



930

East 17th Street
Suite F

Private Office FOR SALE

FERNANDO CRISANTOS
Investment Sales | Leasing
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{ Property Summary }



PARKING

IN SHARED PARKING
LOT WITH 160 SPACES

YEAR BUILT

1980

ZONING

C-5

CONSTRUCTION

WOODFRAME

TOTAL BUILDING

UNIT F : 760 SF

FLOORS

1

{ PROPERTY HIGHLIGHTS }



The Property is in a great location and required some TLC.



Can be split in two.



Located in Central Orange County in the Civic Center Area



Located on a corner with amazing visibility



Max SF Available for sale: 760 SF



The complex has a total of 160 Parking Spaces for all of the tenants



Great owner/user opportunity



Access to the 5 FWY, 22 FWY & 55 FWY



Super Lawyers
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TERRY W. DILLON
TERRY R. DILLON
TERRY S. DILLON
TERRY T. DILLON
TERRY U. DILLON
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TERRY W. DILLON
TERRY X. DILLON
TERRY Y. DILLON
TERRY Z. DILLON





★ D T S A ★

DOWNTOWN SA IS BOOMING

Officials with The City of Santa Ana have stated that in the coming years they will continue to expand its growth in an effort to compete with adjacent cities looking to capture an audience looking to live in a true downtown setting. Some of these goals include:

- Attracting high-end boutique/hotels
- Continuing to convert old office buildings (adaptive reuse) to upscale housing and creative office space
- Converting parking lots and underutilized properties into ground-up residential projects
- Redeveloping the 3rd/Broadway parking structure into a mixed-use (housing or hotel) development
- Implementing a streetcar connecting the Santa Ana Regional Transportation Center (SARTC) to Downtown (approved by OCTA and planned to open 2019)
- One-Broadway Plaza
- Continuing to attract the "Creative Class" as well as more influential players within the technology industry

\$72,492

Median Household Income - 2017

SANTA ANA, CA 2017

From U.S. Census and other data sources

+ 334,136  RESIDENTS

+ 75,097  HOUSEHOLD UNITS

+ 163,464  EMPLOYEES



Southern California is experiencing
the biggest apartment construction
boom in a quarter century.

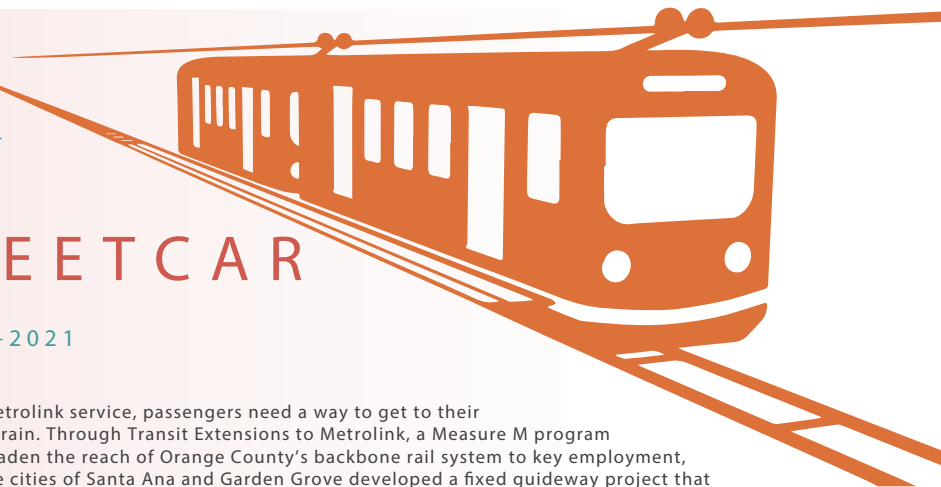
CoStar projects Southern California is on track to complete 15,000 new apartments this year and 23,000 more in 2018. Developers in the region have added almost 65,000 new homes to the local housing stock since the recovery began in 2012 — a gain of almost 2 percent.




OC STREETCAR

CONSTRUCTION 2018-2021

To complement Orange County's Metrolink service, passengers need a way to get to their final destination after getting off a train. Through Transit Extensions to Metrolink, a Measure M program (now called OC Go) intended to broaden the reach of Orange County's backbone rail system to key employment, population, and activity centers, the cities of Santa Ana and Garden Grove developed a fixed guideway project that would address this need.





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