

Seacliff
VILLAGE

SEACLIFF VILLAGE SHOPPING CENTER

NEC GOLDENWEST STREET & YORKTOWN AVENUE, HUNTINGTON BEACH, CA 92648

976 SF - 4,000 SF

**AVAILABLE
FOR LEASE**



CBRE

TRADE AREA





PROPERTY HIGHLIGHTS



Superior street visibility and access- Bounded by Goldenwest Street, Yorktown Avenue and Main Street



Directly across the street from Huntington Beach High School ($\pm 3,000$ Students), Huntington Beach City Hall (± 600 Employees), Gothard Street Business Park Corridor ($\pm 18,100$ Employees)



LA Fitness newest concept



Surrounded by a well-established residential community with upscale demographics



One of the highest volume Albertson's in Orange County



Tenants include: Albertsons, LA Fitness, PetSmart, Staples, Chevron, Memorial Care, Union Bank, McDonald's, Planet Beauty, Starbucks, Chipotle, Nekter, Del Taco, Chase Bank, and more

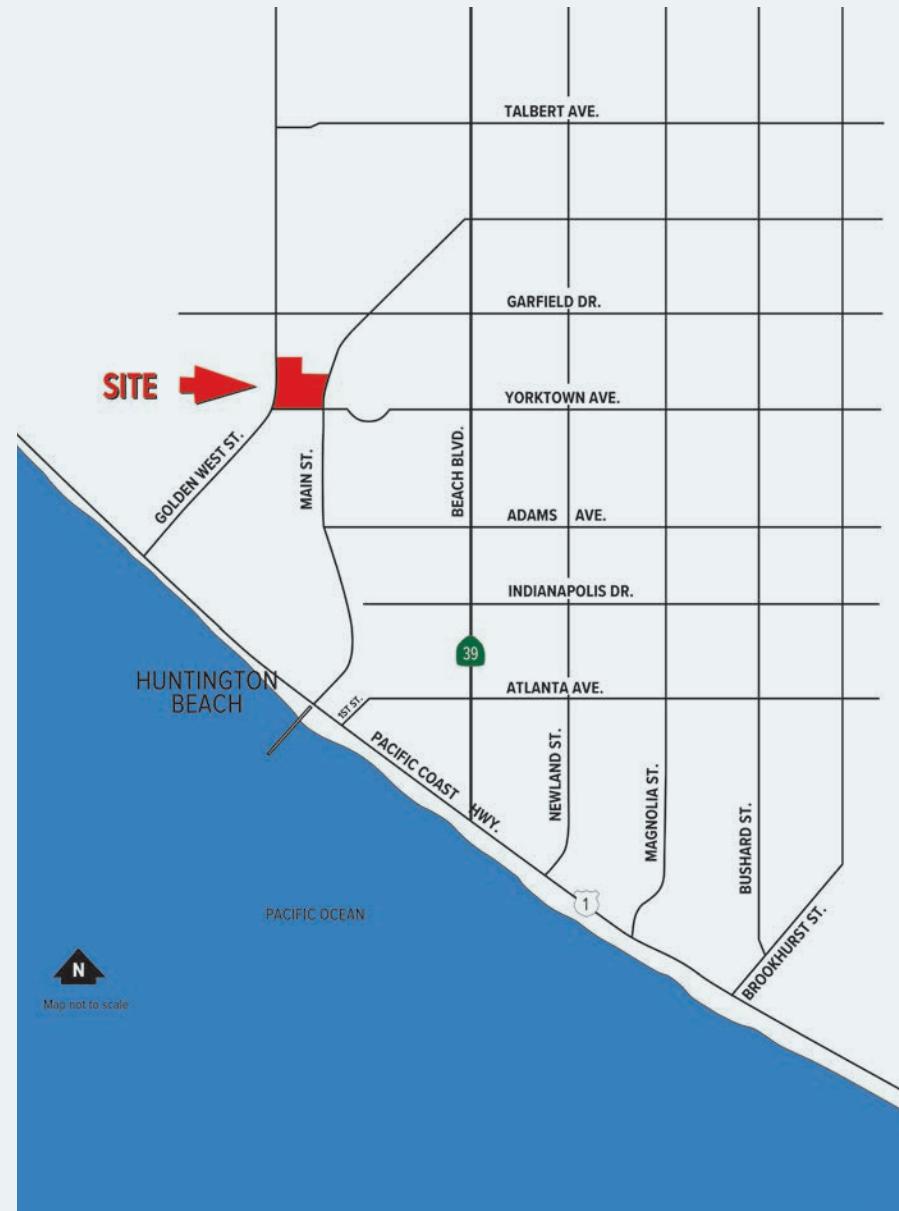
DEMOGRAPHICS

2022 Estimated Demographics

	1 MILE	2 MILES	3 MILES	4 MILES
Employees	7,213	26,317	45,639	76,293
Population	25,519	74,260	145,666	230,138
Average HH Income	\$162,910	\$159,996	\$153,991	\$150,385
Median HH Income	\$108,151	\$110,416	\$109,993	\$108,980

2022 Drive Time Demographics

	5 MINUTES	7 MINUTES	9 MINUTES	10 MINUTES
Population	66,608	104,780	165,869	200,943
Average HH Income	\$158,361	\$152,810	\$153,232	\$152,628
Median HH Income	\$108,280	\$107,885	\$110,127	\$110,321



SITE PLAN





FOR MORE INFORMATION PLEASE CONTACT:

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