

PACIFICA MEDICAL TOWER

CLASS A MEDICAL OFFICE CONDOMINIUMS
FOR SALE



18800 DELAWARE STREET,
HUNTINGTON BEACH, CA

Up to $\pm 31,959$ SF Available

CBRE

Property Overview



Flexible Suite Sizes Including Full Floor Opportunities Up to 7,621 SF Contiguous



Recently Renovated Lobby



Abundant Surface and Covered Structure Parking



Convenient Elevator Access For Patient Drop-Off & Pick-Up



Located in a Premier Condo Project

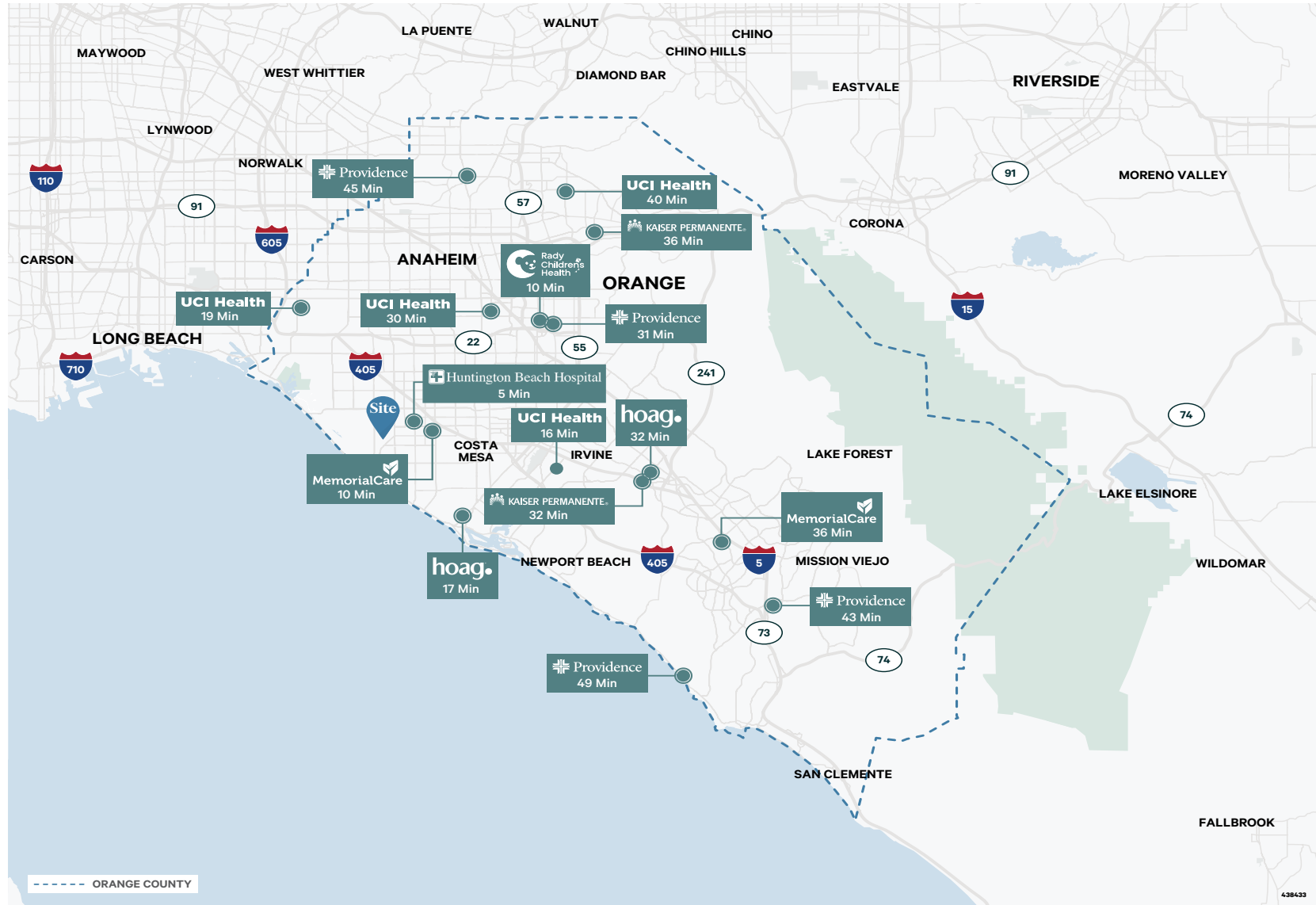


Ideally Located in the Heart of Huntington Beach at Beach Boulevard and Main Street, Offering Easy Access to Surrounding Hospitals, Retail, and Restaurant Amenities











18800 DELAWARE STREET, HUNTINGTON BEACH, CA

Hospital Drive Time Map



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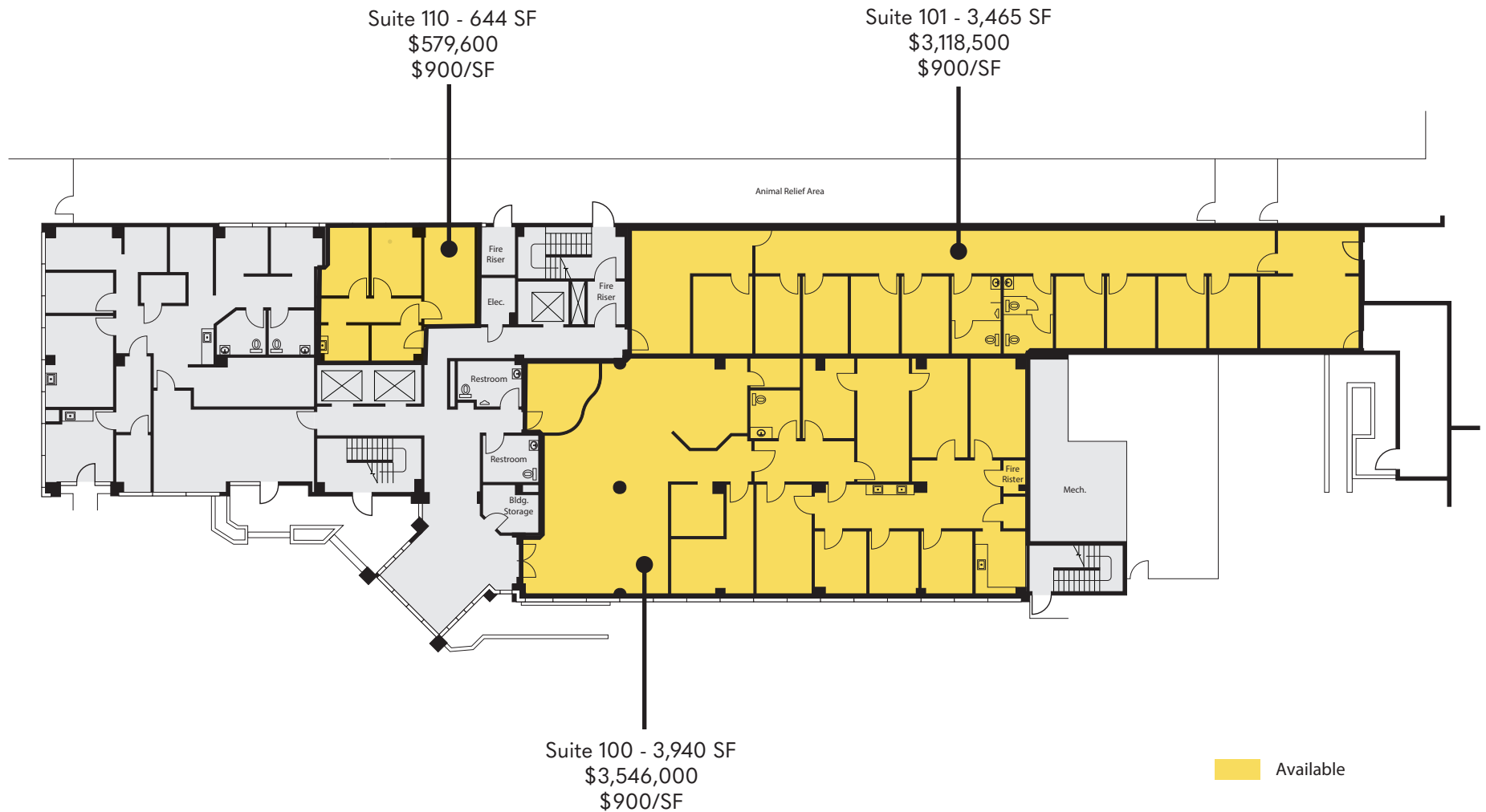
Availabilities

Suite		SF	Price	Comments
100		3,940	\$3,546,000 \$900/SF	Double door entrance off the lobby. Waiting room, reception, multiple exam rooms, break room, in suite restroom.
101		3,465	\$3,118,500 \$900/SF	Direct access off the lobby. Waiting room, reception, multiple exam rooms, break room, two in suite restrooms.
110		644	\$579,600 \$900/SF	Available on 10/1/2026
200		7,621	\$5,715,750 \$750/SF	Full floor availability. Can be demised up to 3,800 square feet. Multiple exam rooms, restrooms, offices, and break room.
302-310		3,141	\$2,355,750 \$750/SF	Ready for customization.
400		7,051	\$5,288,250 \$750/SF	Full floor availability. Can be demised up to 3,500 square feet. Multiple exam rooms, restrooms, offices, and break room.
670		914	\$685,500 \$750/SF	Waiting room, reception, 2 exam rooms, Dr. Office, in suite restroom.
1100		5,183	\$4,664,700 \$900/SF	Penthouse suite with full floor availability. Multiple exam rooms, restrooms, offices, and break rooms.



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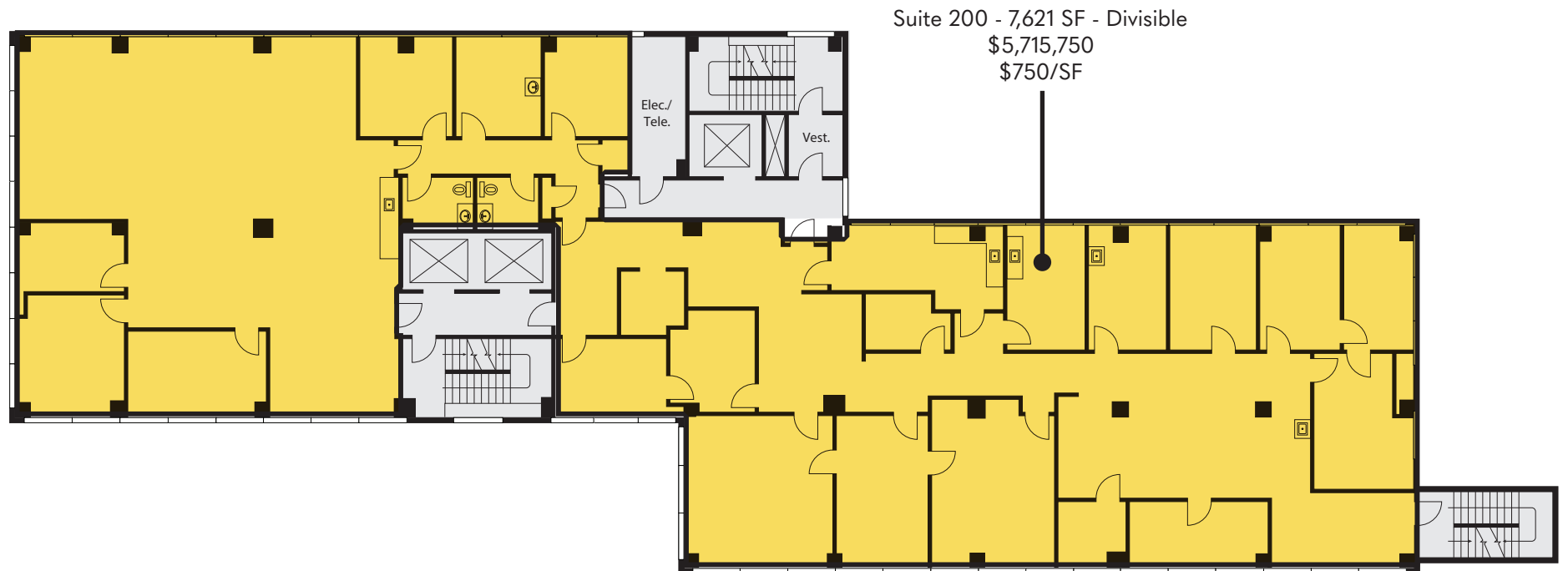
First Floor



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Second Floor



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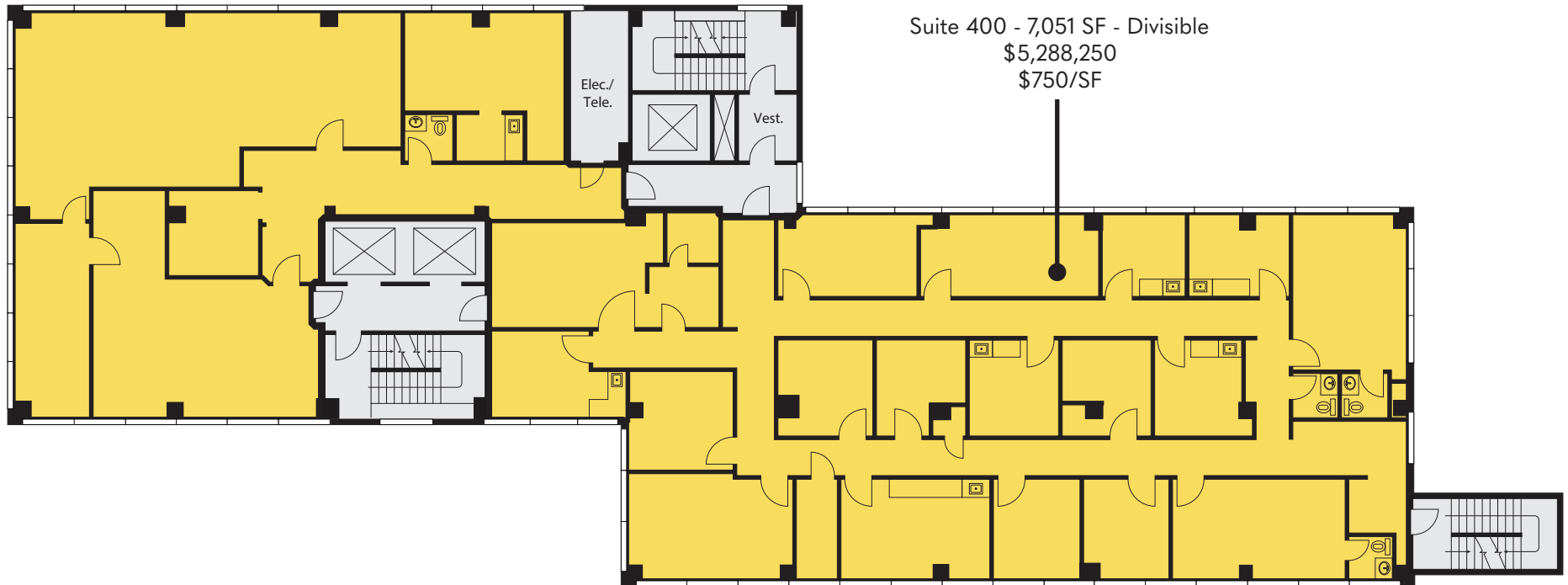
Third Floor



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Fourth Floor

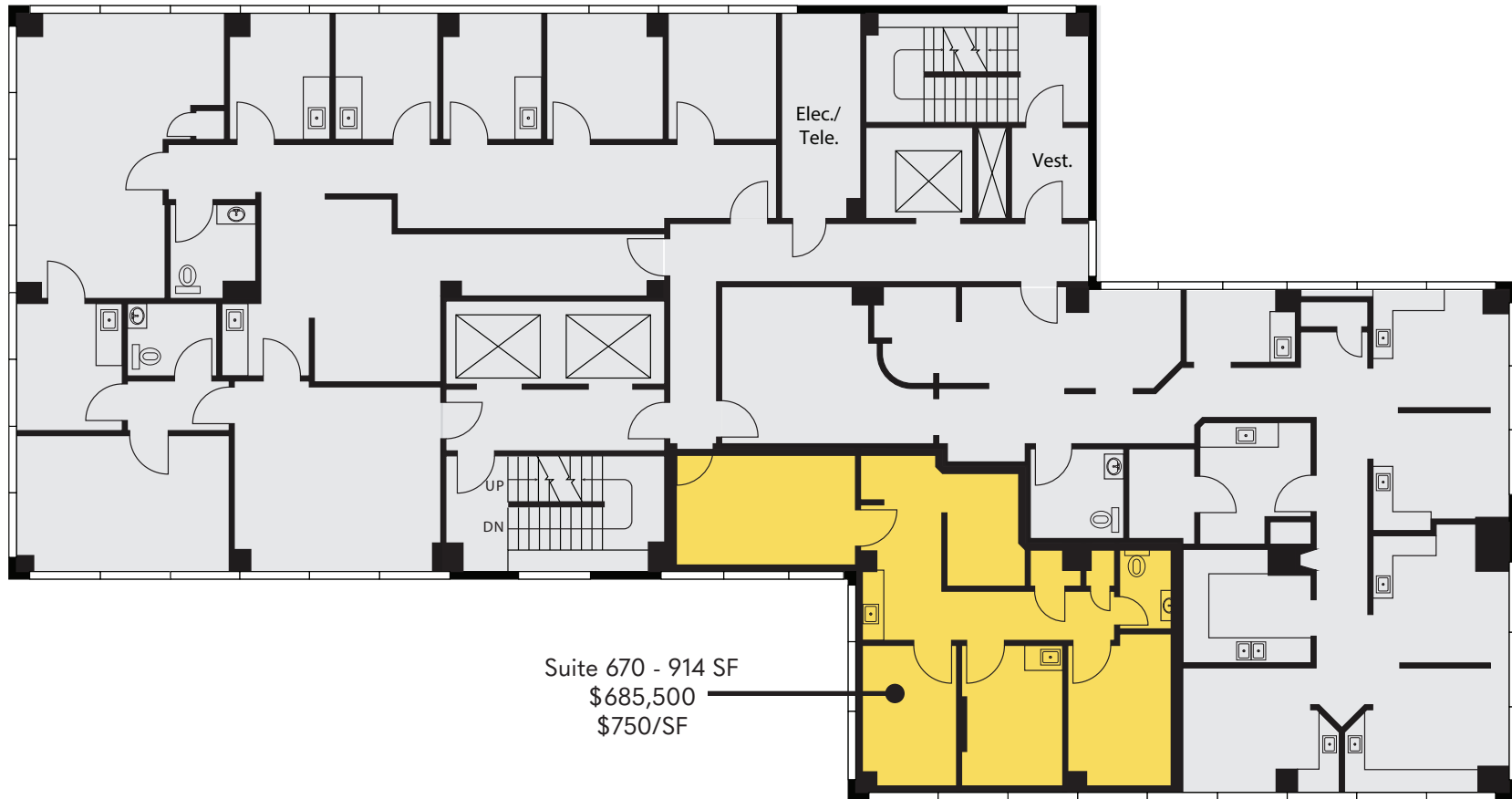


Available

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Sixth Floor

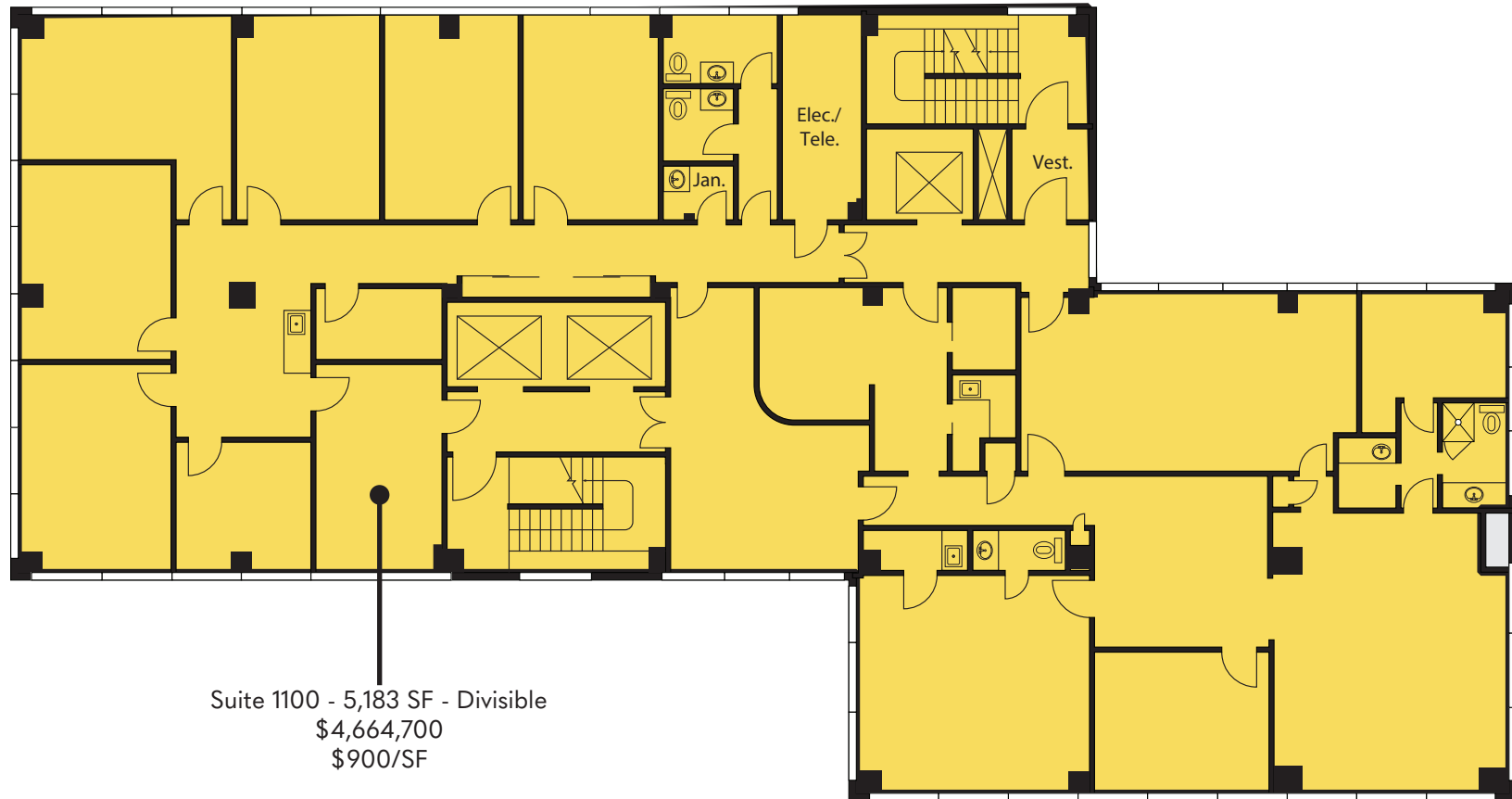


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Eleventh Floor



Suite 1100 - 5,183 SF - Divisible
\$4,664,700
\$900/SF

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