



For Lease

\$1.75  
PSF MG

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## 1414 S. Miller Street Santa Maria, CA

Prime Office Space With Parking  
One Block from S Broadway

### Property Summary

Great location behind Broadway Plaza Shopping Center and Stowell Shopping Center. These suites contain reception/waiting area, 3-5 private offices, open work area, storage and two restrooms. Very well located and appointed office building, for a tenant seeking a high-end professional presence in Santa Maria.

Suite 5	±1,441 SF - spacious office with a reception area, two restrooms, and five private offices. Four offices include sinks and are well-suited for medical or professional use.
Suite B	±1,024 SF - medical/dental suite - reception/waiting area, business office, three exam rooms, two lab/storage areas, private office and two restrooms
Suite L-P	±1,900 - 3,825 SF (can be split)
Suite H	±1,118 SF - reception/waiting room, 4 office/exam rooms, 2 restrooms and lab/storage area
Exposure	± 14,342 AADT on Miller Street
Rate	\$1.75 PSF MG + Annual Increases
Property Type	Office
Zoning	(O) Office

# Photo Gallery

Reception



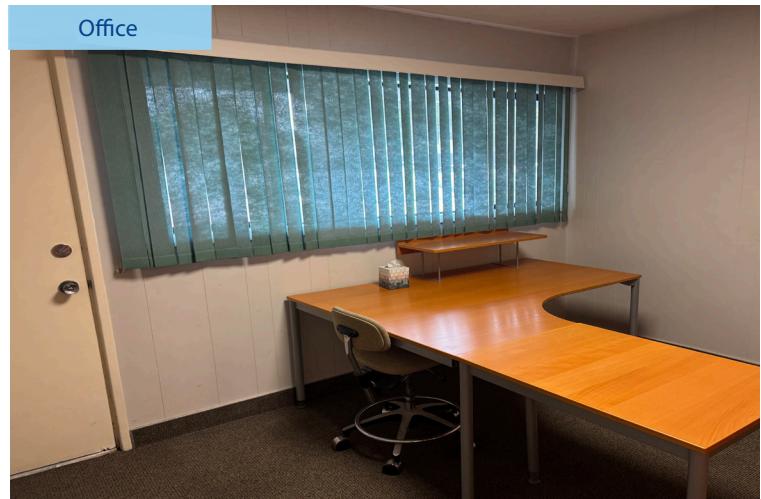
Entry



Exam Room



Office



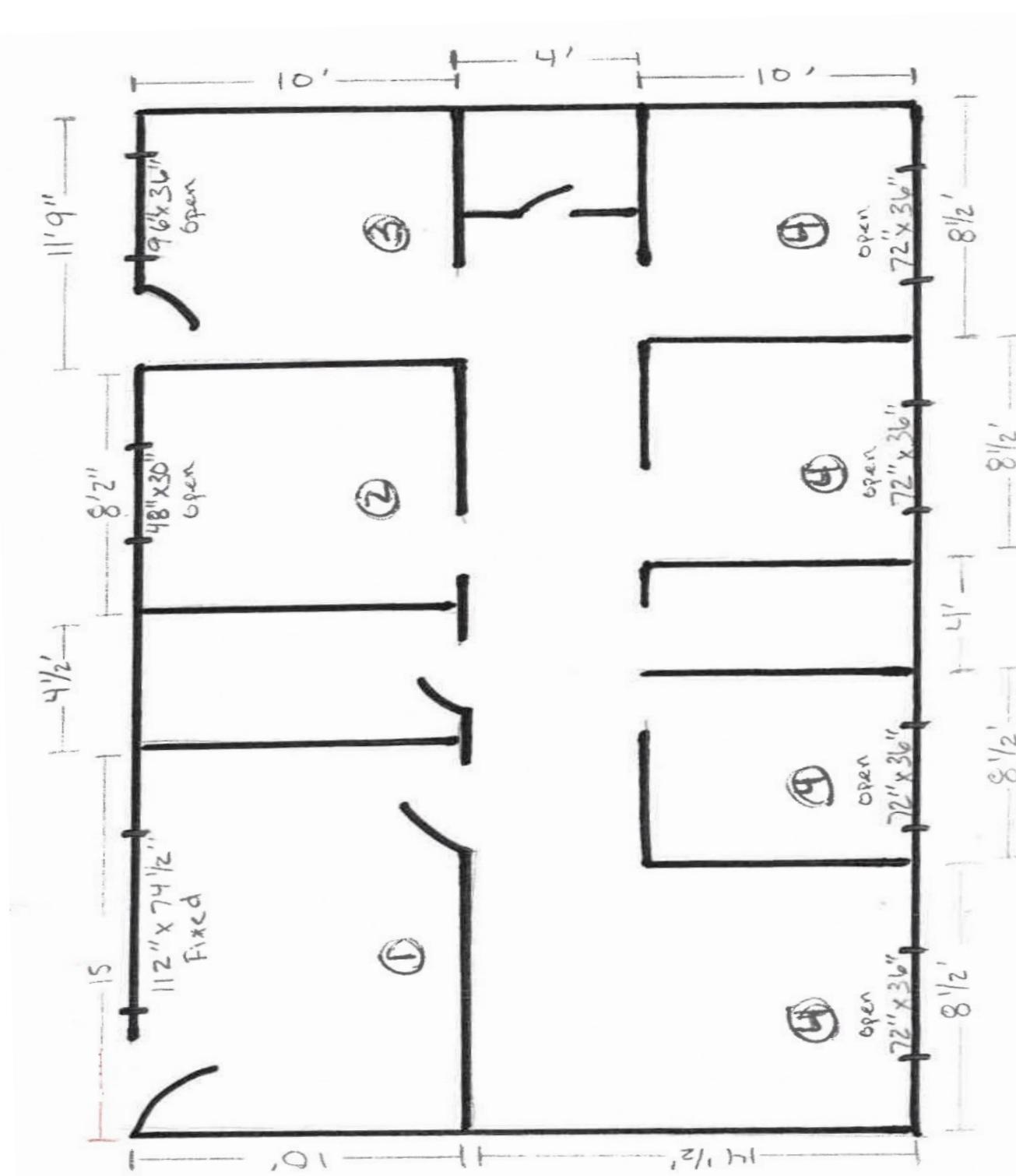
Lab/Storage Area



Hall

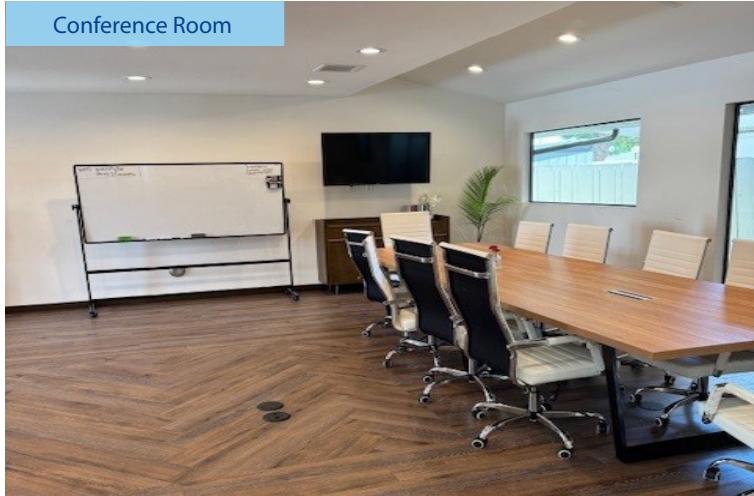


# Floor Plan



# Photo Gallery

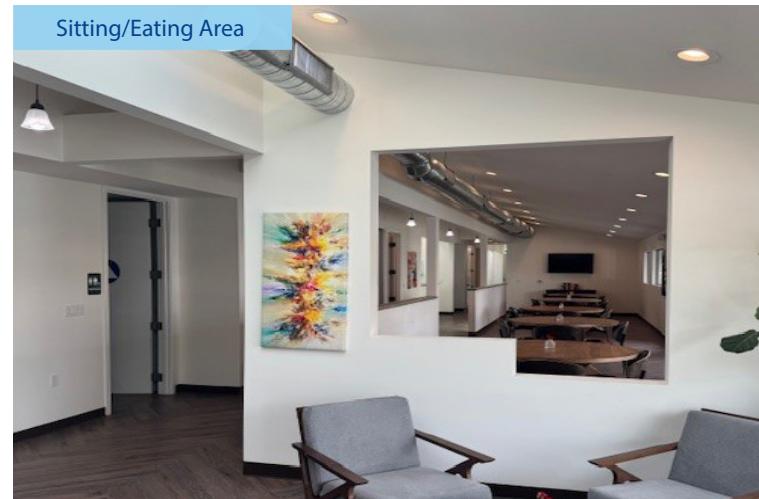
Conference Room



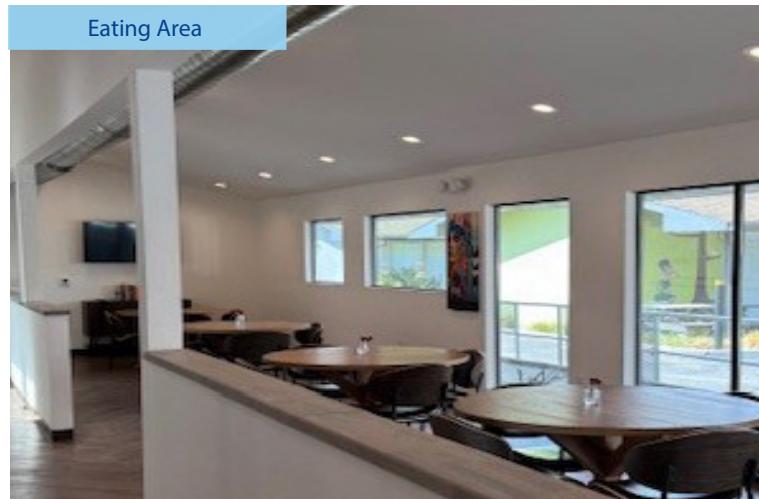
Open Work Area



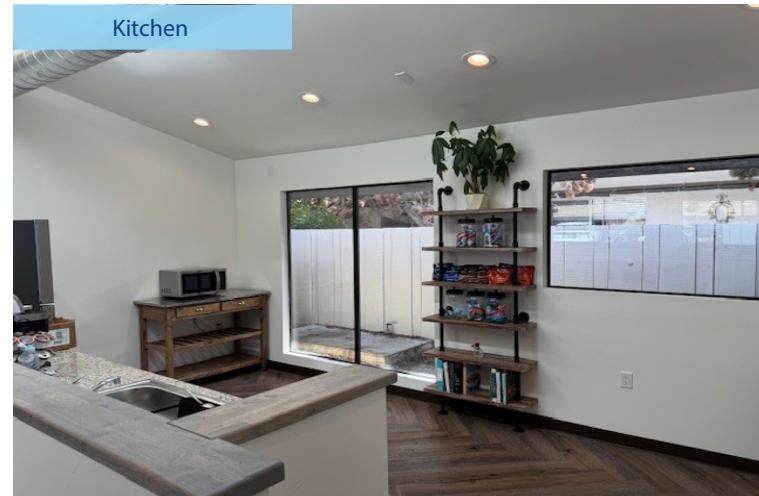
Sitting/Eating Area



Eating Area



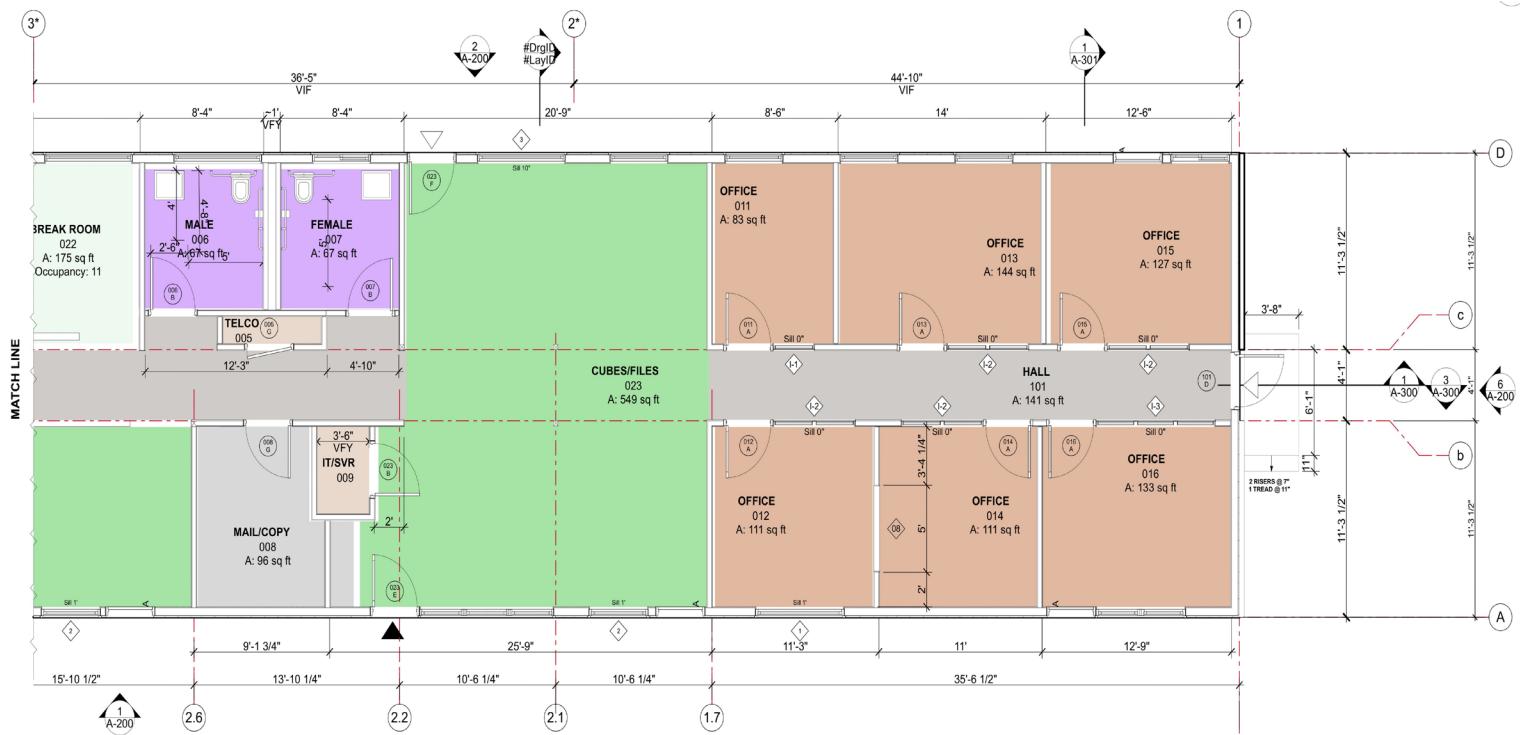
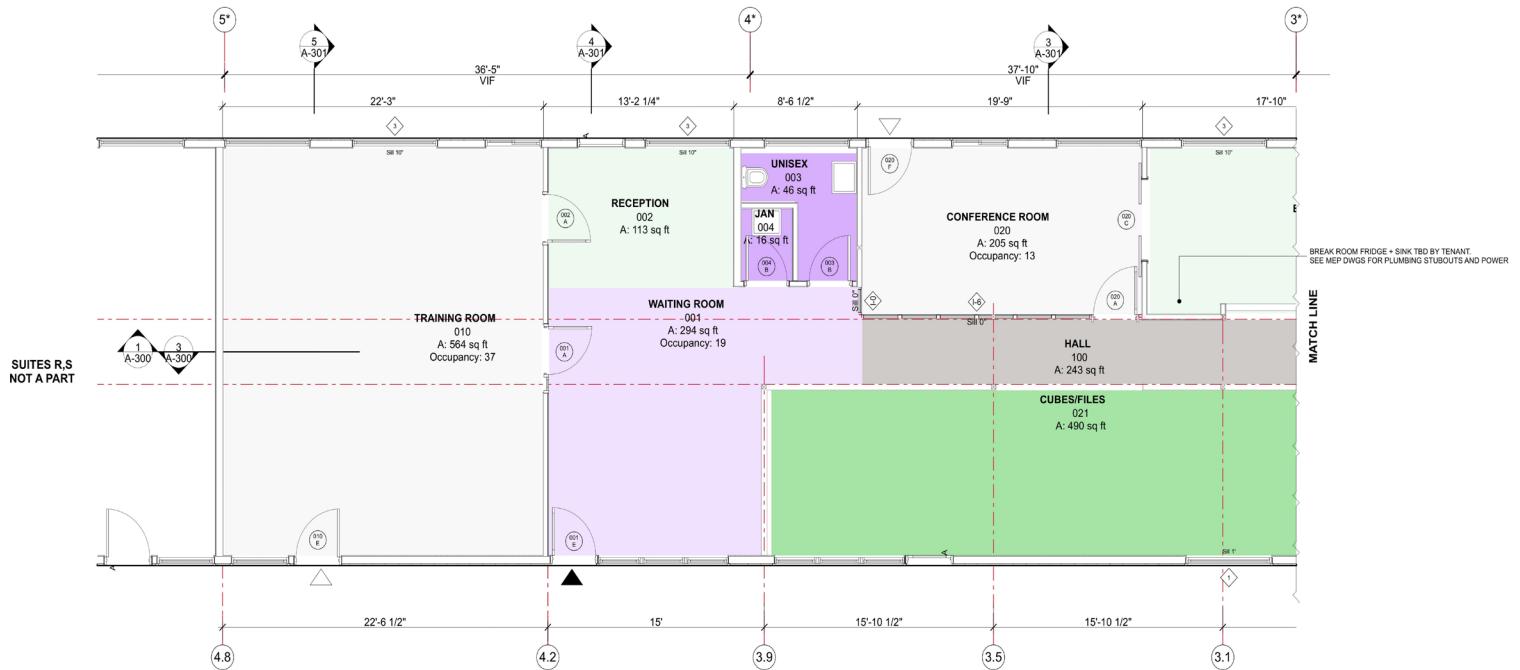
Kitchen

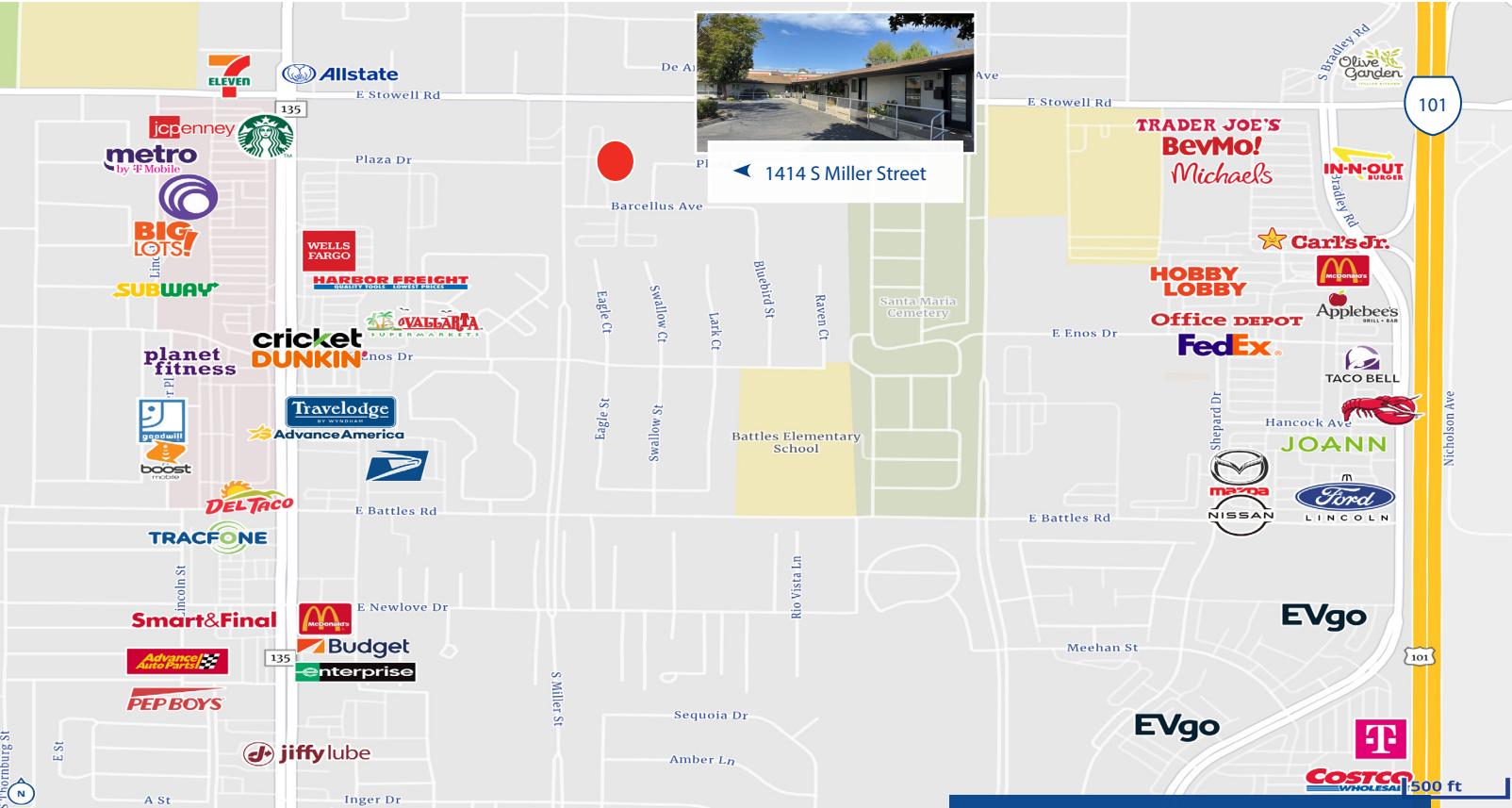


Reception



# Floor Plan - Proposed





# Colliers

## Demographics by Drive Times (1/5/10 Minutes from Subject)

Distance >	1 Minute Drive Time		5 Minute Drive Time		10 Minute Drive Time	
	Current (2024)	Forcast (2029)	Current (2024)	Forcast (2029)	Current (2024)	Forcast (2029)
Population	23,893	23,89	136,805	136,212	176,727	177,298
Households	6,445	6,477	38,342	38,568	51,950	52,664
Families	4,807	4,833	28,999	29,138	39,227	39,759
Avg. HH Size	3.66	3.64	3.54	3.50	3.38	3.34
Owner Occupied	2,079	2,177	21,435	21,839	31,250	32,248
Renter Occupied	4,366	4,301	16,907	16,730	20,700	20,416
Median Age	30.1	30.0	33.8	34.5	35.2	35.9
Median HH Income	\$70,070	\$80,295	\$83,880	\$100,194	\$88,170	\$103,932
Avg HH Income	\$87,142	\$102,992	\$109,983	\$129,944	\$116,173	\$136,806

<sup>1</sup> Footnote: Data sourced from U.S. Census Bureau, Census Summary File 1. Current and 5 year projections as recorded by ESRI forcast data.

## Contact:

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