

129 S Quarantina St  
SANTA BARBARA, CA

UP TO 30' HIGH CEILINGS

**For Sale or Lease** | Industrial Condo with Roll-Up at Railroad Square | **6,759 SF**

*Experience. Integrity. Trust.  
Since 1993*

**Liam Murphy, CCIM**  
**805.898.4385**  
[liam@hayescommercial.com](mailto:liam@hayescommercial.com)  
lic. 01439777







## PROPERTY SUMMARY

A unique opportunity to purchase or lease one of the largest industrial condos in Santa Barbara, which can house a variety of businesses including contractor, warehouse, R&D, manufacturing, film production, or automotive. The offering is actually **3 units** that have been combined to provide **tall ceilings (approx. 30' in the warehouse section)**, a roll up door, heavy power, private restrooms, and access from both Quarantina Street and Powers Avenue. The property will be **delivered vacant**, representing an opportunity for an owner-user or investor looking to capitalize on increasing rents for industrial properties in Santa Barbara.

<b>Sale Price</b>	\$2,500,000
<b>Lease Rate</b>	\$12,500/mo*
<b>Building Size</b>	6,759 SF total (4,339 SF first floor plus 2,420 SF upper floor)
<b>Land Size</b>	4,356
<b>APN</b>	017-570-028, 017-570-029 and 017-570-030
<b>Zoning</b>	M-1/S-D-3
<b>Occupancy</b>	Vacant
<b>Parking</b>	8 reserved spaces
<b>Restrooms</b>	One private, plus one common with shower
<b>Power</b>	200 Amps of three-phase & 400 Amps of single-phase
<b>Ceilings</b>	Approx. 30' in the warehouse
<b>Loading</b>	One 12'x12' ground-level roll-up door
<b>To Show</b>	Call listing agents

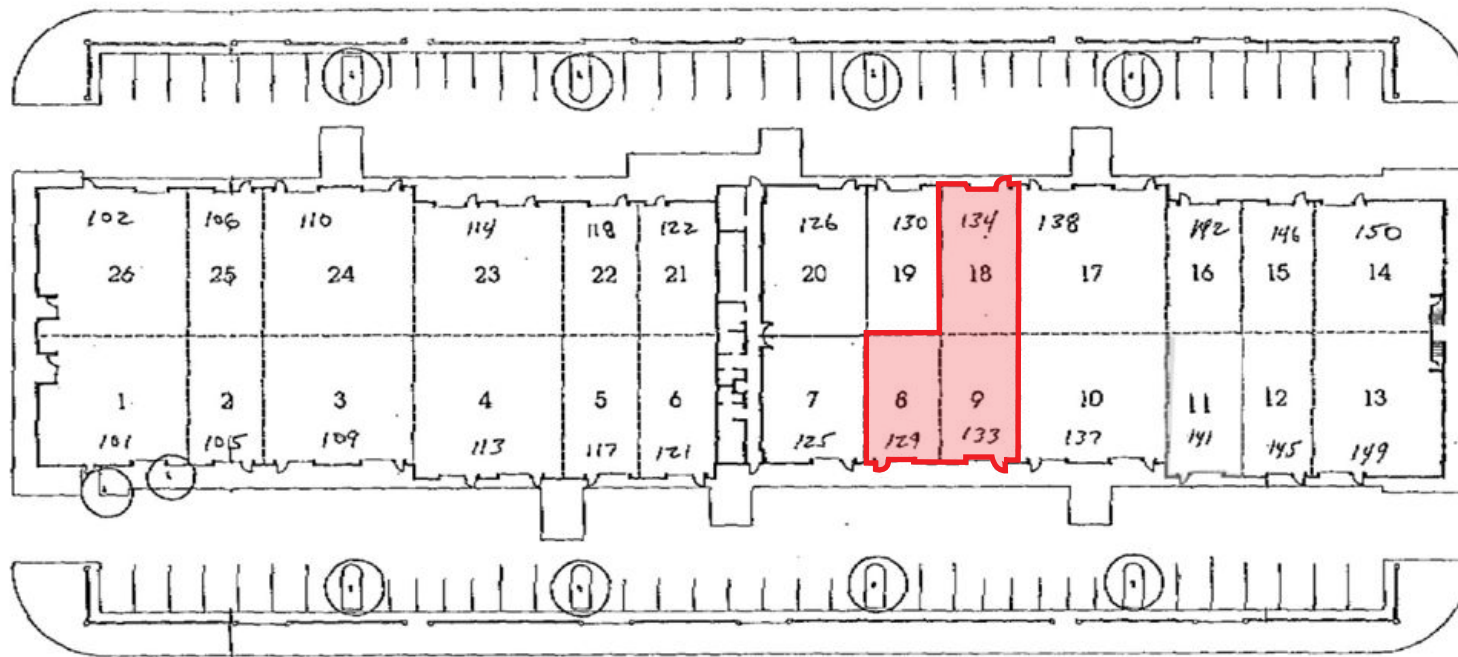
*\* Lease will be on AIR NNN form with Base Rent + Initial NNN estimates = to \$12,500.*

*Experience. Integrity. Trust.  
Since 1993*

**Liam Murphy, CCIM**  
**805.898.4385**  
[liam@hayescommercial.com](mailto:liam@hayescommercial.com)  
lic. 01439777



# SITE PLAN



Note: Drawings are not to scale.

Experience. Integrity. Trust.  
Since 1993

Liam Murphy, CCIM  
805.898.4385  
liam@hayescommercial.com  
lic. 01439777



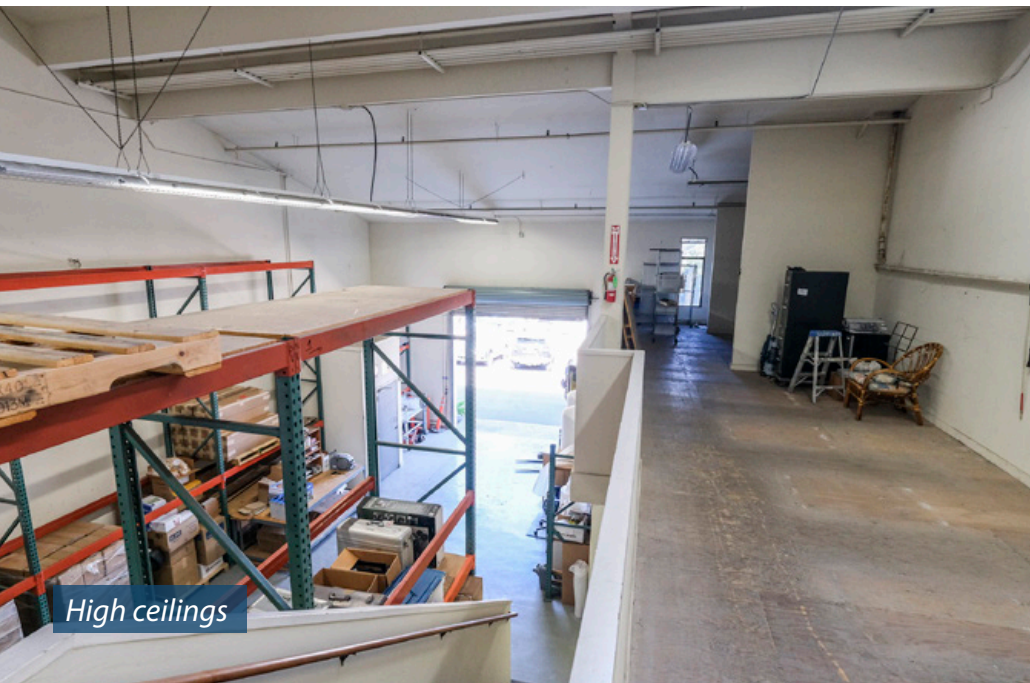




Upper floor



Roll-up door



High ceilings



Upper floor

*Experience. Integrity. Trust.*  
Since 1993

**Liam Murphy, CCIM**  
805.898.4385  
[liam@hayescommercial.com](mailto:liam@hayescommercial.com)  
lic. 01439777





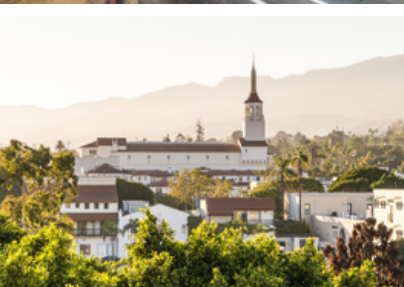


Experience. Integrity. Trust.  
Since 1993

Liam Murphy, CCIM  
805.898.4385  
[liam@hayescommercial.com](mailto:liam@hayescommercial.com)  
lic. 01439777







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

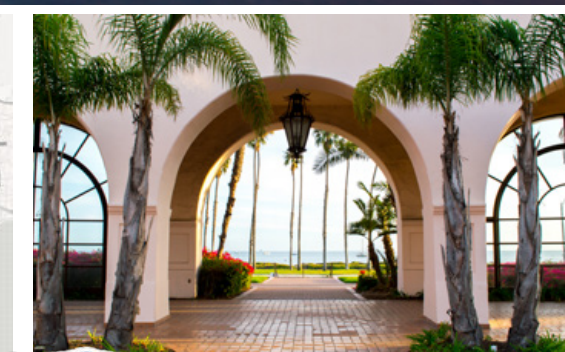


\$149,130  
avg. household income



Source: esri. 2023 demographics

62%  
college-educated



Experience. Integrity. Trust.  
Since 1993

Liam Murphy, CCIM  
805.898.4385  
[liam@hayescommercial.com](mailto:liam@hayescommercial.com)  
lic. 01439777

