

**GROCERY AND PHARMACY ANCHORED CENTER** 

Available / 1,086 SF / 1,650 SF / 1,980 SF (Divisible)





**GROCERY AND PHARMACY ANCHORED CENTER** 

# Santa Ana Centre

230 N Harbor Boulevard, Santa Ana, CA 92703

### **OPPORTUNITIES**

Retail Space Available

1,086 SF & 1,650 SF

1,980 SF (Divisible: 880 SF - 1,100 SF)







# Tenant Directory Total GLA: 111,704 SF

		TENANT	(SF)
	1	Northgate Gonzales Market	45,365
	5	CVS	22,880
	8	WSS	10,200
	14	Burger King	3,555
	16	La Michoacana	2,000
	17	Marco's Pizza	1,094
1	18	Available	1,086
	20	EZ Auto License	1,080
	24	Children's Dental Fun Zone	3,120
	27	Popeye's	2,620
	30	Cancun Juice Fresh Mexican Grill	1,550
2	31	Available	1,650
	32	Subway	1,100
	33	Main T Outlet	3,300
	36	H&R Block	880
	37	RA Threading	605
	38	T&K Nails	1,375
3	39	Available	1,100
4	40	Available	880
	41	AT&T	1,980
	42	DolEx	990
	43	Mayra's Beauty Salon	1,100
	44	Dr. Shah	1,100

Able to Combine up to 1,980 SF

## Retail Space Available

1,086 SF & 1,650 SF

1,980 SF (Divisible: 880 SF - 1,100 SF)

#### **OVERVIEW**

- High volume grocery/drug anchored center in West Santa Ana at an 80k+ CPD intersection
- New owner (TA Realty) plans 2025 upgrades
- Abundant parking + convenient access
- Strong densities with average household incomes in the range of \$100k/year

#### 2024 DEMOGRAPHICS

	1 Mile	3 Miles	<u>5 Miles</u>
Population	54,914	342,424	696,676
Avg Household Income	\$94,466	\$103,453	\$113,950
Daytime Population	15,826	140,229	442,019

Source: Esri

### TRAFFIC COUNTS

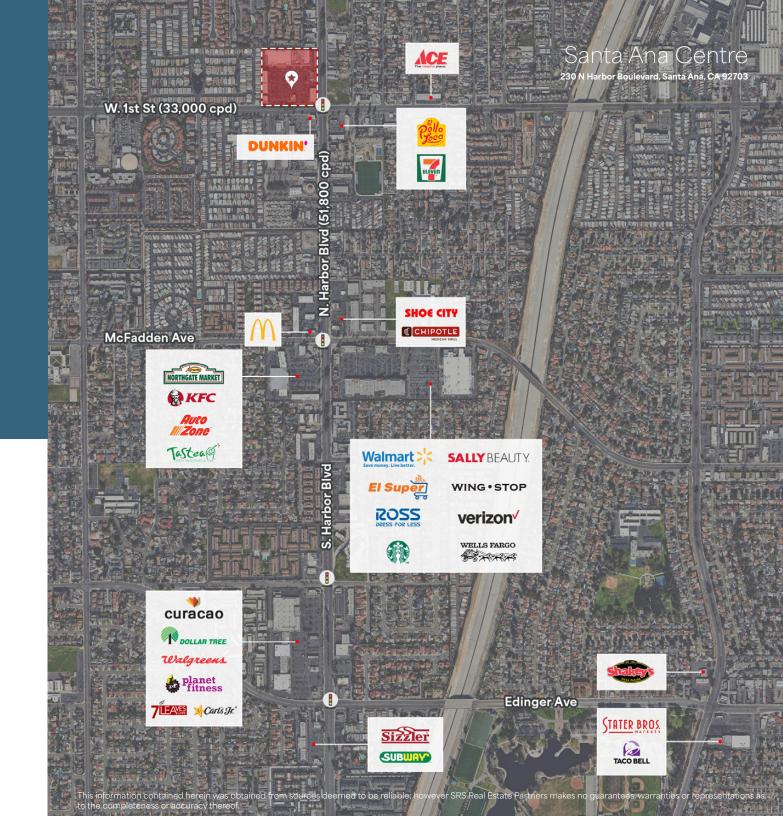
1st Street / approx. 33,000 cars per day

S Harbor Boulevard / approx. 51,800 cars per day

Newhope Street / approx. 26,100 cars per day

CA-22 Freeway / approx. 246,300 cars per day

Source: Costar











## MORE INFORMATION, CONTACT

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