

SIMA

MANAGEMENT
CORPORATION

FOR LEASE

THE LOCAL LEADER IN
EXTRAORDINARY PROPERTIES



1235 STATE STREET

HAWLEY BUILDING • 1231 - B STATE STREET, SANTA BARBARA, CA 93101 • 805.965.1616 • WWW.SIMA.NET



ADAM GEEB
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DOWNTOWN SPACE AVAILABLE

LEASING SUMMARY

Type: Retail

Space size: 1,950 r.s.f.

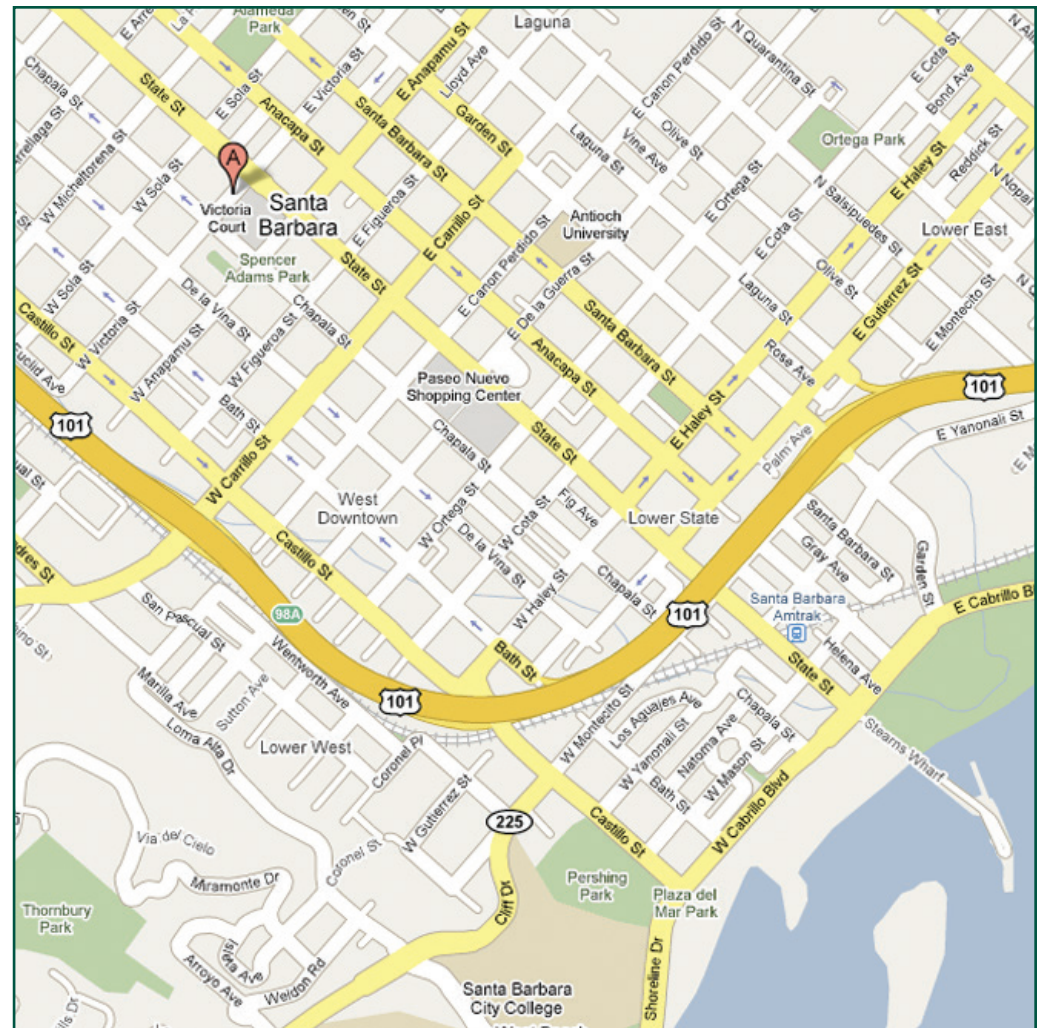
Lease Rate: \$3.75/sf + NNN

Term: 3-5 years preferred

Parking: Convenient City parking lot
adjacent to property

DESCRIPTION:

This rare downtown opportunity offers a prime location, perfect for a coffee shop, deli, or various other retail ventures. Situated on the corner of State and Victoria Streets, the space boasts an abundance of natural light, exposed ceilings, and HVAC throughout. With large windows and a bright, open feel, it's truly a welcoming environment for many uses. The space also includes two private restrooms, a generous back of house area, and is located in the highly sought-after Arts and Theater District of Santa Barbara.



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CORNER RETAIL SPACE FOR LEASE - STATE & VICTORIA STREETS

1235 STATE STREET

