

Prime Retail Building for Sale or Lease|Santa Cruz, CA

**745 Ocean St.
Santa Cruz, CA**



7502 N. Colonial Ave., Suite 101
Fresno, California 93711
www.RetailAssociates.com

For further information, please contact:

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SITE OVERVIEW

CONTACT BROKER FOR PRICING INFORMATION

BUILDING SIZE:

2,100 SF ±

PARCEL SIZE:

0.36 Acres (15,580 SF)

PARKING:

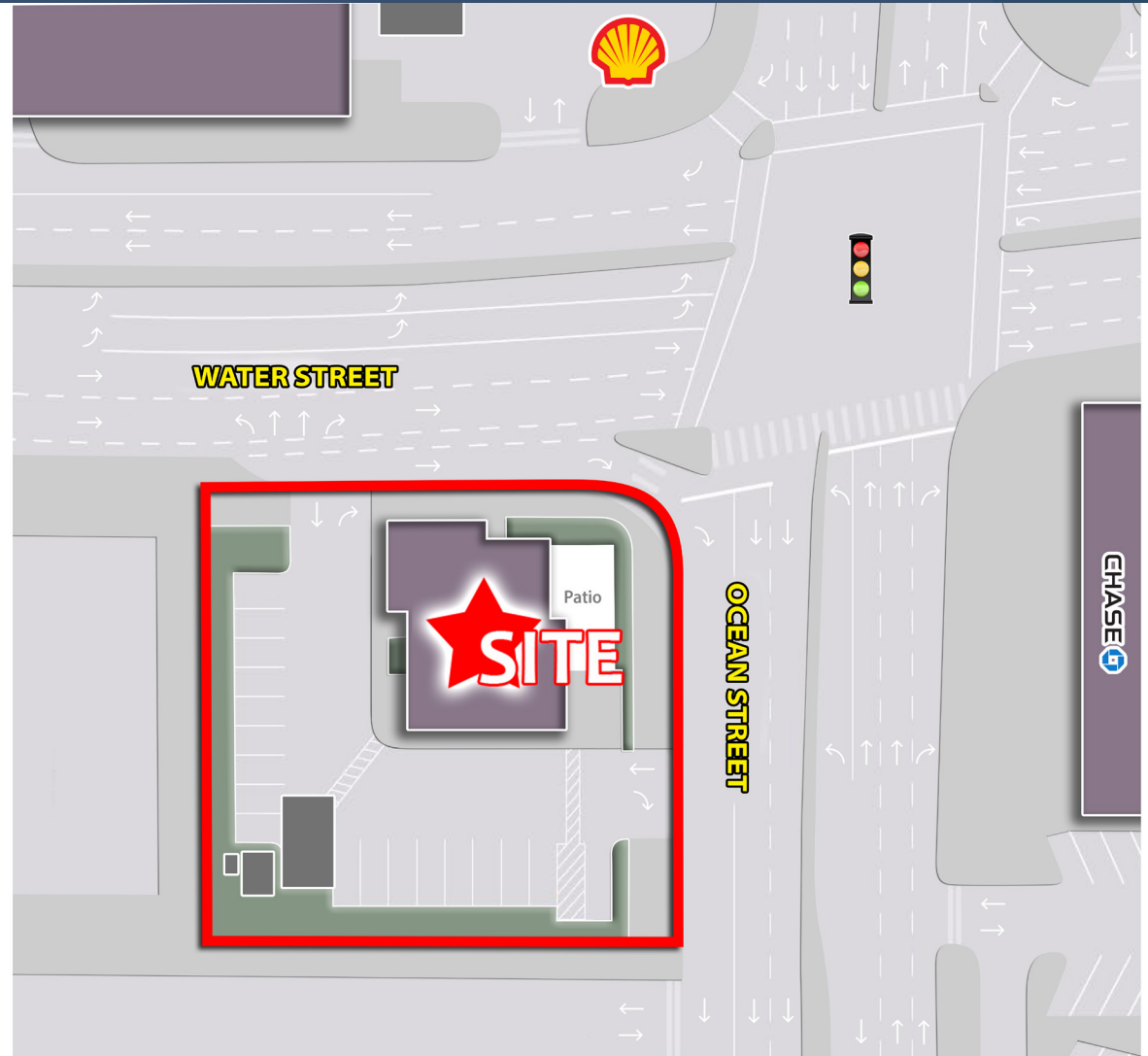
17 parking\1 handicap stalls

DEMOGRAPHICS:

	<i>1 Mile</i>	<i>2 Mile</i>	<i>3 Mile</i>
Population	24,255	56,485	90,659
Avg HH Income	\$154,939	\$164,140	\$163,474

TRAFFIC COUNTS:

Water St	±28,123 ADT
Ocean St	±35,505 ADT
Total:	±63,628 ADT



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