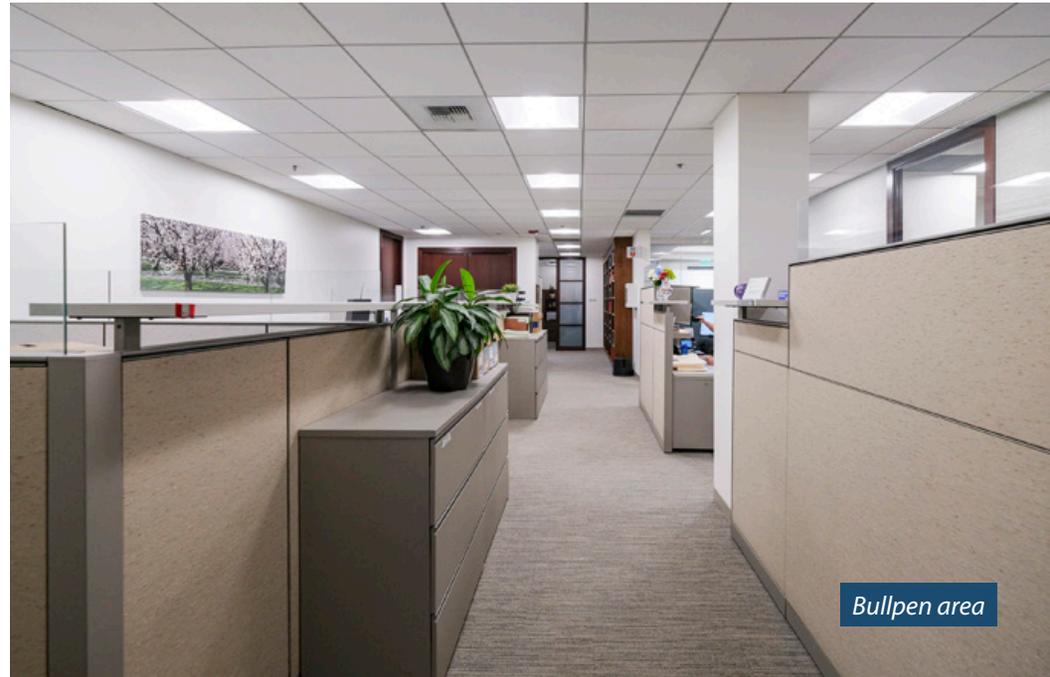
Large kitchen



Second-floor deck



Conference room



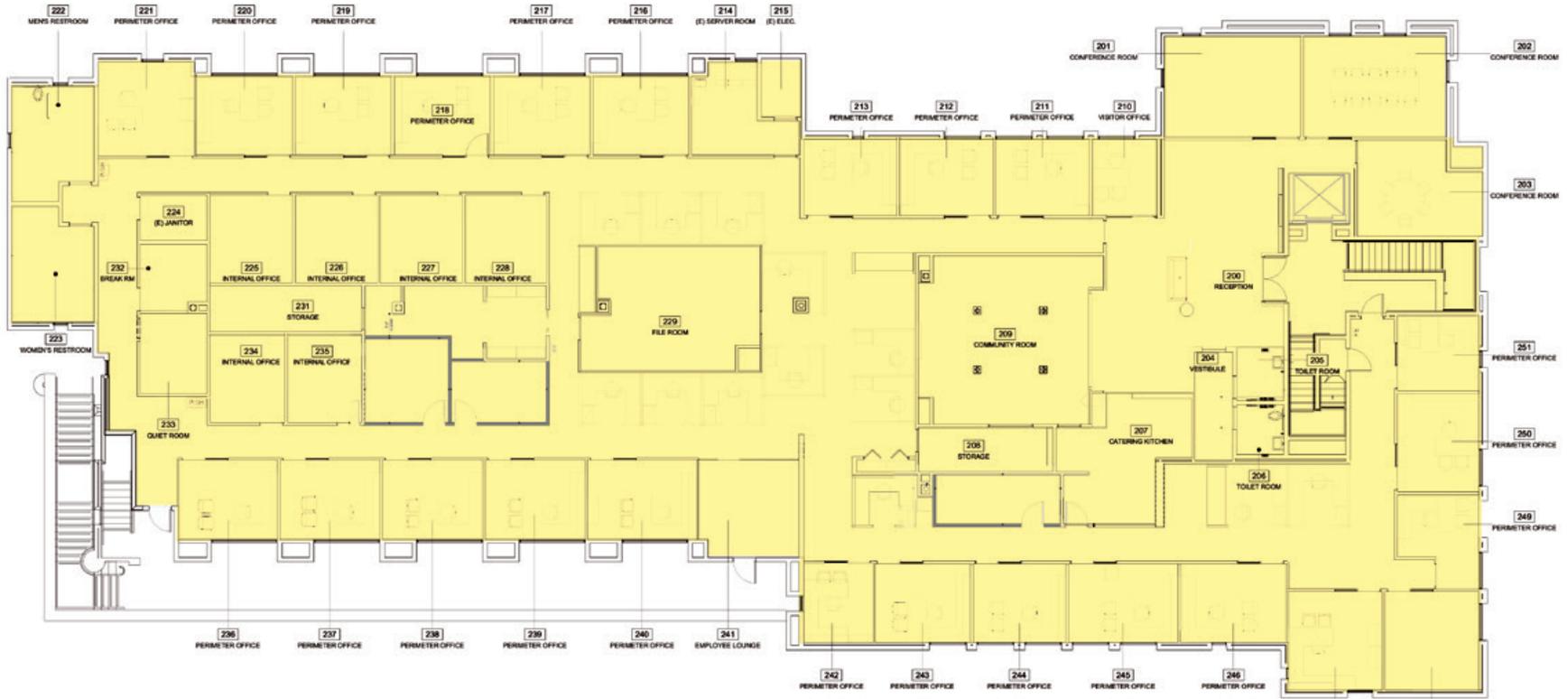
Bullpen area

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SECOND FLOOR PLAN



*Floorplan not to scale

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STATE STREET

BUSTLING RETAIL CORRIDOR

Santa Barbara, CA



DOWNTOWN'S RETAIL CORE

State Street serves as the geographic, cultural, and business center for the greater South Coast metro area and its 210,000 residents. With several open-air malls and countless entertainment options for visitors, it is the location of choice for national tenants and local staples alike. The area is a busy commercial hub far more cosmopolitan than Santa Barbara's population count would suggest. Business, shopping, arts, dining and leisure all intersect here, with a backdrop of rugged coastal mountains.



PASEO NUEVO

SEPHORA	PRESSED
THE GAP	EUREKA BURGER
VICTORIA'S SECRET	BRUXIE
T-MOBILE	PANDA EXPRESS
PAC SUN	CA PIZZA KITCHEN

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