



147-A, 149 & 151 CASTILIAN DR.

GOLETA CA 93117

FOR SUBLEASE

**UP TO ±35,297 SF INDUSTRIAL /
WAREHOUSE SPACE**

\$1.05/SF NNN (\$0.51)

Strategically located in Goleta's dynamic high-tech corridor with easy access to US 101 Fwy, Santa Barbara Airport, abundant new housing & core amenities



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147-A, 149 & 151 CASTILIAN DR. GOLETA CA 93117

147-A, 149 & 151 Castilian Dr. are situated at the gateway to the Santa Barbara Research Park which houses some of the area's most prominent businesses and largest employers including Raytheon, Flir and AppFolio. Located directly across Hollister Ave. from the Deckers headquarters and Cabrillo Business Park. The property enjoys convenient access to and from the US 101 Freeway, the Santa Barbara Airport and the campus of the University of California, Santa Barbara.



The information provided here has been obtained from the owner of the property or from other sources deemed reliable. We have no reason to doubt its accuracy, but we do not guarantee it.

Space Sizes (Divisible)

Unit 147-A — ±5,832 SF
Unit 149 — ±17,682 SF
Unit 151 — ±11,783 SF
±35,297 SF TOTAL

Sublease Rate

\$1.05/SF NNN (\$0.51)

Term

Negotiable (Master Lease Expires 7/1/34)

Available

Immediately

Ceiling Height

±21–22 ft.

Roll-Up Doors

Unit 147-A — 1 (*Ground Level Loading*)
Unit 149 — 1 (*Ground Level Loading*)
Unit 151 — 1 (*Common with adjacent unit; Ground level loading with truck well to also allow for dock-high loading*)

3 TOTAL ROLL-UP DOORS

Parking

Negotiable

Sprinklers

Throughout

Restrooms

Common

HVAC

None

Zoning

Business Park

CSO

3%

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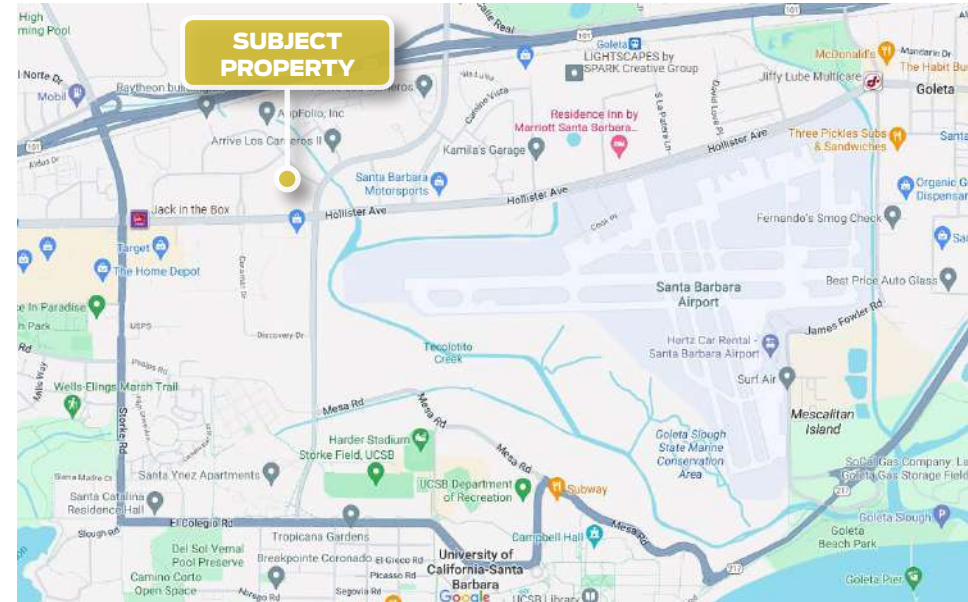
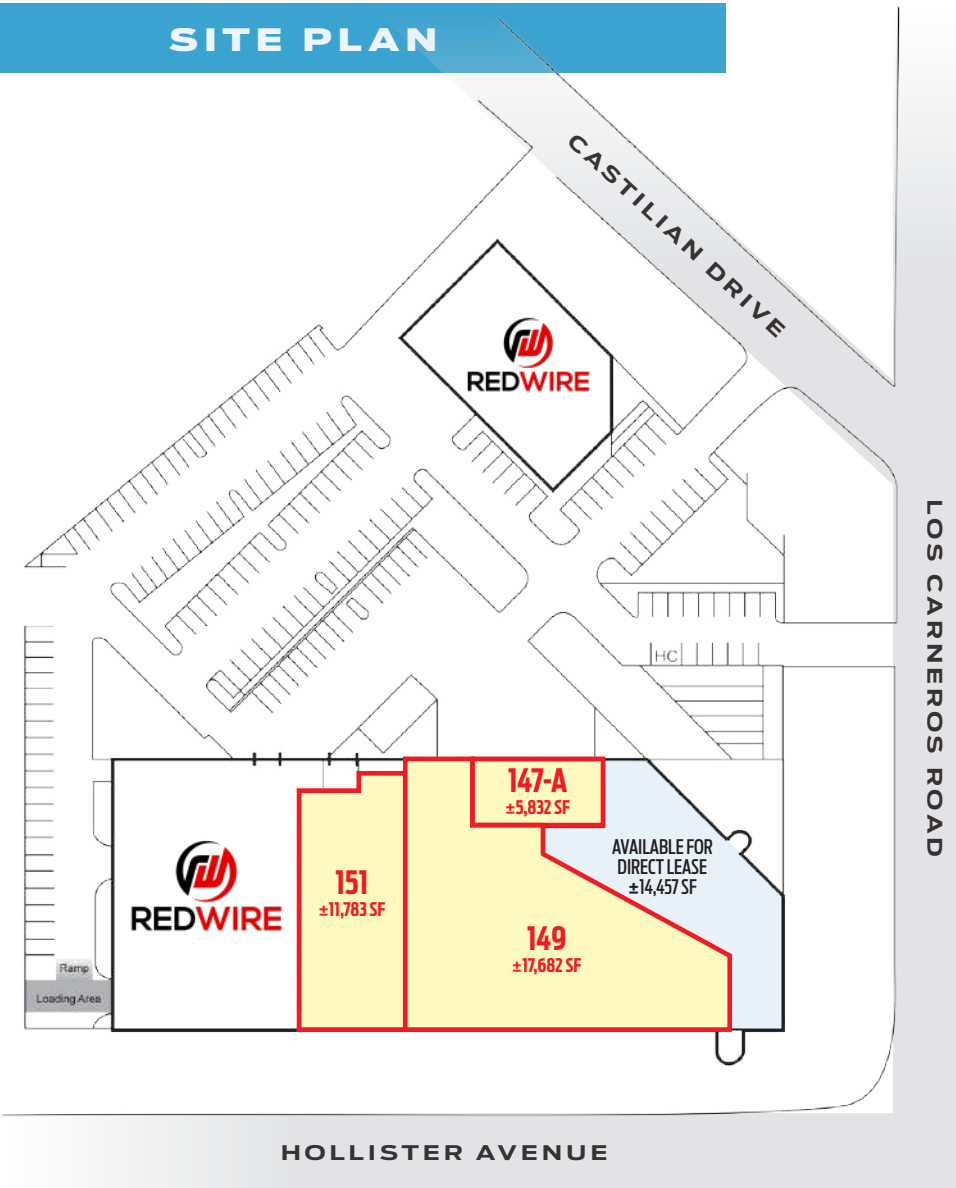


147-A, 149 & 151

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SITE PLAN



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Select Nearby Amenities & Businesses

CAMINO REAL MARKETPLACE



HOLLISTER VILLAGE PLAZA



GLEN ANNIE
GOLF CLUB

HOLLISTER
VILLAGE
RESIDENTIAL DEV.

SUBJECT
PROPERTY

CABRILLO BUSINESS PARK



UCSB
CAMPUS

GOLETA
BEACH PARK



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