

FOR SALE

# 502 E Haley St, Santa Barbara

Downtown Industrial/Retail Building on High-Traffic Corner | 5,214 SF



*Experience. Integrity. Trust.*  
*Since 1993*

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## PROPERTY SUMMARY

On a prominent, high-visibility corner in the Laguna District, this industrial/retail building is perfectly positioned along the Haley corridor between the two main retail arteries in town: State and Milpas streets. High flexibility for an owner-user given the versatile C-M zoning and open layout. Recent improvements include a new roof and sewer lateral.

<b>Price:</b>	\$2,950,000
<b>Building Size:</b>	Ground floor 4,594 SF Mezzanine 620 SF Total 5,214 SF
<b>Lot Size:</b>	5,227 SF
<b>APN:</b>	031-291-001
<b>Zoning:</b>	C-M (Commercial/ Manufacturing)
<b>Occupancy:</b>	Vacant
<b>Roll-Up Doors:</b>	Four, ground-level
<b>Ceiling Height:</b>	13', up to 20' to underside of pitched roof
<b>Restrooms:</b>	One, private
<b>Showings:</b>	CLA



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Office Area



Updated Glass Doors



Spacious Layout



Mezzanine

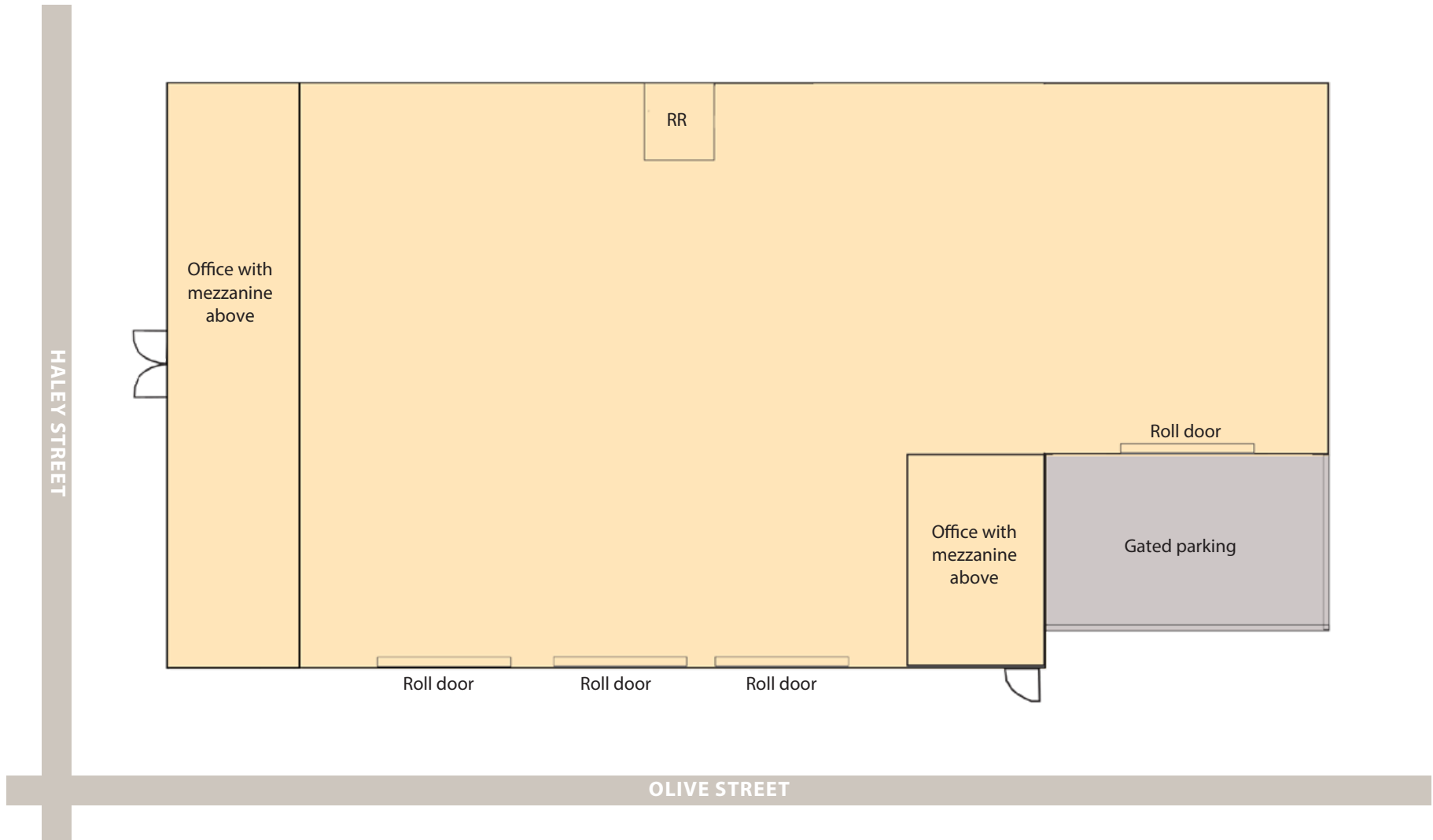
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# FLOOR PLAN



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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 an artisan marketplace with winery, brewery, restaurant, and studios, 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.

**WALKSCORE**  
**95**

**'Walker's Paradise'**  
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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