

AVISON
YOUNG

FOR LEASE



Town Square

501 MAIN STREET | Huntington Beach, CA

±1,589 SF OF RESTAURANT SPACE AVAILABLE

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Town Square

**501 Main Street
Huntington Beach, California**

Highlights

- Approx. 1,589 SF of 2nd Gen restaurant space for lease on Main Street in Huntington Beach!
- Located in a desirable shopping and dining plaza just 0.5 mi from Pacific Coast Highway
- Fully built-out kitchen
- Part of a mixed-use project, subject property is located below 73 condo units
- Parking available for tenants and customers in secured parking garage and on Main Street
- Co-tenants include First Bank, Jan's Health Bar, and Montgomery Jewlers
- Nearby National Credit Tenants include CVS, IHop, Starbucks, and Baskin Robbins

Traffic & Parking

Main Street - Approximately 7,705 VPD
17 Spaces - 3.4 spaces per thousand

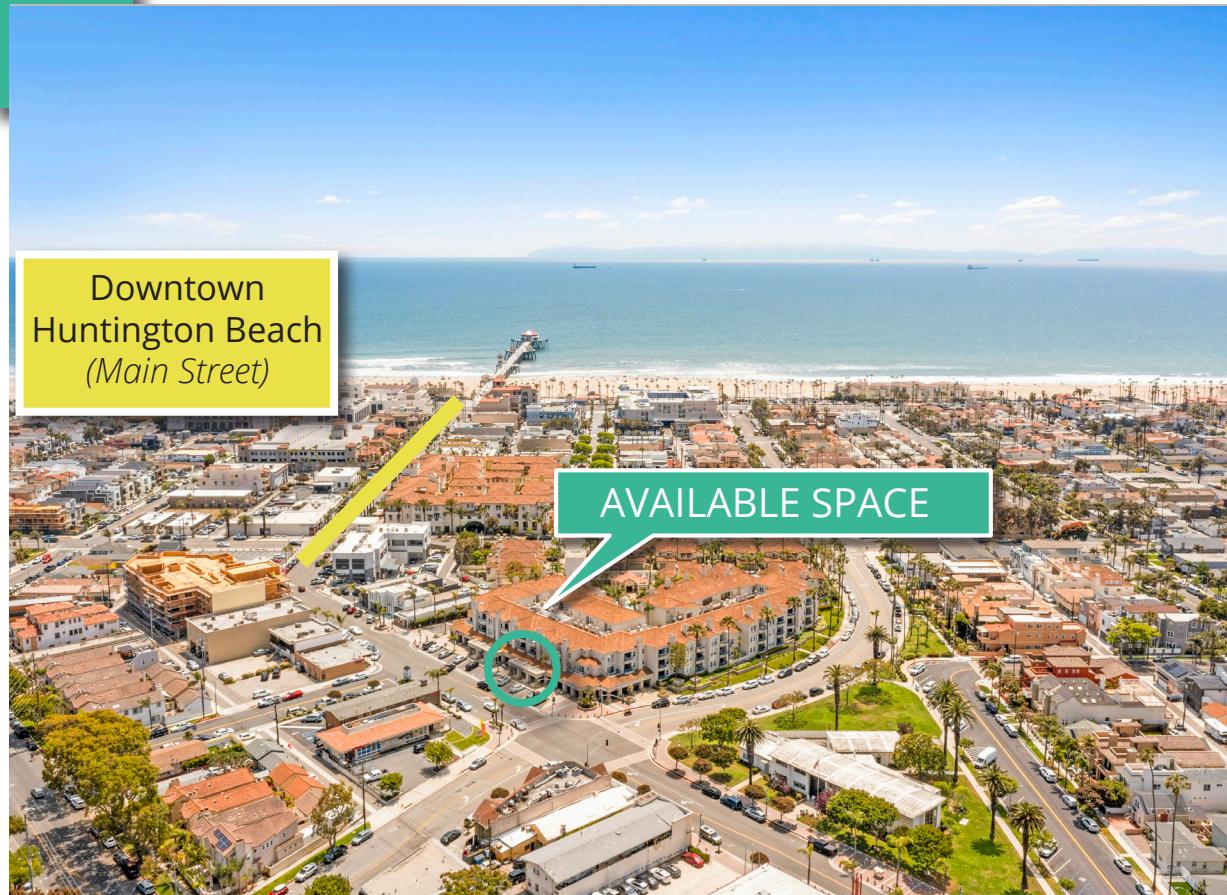




AVAILABLE SPACE

JEWELERS

FIRST BANK



Downtown
Huntington Beach
(Main Street)

AVAILABLE SPACE

 **AREA OF AVAILABLE SPACE**
±1,589 SF

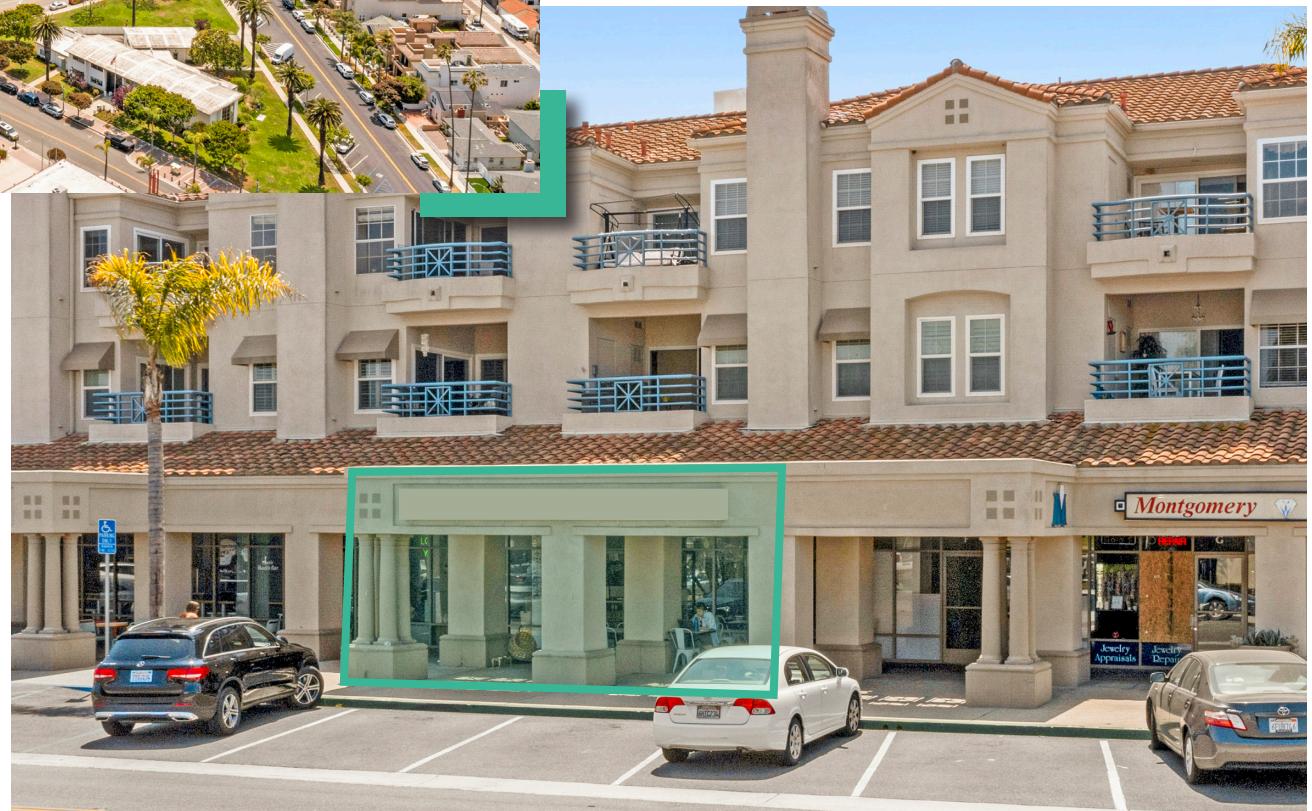
 **LAND AREA**
±0.55 AC

 **PARKING**
17 Surface Spaces (3.4/1,000 SF)

 **ZONING**
SP, Huntington Beach

 **YEAR BUILT**
1990

 **PARCEL NUMBER**
024-133-41



THE OFFERING



±1,589 SF
UNIT SIZE



\$3.95 + NNN
ASKING RENT



5 - 10 Years
LEASE TERM

3-MILE RADIUS DEMOGRAPHICS



105,480
POPULATION



\$135,692
AVERAGE HOUSEHOLD INCOME

0.1%
GROWTH OVER 12 YEARS

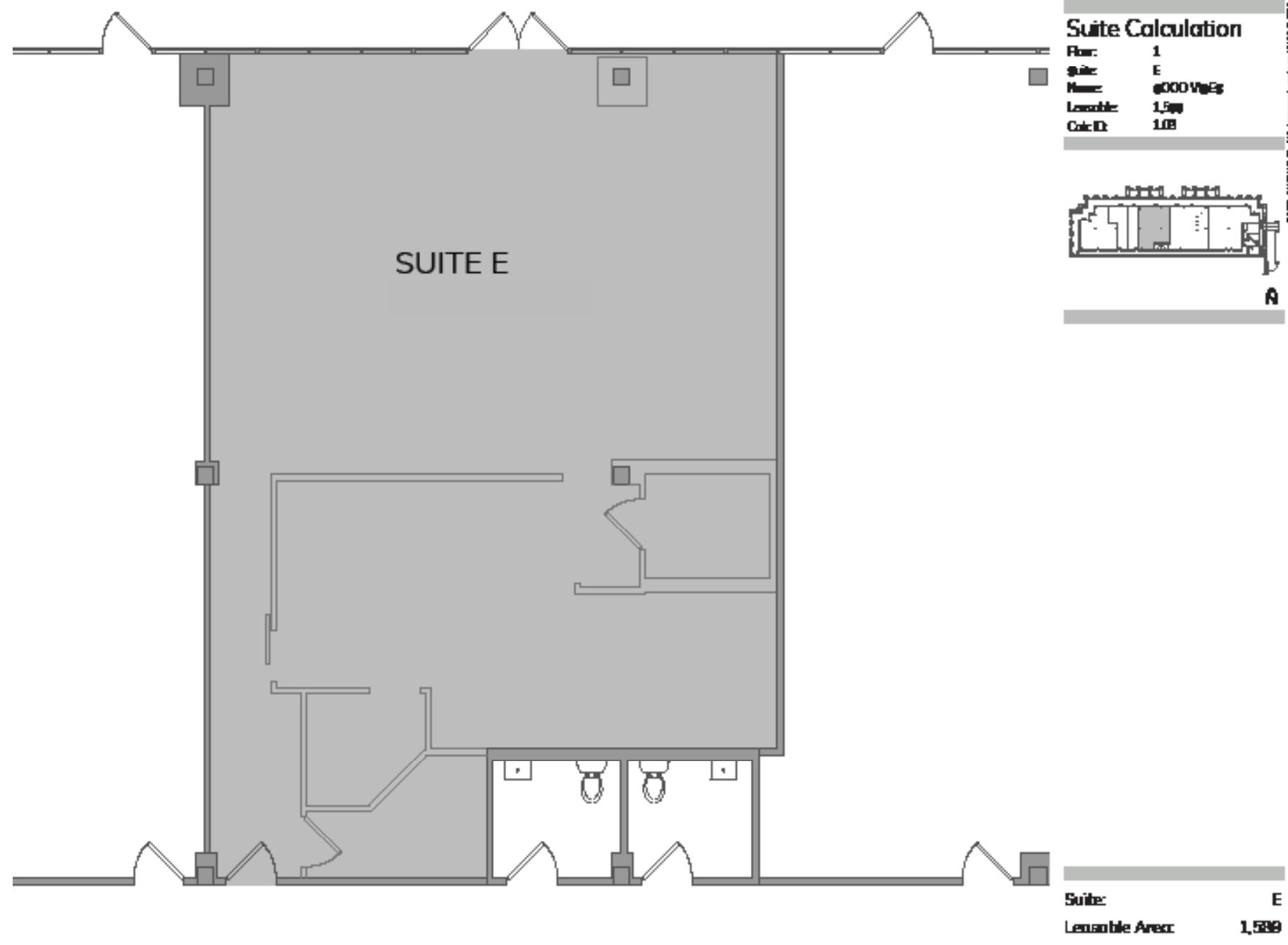
42,202
HOUSEHOLDS

30,802 **4,279**
EMPLOYEES BUSINESSSES
DAYTIME EMPLOYMENT

63% **37%**
OWNER RENTER
OCCUPIED HOUSING UNITS



FLOOR PLAN





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