

# FOR SALE

# ± 1,272 SQUARE FOOT MEDICAL OFFICE CONDO

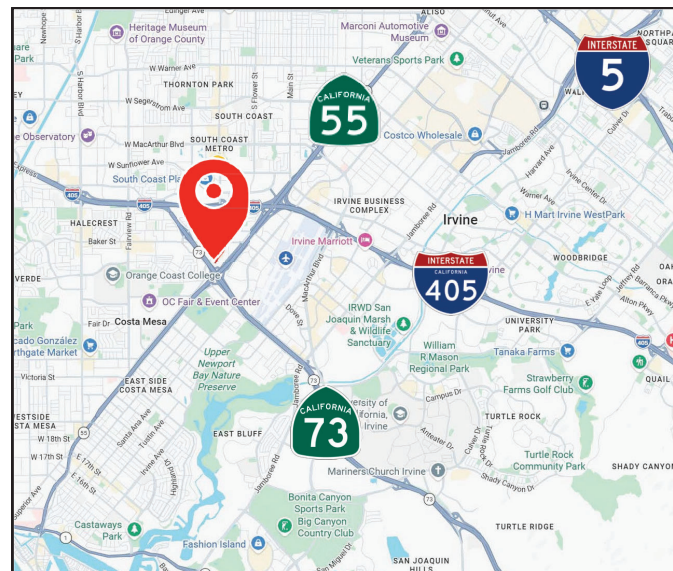


**2900 BRISTOL STREET, SUITE C105, COSTA MESA, CA 92626**

## PROPERTY HIGHLIGHTS

- 1,272 SF of Medical Space
- Currently a Chiropractic Office
- 5 private offices, with open reception area, and kitchen/storage room
- Excellent Freeway access to 405, 55, & 73 Freeway
- Ample Surface Parking
- Direct Ground Floor Access

Exceptional opportunity to own a turnkey ±1,272 SF Med/Office Condo in the heart of Costa Mesa. Located at 2900 Bristol Street, Suite C105, this office condo features five private offices, an open reception area, kitchen/storage room, and attractive wood flooring throughout.



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**BERKSHIRE  
HATHAWAY**  
HOMESERVICES

CALIFORNIA  
PROPERTIES



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## DEMOGRAPHICS

### POPULATION



#### 1 Mile

Growth 2020-2025

-1.36%

Growth 2025-2030

-0.23%

#### COUNTY

Growth 2020-2025

-0.53%

Growth 2025-2030

-0.04%

### AVERAGE HH INCOME



#### 1 Mile

\$110,192.00

#### COUNTY

\$112,730.00

### # OF EMPLOYEES



#### 1 Mile

8,086

#### COUNTY

1,637,584

### # HOUSEHOLD GROWTH



#### 1 Mile

Renter Occupied

3,127

Owner Occupied

2,035

#### COUNTY

Renter Occupied

475,879

Owner Occupied

592,174

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