



# 5960 Matthews St GOLETA, CA

Hollister Ave (Old Town)

Rare, Highly Sought IG  
(General Industrial) Zoned Land

FedEx Ship Center

Fairview Ave

SITE

Santa Barbara  
Airport

**For Sale or Lease** | Fenced Industrial Land with Concrete Slab | **8,276 SF**

*Experience. Integrity. Trust.*  
Since 1993

**Francois DeJohn**  
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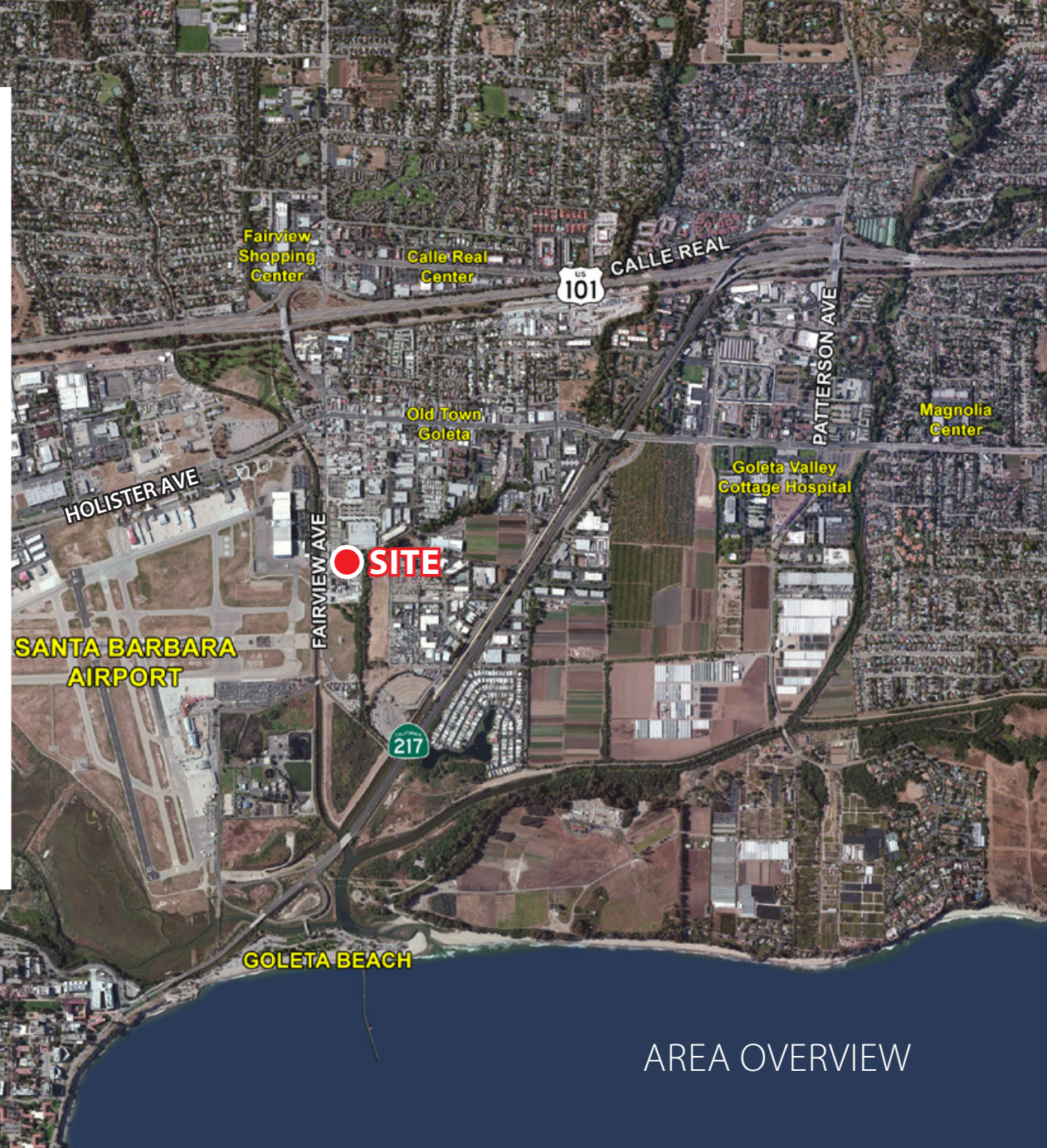
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## PROPERTY SUMMARY

Rare small IG parcel in Goleta. This fully fenced property, featuring a concrete slab across the entire parcel, is perfect for contractors, automotive operations, and other outdoor storage uses. Existing paint booth can remain, but will need updated fire suppression system for use as spray booth, or can be used for storage, workshop, etc. Convenient to UCSB, Cottage Hospital, Santa Barbara Airport, Highway 101, and Old Town Goleta.

<b>Sale Price</b>	\$1,290,000
<b>Lease Rate</b>	\$6,500 MGR
<b>Term</b>	Negotiable
<b>Lot Size</b>	8,276 SF
<b>Improvements</b>	Concrete slab, existing paint booth
<b>Zoning</b>	IG (General Industrial); Find Goleta's Land Use Regulations at <a href="http://ecode360.com/44355515#44355516">ecode360.com/44355515#44355516</a>
<b>Environmental</b>	Clean Phase I recently completed
<b>Utilities</b>	Fully served by water, electric, and gas
<b>Showings</b>	Call listing agents



AREA OVERVIEW

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