

32 E Haley St

SANTA BARBARA, CA



Haley & Anacapa
8,220 CPD
source: esri

SITE

For Sale | Prominent Corner Commercial Building | Approx. **1,880 SF**

Experience. Integrity. Trust.
Since 1993

Caitlin Hensel
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PROPERTY SUMMARY

Retail/office building for sale on the high-traffic corner of Haley and Anacapa streets. Includes 1,800 SF building with small roll-up door. Convenient, high-visibility location just a block from State Street's restaurants, hotels, shopping, and pedestrian promenade. CLA for occupancy details.

Price	\$1,895,000
Building Size	1,880 SF
Lot Size	4,792 SF
APN	037-212-008
Zoning	M-C
Traffic Count	8,220 CPD (at Haley and Anacapa)
Parking	On-site
Roll-Up Door	One
Restrooms	Two, private
To Show	Call listing agent



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AREA OVERVIEW



PASEO NUEVO MALL
California Pizza Kitchen
Eureka Burger | Gap | Aveda
PacSun | Bath & Body Works

HOTEL SANTA BARBARA

THE RED PIANO

THE CRUISERY

OAT BAKERY

SIAM STREET FOOD

SEVILLA SQUARE
Backyard Bowls | Folio Press
Chocolate Maya | D'Angelo Bread
SB Roasting Company

330 STATE ST REDEVELOPMENT
Adaptive reuse project underway at the historic Andaluca Building, including possible plans for two new music venues and outdoor dining.

WORLD MARKET

JOE'S CAFE

INSTITUTION ALE

SB CRAFT RAMEN

BROAD STREET OYSTERS

THE DRUNKEN CRAB

DUNE COFFE ROASTERS

SITE

SOLTARA APARTMENTS
Recently constructed housing project targeting UCSB faculty members

REI

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LAGUNA DISTRICT

Adaptive-Reuse & Creative-Industrial



The Laguna District is Santa Barbara’s rising creative-industrial hub just east of downtown, centered on Haley, Gutierrez, and Montecito Streets. Mixing adaptive-reuse warehouses with breweries, design studios, and specialty retailers, it delivers an energetic “working Santa Barbara” vibe minutes from State Street and the Waterfront. Highlights include **The Mill**, a historic feed mill reborn as a winery/brewery/restaurant a few blocks from the subject property, and **The Platform**, a modern multi-tenant creative campus offering flexible spaces for offices, showrooms, and makers. Often called the Haley Corridor, this nine-block stretch attracts tenants with authentic character, strong daytime traffic, and a growing reputation—ideal for showroom, production, creative office, and food & beverage concepts seeking a high-identity address without State Street formality.

'Walker's Paradise'
WALKSCORE **95**
Daily errands do not require a car

MEDIAN HOUSEHOLD INCOME (3 mi radius)
\$103,709

AREA POPULATION (3 mi radius)
81,953

Source: esri. 2025 demographics centered on 406 E Haley Street



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SANTA BARBARA



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.



Source: esri. 2023 demographics



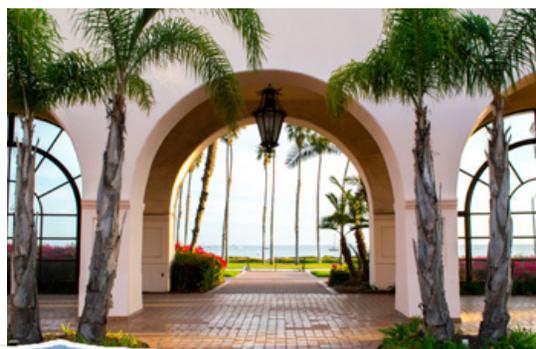
89,023
current residents



\$149,130
avg. household income



62%
college-educated



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