



**NEW SUITE
AVAILABLE**

FOR LEASE

5425 Hollister Ave, Goleta, CA | Class A Office Space | 1,724 & 17,920 SF

*Experience. Integrity. Trust.
Since 1993*

Francois DeJohn
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Steve Hayes
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222 E. Carrillo Street, Suite 101, Santa Barbara, California 93101 | HayesCommercial.com

Property Overview

These Class A office suites offers high-quality interior finishes and are complemented by a dramatic two-story common lobby. Conveniently located near UCSB, Goleta Valley Cottage Hospital, Santa Barbara Airport, Highway 101 and only seven miles from downtown Santa Barbara.



	<u>Suite 110</u>	<u>Suite 230</u>
Size:	1,724 SF	17,920 SF
Floor:	1st floor	2nd floor
Available:	Now	3/1/21
Rate:	\$1.75 NNN (.54)	
Utilities:	\$0.22 psf	
Term:	3-5 years	
Zoning:	OI Office and Institutional)	
Parking:	3.4/1,000 SF	
HVAC:	Yes	
Amenities:	On-site gym, basketball court, sand volleyball court, koi pond and beautifully landscaped outdoor seating areas	
Furniture:	Potentially available	
Restrooms:	Two sets, common	
Other Tenants:	IBM, CIO Solutions, Tobin Lucks, Applied Research Associates, Aerotek	
To Show:	Call listing agent	

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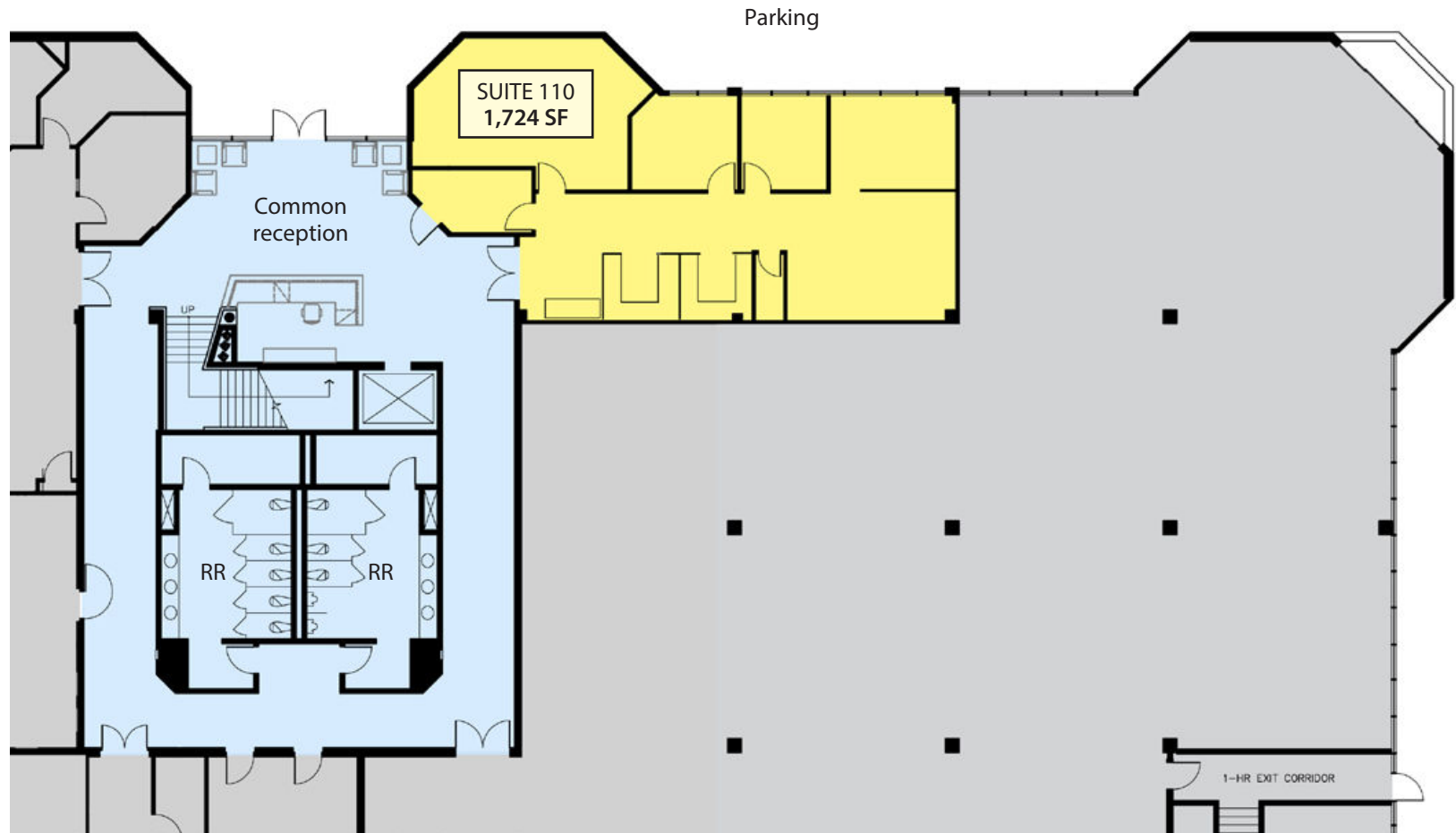
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First Floor Plan



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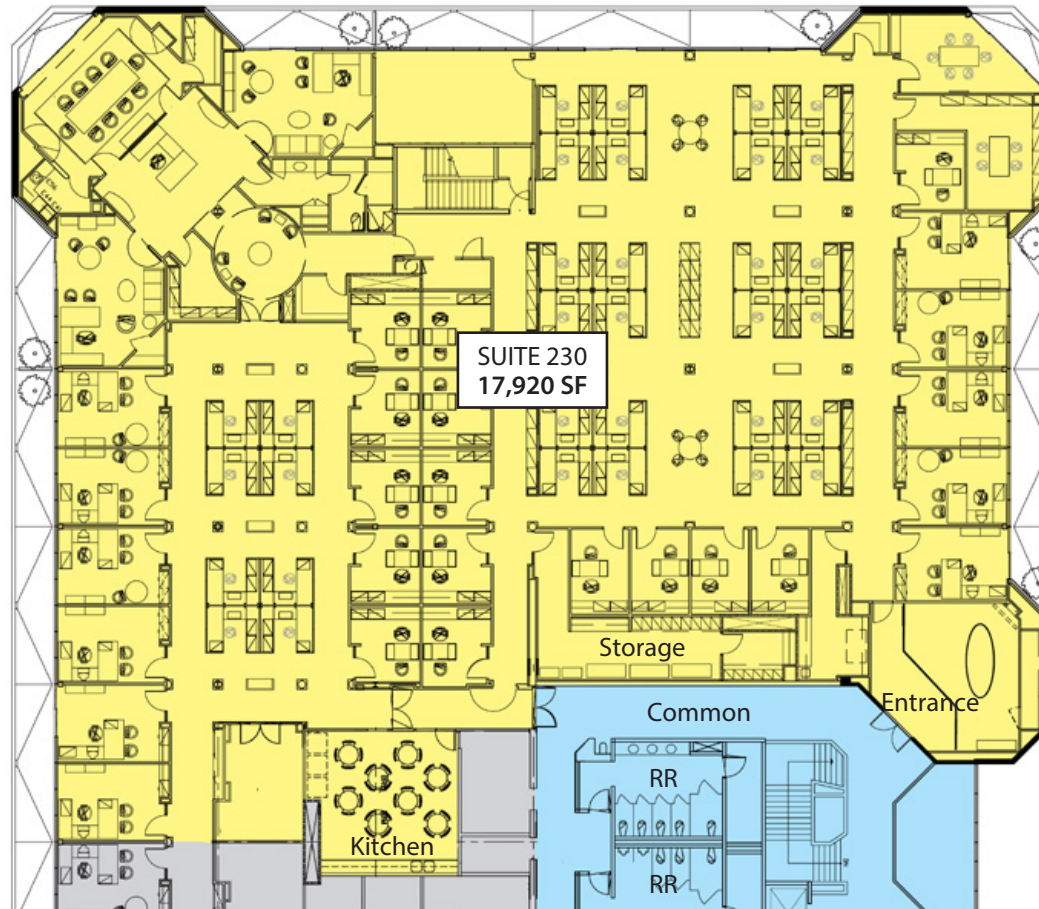
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Second Floor Plan



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Property Photos



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Interior Photos



Suite 230 conference room



Suite 230 kitchen



Suite 230 bullpen



Suite 110 bullpen

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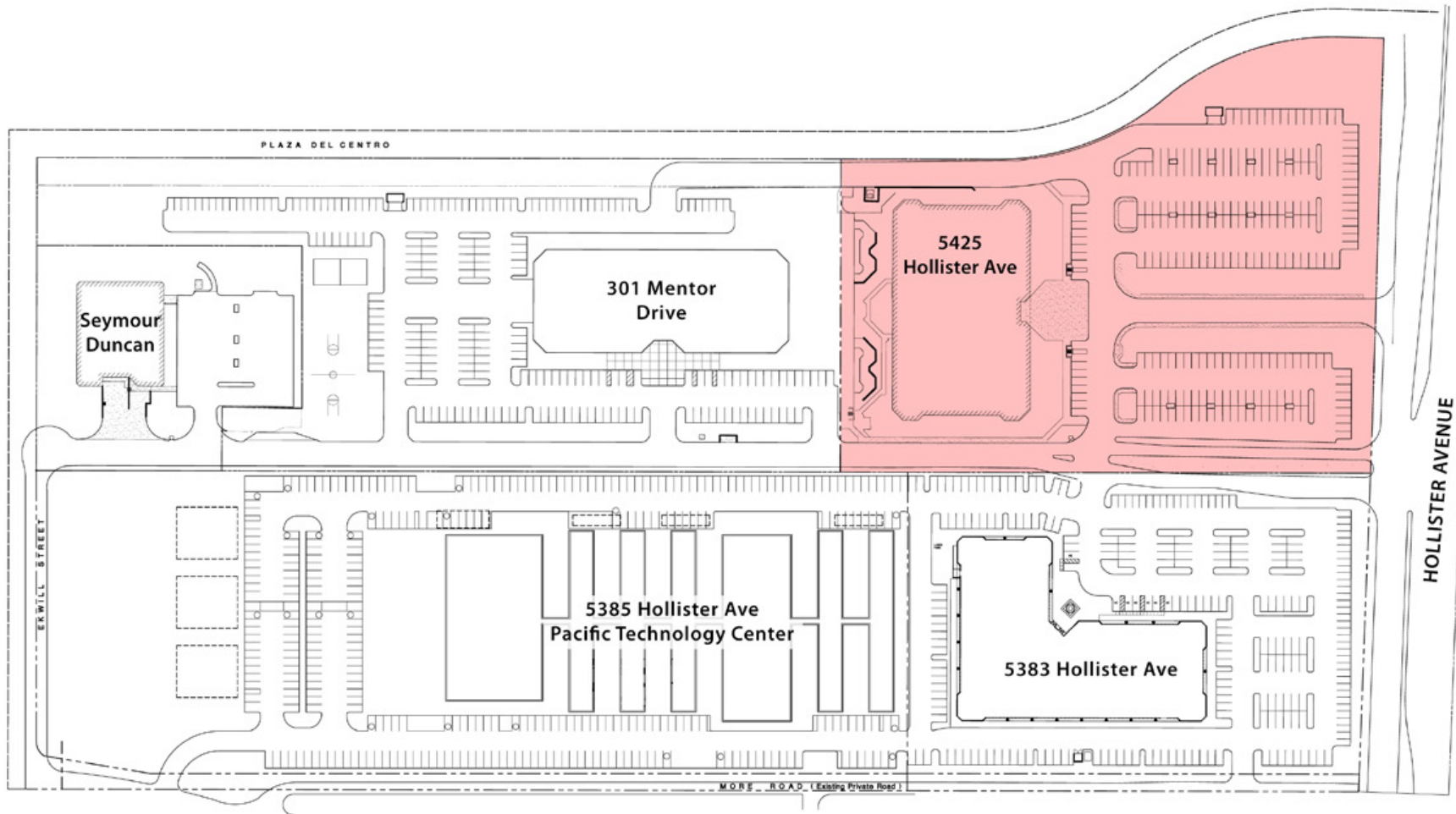


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Site Plan



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Aerial looking West



UCSB

Goleta Beach

Santa Barbara Airport

US 101

CALIFORNIA 217



301 Mentor Dr

SITE

Pacific Technology Center

5383 Hollister

Goleta Valley Cottage Hospital

SITE

Hollister Ave

Patterson Ave