

OFFICE FOR LEASE

ARLINGTON VILLAGE

1330 Chapala Street, Santa Barbara, CA 93101

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

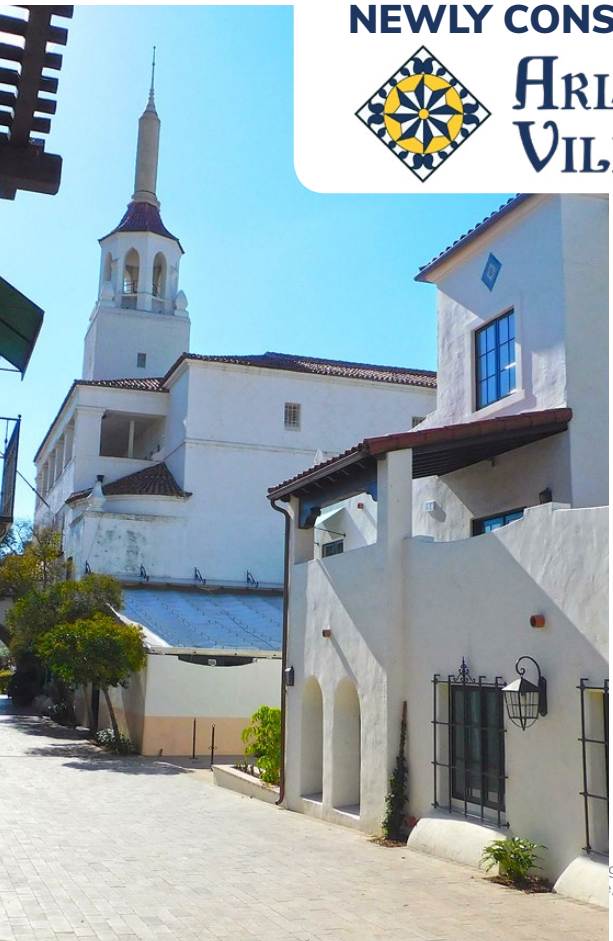
PRICE REDUCTION!
\$3.75 SF



**GROUND FLOOR
OFFICE SPACE IN THE
NEWLY CONSTRUCTED**



**ARLINGTON
VILLAGE**



OFFICE FOR LEASE - PRICE REDUCTION!

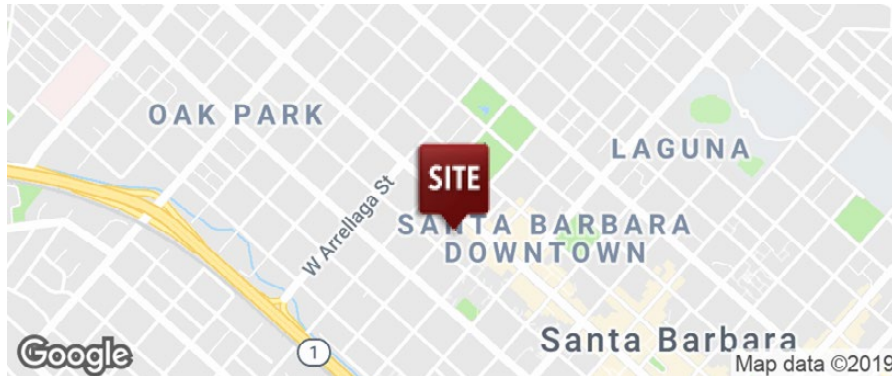
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PRICE REDUCTION!
\$3.75 SF



- UNIT A:** \$1,996 per month
445 SF
- UNIT B:** \$1,600 per month
357 SF
- UNIT A&B:** \$3,596 per month
959 SF
- LEASE TYPE:** MG
- LOT SIZE:** 1.4 Acres
- ZONING:** C-2
- YEAR BUILT:** 2018
- HVAC:** Yes
- RESTROOM:** Unisex, with shower
- PARKING:** 2 (one space per unit)



PROPERTY OVERVIEW

Wonderfully finished **professional** or **creative** office space located within the new Arlington Village development. The spaces feature large double pane windows, hardwood floors, plenty of natural light, and opens up to a beautiful courtyard with easy access to the theatre, nearby shops, and dining. The spaces could be leased together or separately.

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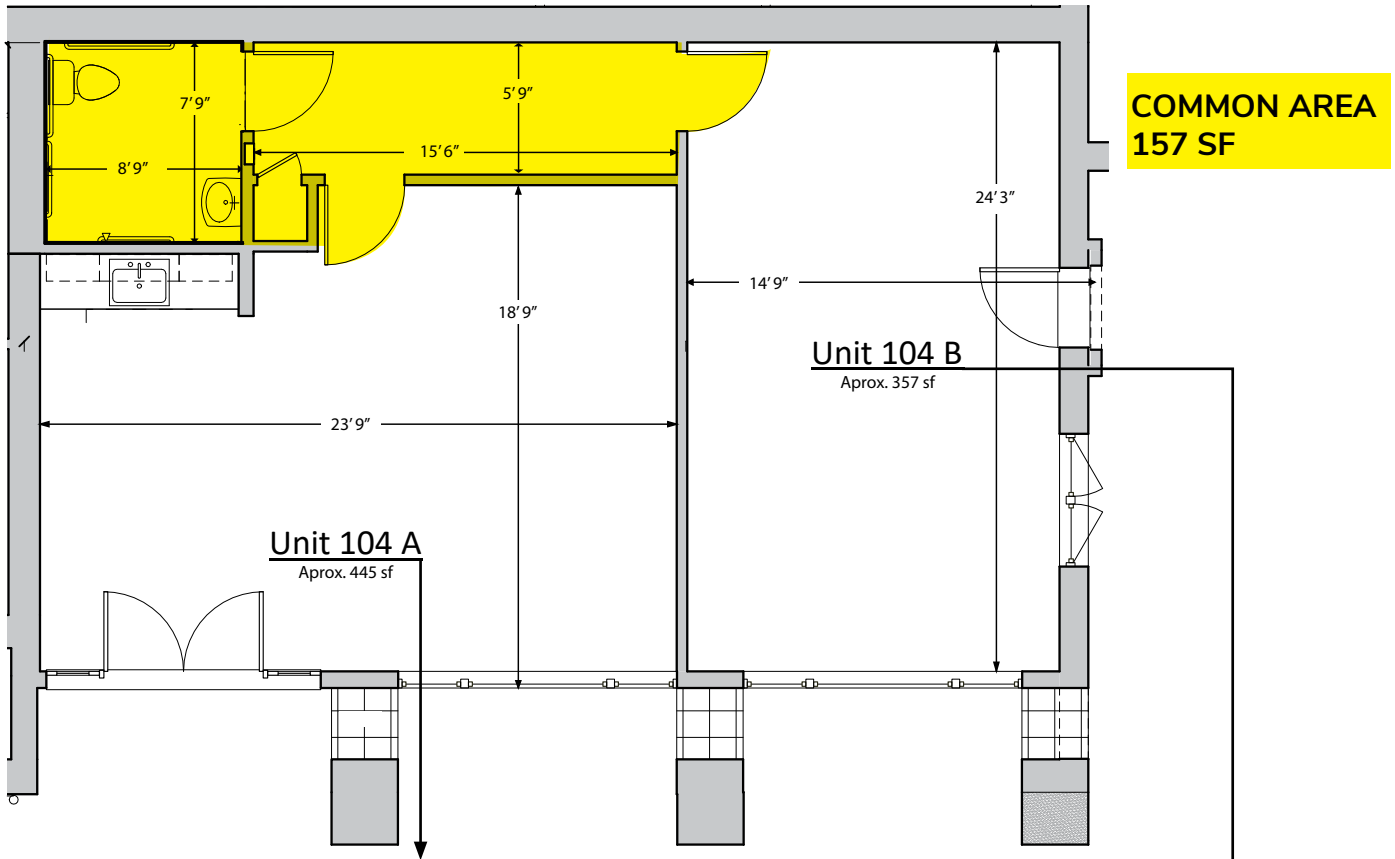
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LOCATION OVERVIEW



ARLINGTON VILLAGE

Arlington Village is a newly constructed apartment community boasting a unique blend of contemporary design, urban convenience and historic Santa Barbara charm. Located on the site of the Historic Arlington Hotel and adjacent to the Arlington Theatre this community truly embraces the active Santa Barbara lifestyle.

Arlington Village is steps away from State Street and within walking distance of some of the city's top restaurants, specialty shops, live entertainment and the Santa Barbara Farmers Market.

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total population	28,162	94,312	121,447
Median age	35.2	38.1	39.1
Median age (male)	33.9	37.4	38.6
Median age (female)	36.9	39.3	40.1

	1 MILE	3 MILES	5 MILES
Total households	11,717	37,650	48,278
Total persons per HH	2.4	2.5	2.5
Average HH income	\$72,064	\$87,659	\$94,874
Average house value	\$836,263	\$910,544	\$924,540

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ARLINGTON VILLAGE

DOWNTOWN SANTA BARBARA



Restaurants & Coffee Shops

- 1 Andersen's Bakery
- 2 Arigato Sushi
- 3 Benchmark Eatery
- 4 Bouchon
- 5 Carlitos Y Cantina
- 6 Viva Modern Mexican
- 7 Coffee Bean & Tea Leaf
- 8 Jane Restaurant
- 9 Jeannine's Bakery
- 10 Olio E Limone
- 11 Opal Restaurant & Bar
- 12 Peet's Coffee
- 13 Satellite
- 14 Savoy Café & Deli
- 15 Sommerset
- 16 Starbucks x3
- 17 The Chase Bar & Grill
- 18 The French Press
- 19 Baja Sharkeez
- 20 Red Piano
- 21 SB Brewing Company
- 22 Hibachi Steak/Sushi Bar
- 23 Natural Cafe
- 24 Sandbar

Retail

- 25 Anthropologie
- 26 Apple Store
- 27 Coach
- 28 CVS
- 29 FedEx/Kinko's
- 30 Forever 21
- 31 Gold's Gym
- 32 La Arcada Shops
- 33 M.A.C. Cosmetics
- 34 Metropolitan Theaters
- 35 Old Navy
- 36 Public Market
- 37 Ralph's Supermarket
- 38 Samy's Camera

Services & Hospitality

- 39 American Riviera Bank
- 40 Impact Hub
- 41 Kimpton Canary Hotel
- 42 Pacific Premier Bank
- 43 REGUS Coworking Offices



CITY PARKING LOTS

