

FOR SALE OR LEASE

± 960 SQUARE FOOT RETAIL SPACE



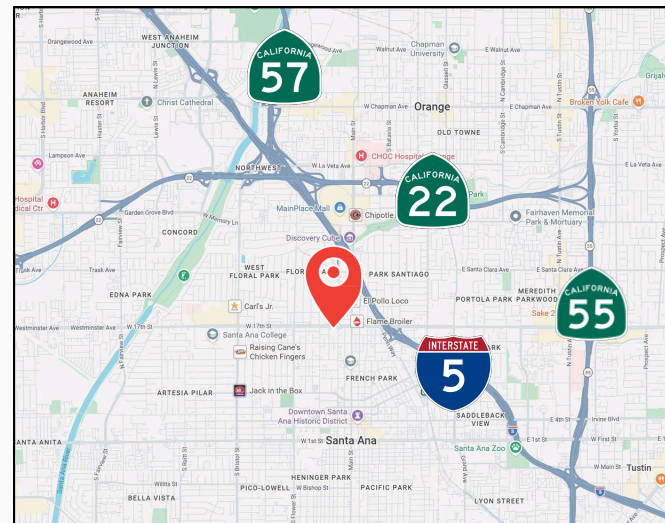
333 W. 17TH STREET, SANTA ANA, CA 92706

PROPERTY HIGHLIGHTS

- Partially Built-Out as a Fast Food Restaurant
- Space is in Excellent Condition
- Private Restrooms
- Recessed Lighting
- Equipped with Existing Plumbing

Tom Gonzalez proudly presents a 960 SF retail space ideally suited for a coffee shop, ice cream concept, or small restaurant. The space is equipped with existing plumbing to accommodate food and beverage use and is situated along the major corridor of 17th Street, offering strong visibility and traffic. Signage Opportunities: Prominent exterior signage available, providing maximum exposure to passing traffic.

Contact us to schedule a private tour.



TOM GONZALEZ
Senior Vice President
(714) 704-4554 (Direct)
tomg@ashwillassociates.com
CA DRE Lic. 01487226

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**Ashwill
Associates**
COMMERCIAL REAL ESTATE

CORP. DRE LIC. 01291393

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