

800 MIRAMONTE DRIVE

SANTA BARBARA
CALIFORNIA
93109

FOR LEASE

Executive Office Suites
with Sweeping Ocean,
Mountain & Riviera Views

2 suites available:
±1,018 SF & ±1,798 SF

Impeccable building with natural light
& iconic Santa Barbara views.

\$3.20/SF NNN (\$1.60)

PRESENTED BY

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STUNNING CLASS A OFFICE BUILDING WITH ICONIC VIEWS

Overlooking Santa Barbara and the waterfront, this Class A office building is in impeccable condition, offering high ceilings, abundant natural light, and private patios. Gated parking ensures convenience and security, while the property's design highlights art throughout and a refined, professional atmosphere.

Building amenities include an executive conference room with sweeping ocean views, a welcoming kitchen, and well-appointed restrooms—all tailored for the discerning office user seeking a quiet and private setting in a premier location.

PLEASE DO NOT DISTURB CURRENT OCCUPANTS

Listed By



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EXECUTIVE SUITE

±1,798 SF

Space Available	±1,798 SF Executive Office
Lease Rate	\$3.20/SF NNN (\$1.60)
Term	3-5 Years
Tenant Expenses	Utilities & Janitorial
Available	Immediately
Zoning	CX
HVAC	Throughout
Parking Ratio	3.3/1,000
CSO	3%

Suite offers an exceptional professional setting. A private dramatic double glass entry opens into an executive suite featuring four private offices, a spacious open work area, and direct access to premium building amenities. Located just across the hall from the shared conference room and adjacent to the common kitchen and restrooms, the space provides both prestige and convenience. Perfect for firms seeking a high-image environment with functional flexibility, this suite combines first-class design with inspiring views in one of the area's most desirable offices.

Interior Entrance to Executive Suite

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Private Entrance



PRIVATE OFFICE • VIEWS & OUTDOOR ACCESS

EXECUTIVE SUITE ±1,018 SF

Space Available	±1,018 SF Executive Office
Lease Rate	\$3.20/SF NNN (\$1.60)
Term	3-5 Years
Tenant Expenses	Utilities & Janitorial
Available	Immediately
Zoning	CX
HVAC	Throughout
Parking Ratio	3.3/1,000
CSO	3%

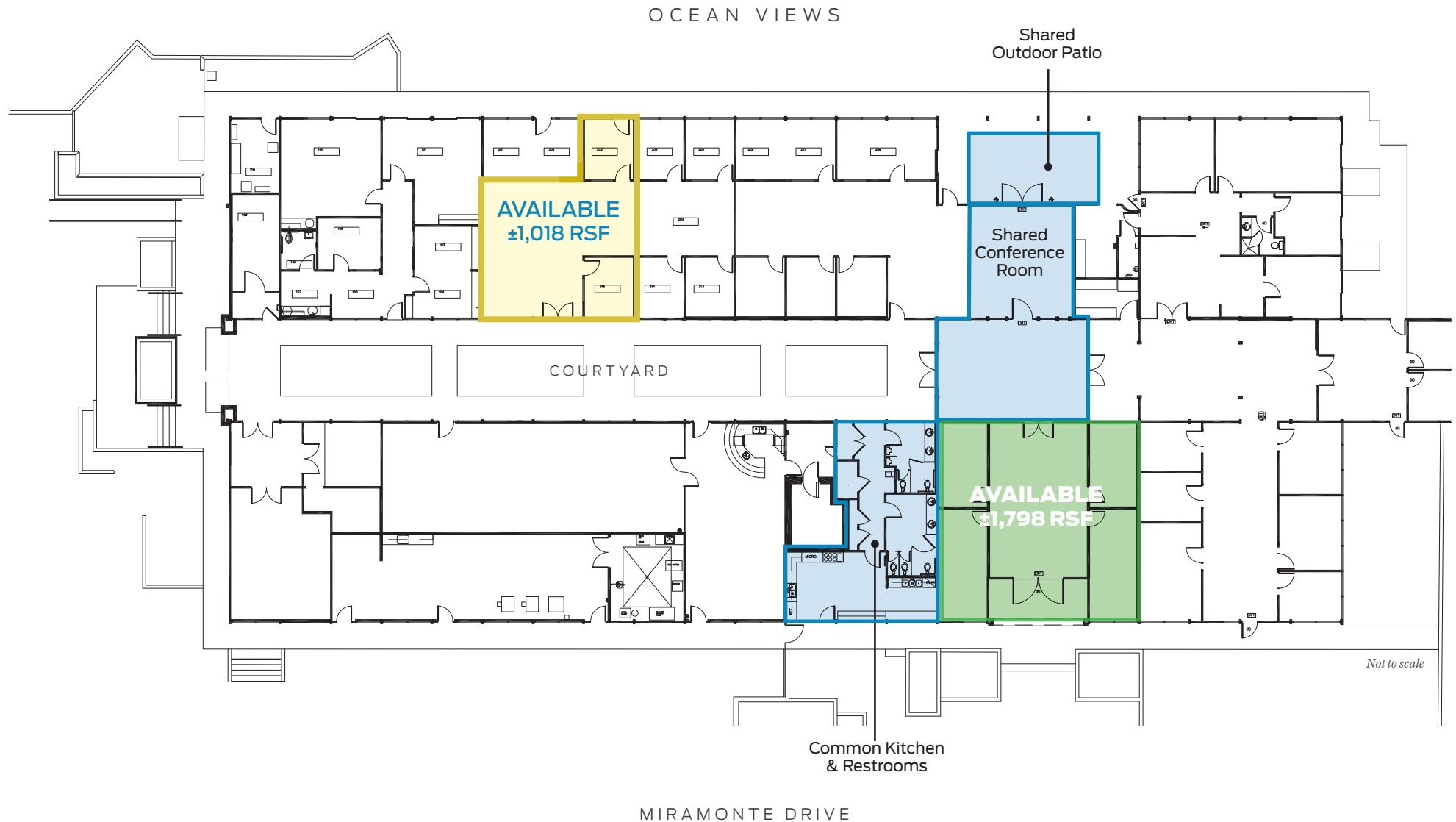
This suite features two private offices and a generous open work area with inspiring ocean views. An ideal option for a smaller office user seeking a professional setting, enhanced by the enriched amenities offered throughout 800 Miramonte Drive.

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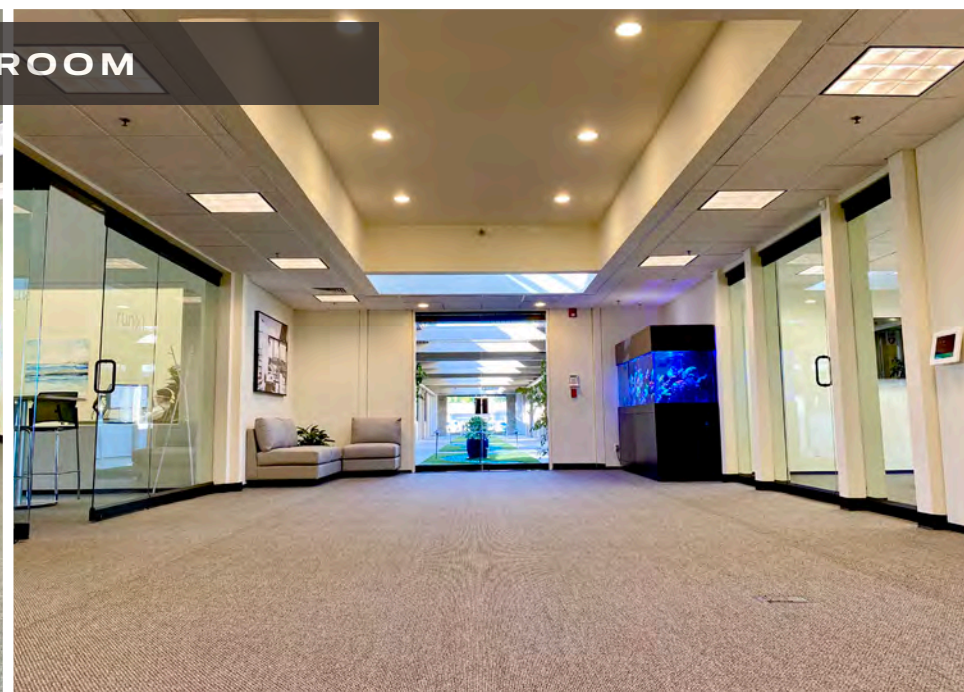


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SHARED CONFERENCE ROOM

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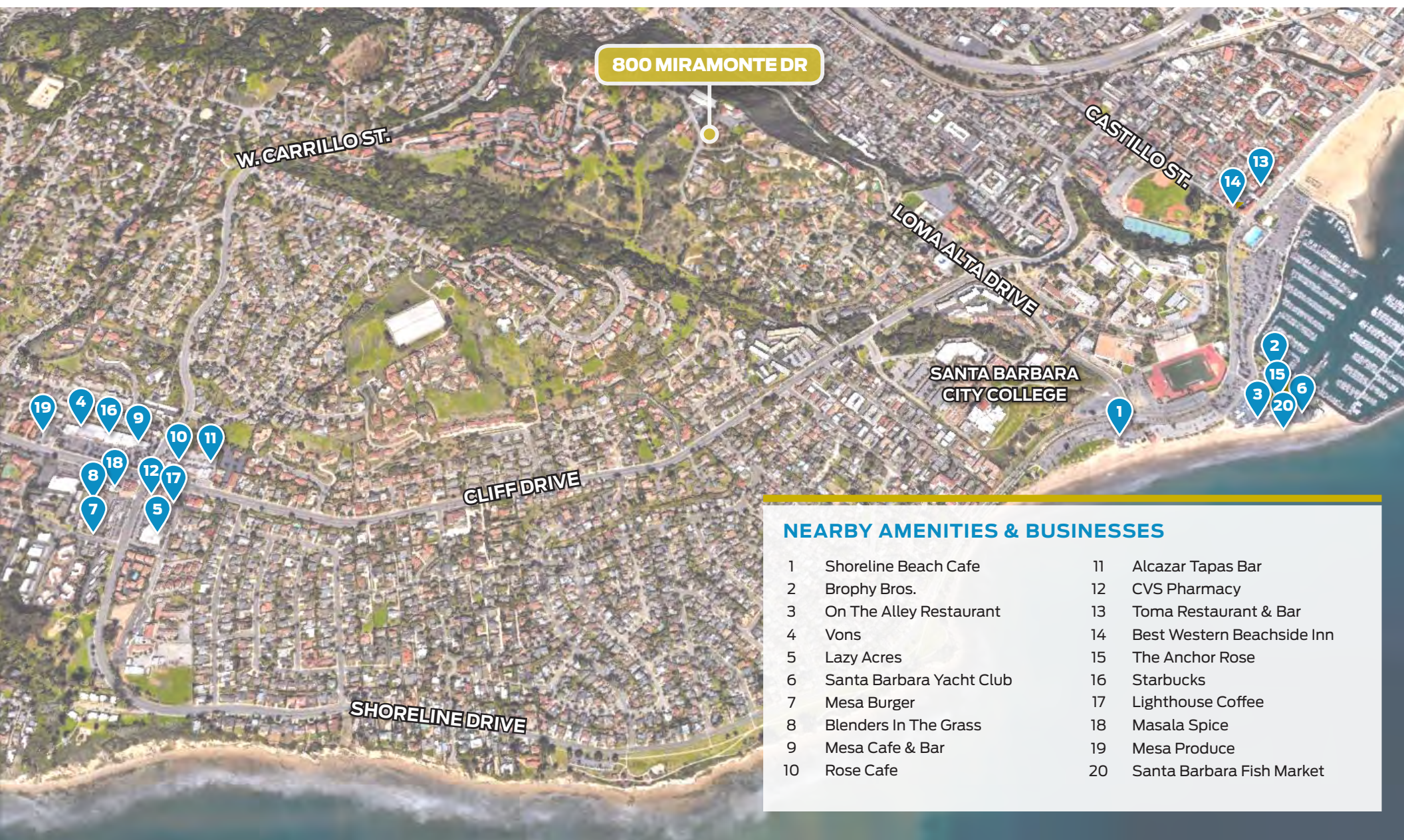
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NEARBY AMENITIES & BUSINESSES

- | | | | |
|----|--------------------------|----|----------------------------|
| 1 | Shoreline Beach Cafe | 11 | Alcazar Tapas Bar |
| 2 | Brophy Bros. | 12 | CVS Pharmacy |
| 3 | On The Alley Restaurant | 13 | Toma Restaurant & Bar |
| 4 | Vons | 14 | Best Western Beachside Inn |
| 5 | Lazy Acres | 15 | The Anchor Rose |
| 6 | Santa Barbara Yacht Club | 16 | Starbucks |
| 7 | Mesa Burger | 17 | Lighthouse Coffee |
| 8 | Blenders In The Grass | 18 | Masala Spice |
| 9 | Mesa Cafe & Bar | 19 | Mesa Produce |
| 10 | Rose Cafe | 20 | Santa Barbara Fish Market |

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