

4183 State St
SANTA BARBARA, CA

RATE REDUCED
PLUS LEASE INCENTIVE:
3 MONTHS FREE RENT



For Lease | Upper State Office Space | **7,963 sf**

Experience. Integrity. Trust.
Since 1993

Caitlin Hensel
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Kristopher Roth
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222 E. Carrillo Street, Suite 101, Santa Barbara, California 93101 | HayesCommercial.com

The information contained herein has been obtained from the owner of the property or from other sources deemed reliable. We have no reason to doubt its accuracy, but we do not guarantee it.

10/16/24

PROPERTY SUMMARY

Centrally located office space available in prominent Upper State location with easy access to US 101, surrounded by well-maintained grounds. Spacious layout is comprised of private offices, open collaborative areas, conference room, kitchenette, and a set of private restrooms. The suite features fire sprinklers, HVAC throughout, two entrances, secure document storage rooms, and a designated secure server room with separate cooling system. Includes signage along State Street.

| | |
|--------------------|----------------------|
| Size: | 7,963 SF |
| Rate: | \$1.25 NNN (.45) |
| Available: | Now |
| Term: | 5-10 years |
| Floor: | Second |
| Elevator: | No |
| Parking: | 24 spaces or more |
| HVAC: | Throughout |
| Sprinklers: | Yes |
| Restroom: | Yes, one private set |
| To Show: | Call listing agent |



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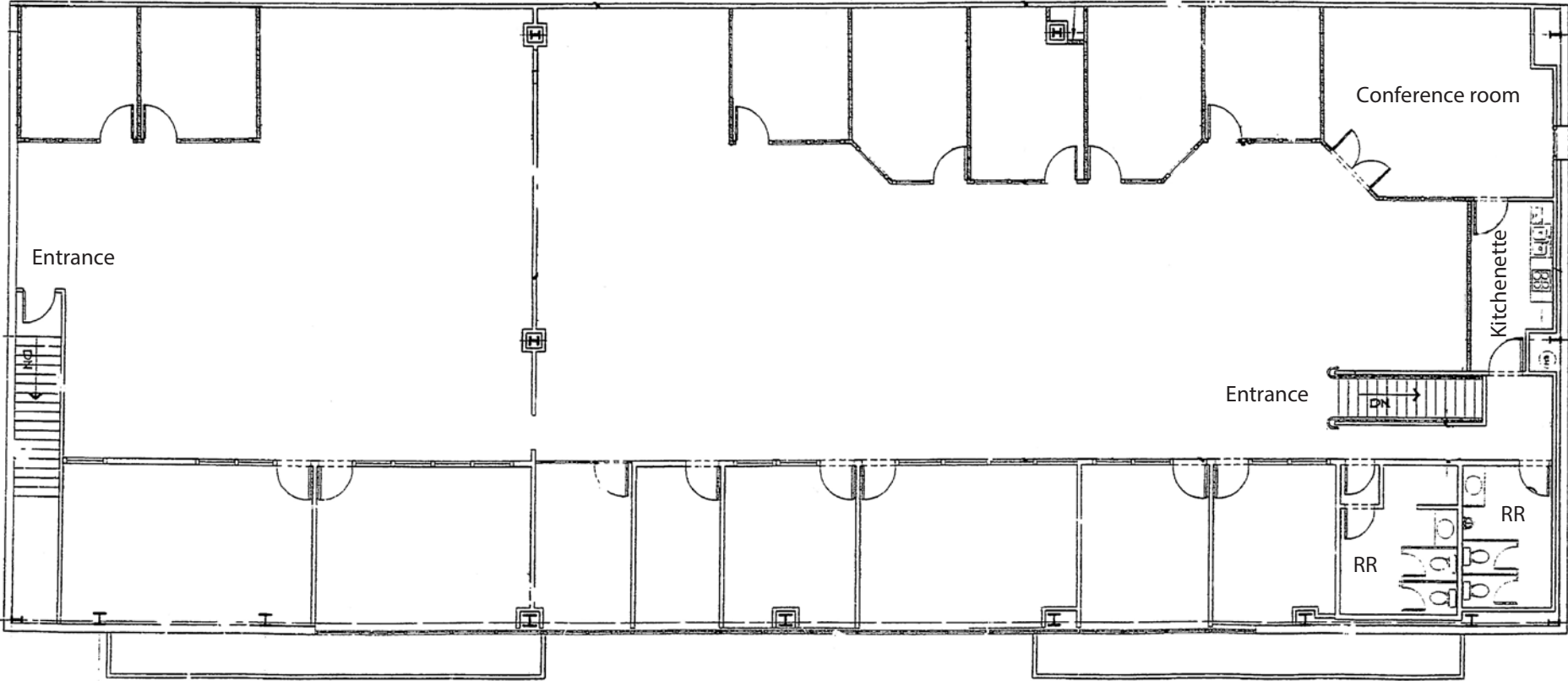


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Floor Plan



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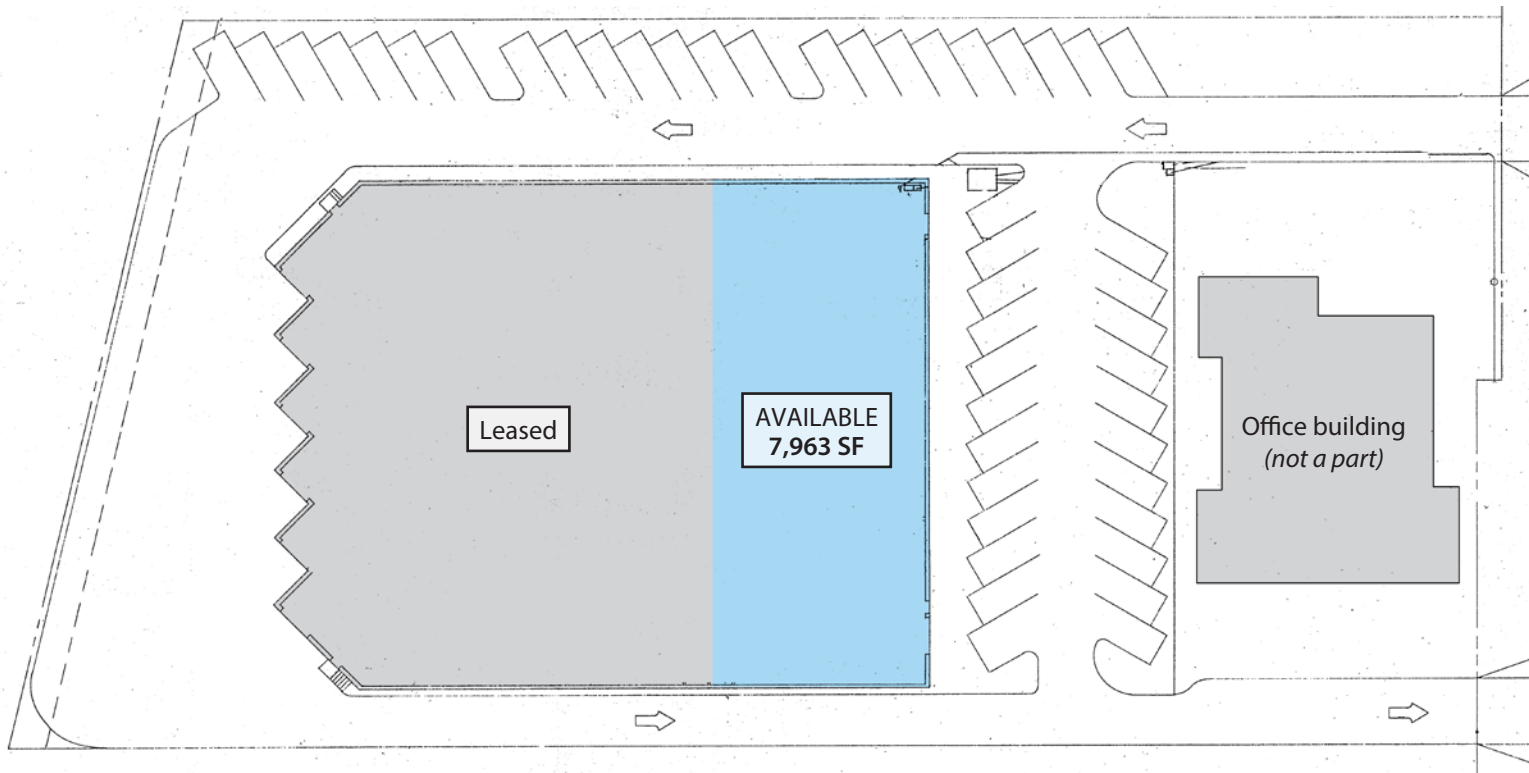
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Site Plan



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Aerial Overview



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