



ROB HAMBLETON
805.879.9611
rhambleton@radiusgroup.com
CA LIC. 01858350

JUSTIN DIEM
805.879.9634
jdiem@radiusgroup.com
CA LIC. 02058176



202 E HALEY ST
SANTA BARBARA CA 93101

FOR LEASE

±2,200 SF Industrial/Warehouse space across 3 buildings
in downtown Santa Barbara on a ±12,000 SF lot.



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Located on the corner of E. Haley St. and Santa Barbara St. in Downtown Santa Barbara, this property offers a versatile industrial warehouse space ideal for a wide range of business operations. The property is divided into three separate buildings and features dedicated signage providing excellent exposure in a high-activity urban corridor. Situated within close proximity to the 101 Freeway with on-site parking, and the amenities of Downtown, the property offers convenient access for employees, clients, and deliveries, making it an exceptional opportunity for a plethora of different uses.

Leasing Specifics

Type	Industrial/Warehouse/Retail
Lease Rate	\$12,000/Month Modified Gross
Size	±2,000 SF Within 3 Buildings on ±12,000 SF Lot
Utilities	Paid by Tenant
Date Available	Immediately
Zoning	C-M
Parking	Gated Yard
HVAC	In Front Building
Restrooms	Private
Roll-up Doors	Six (6)

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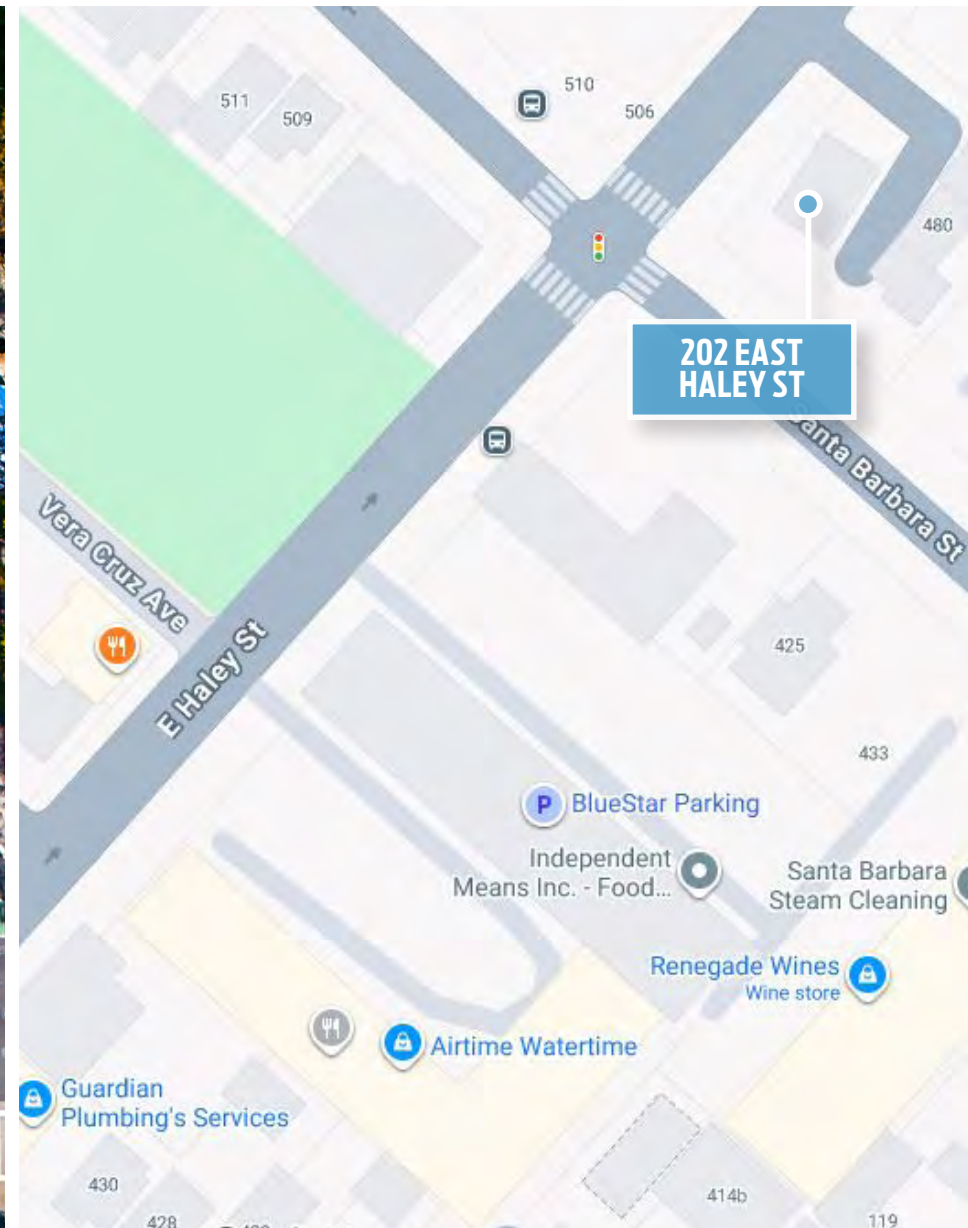
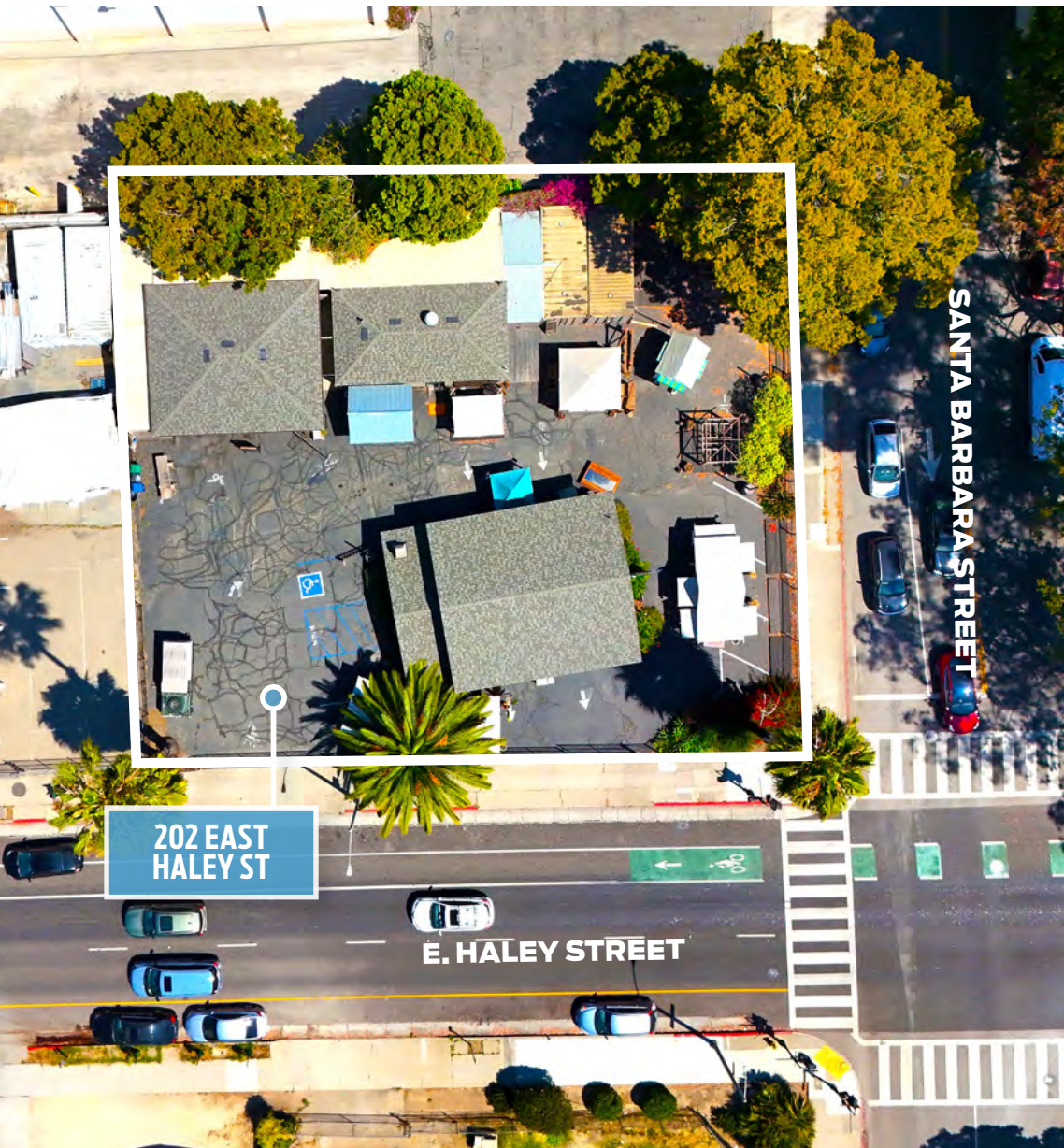
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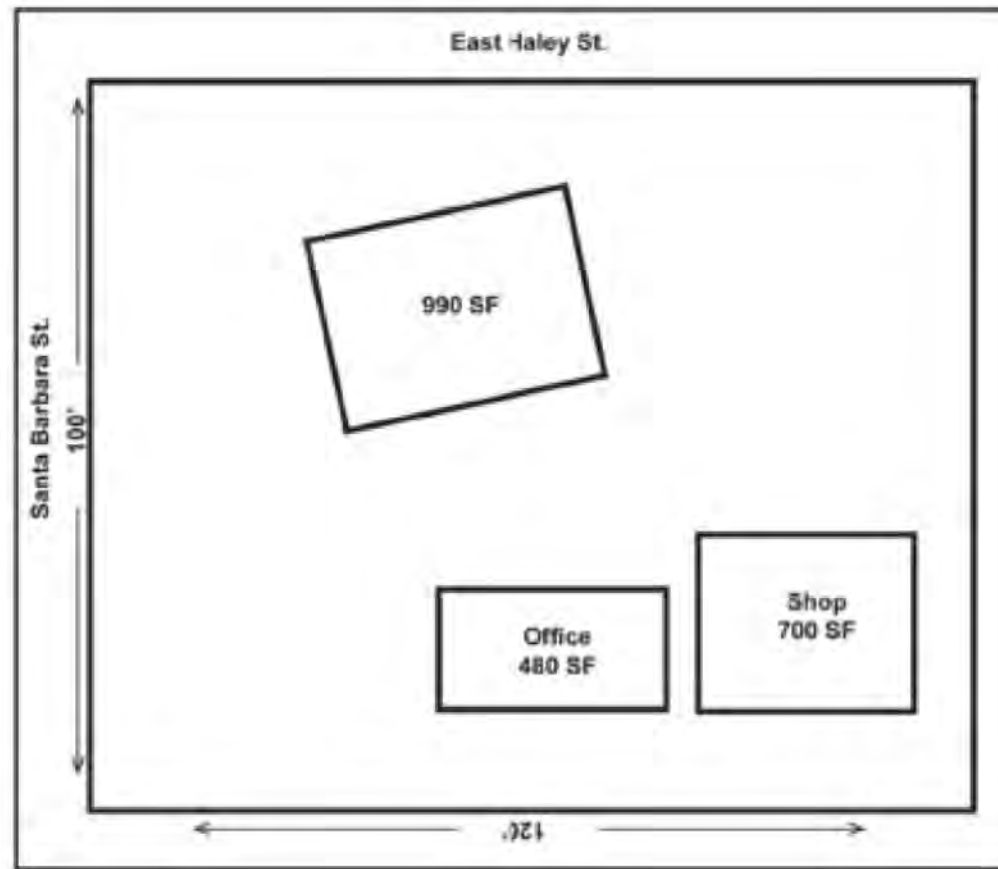


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SITE PLAN • ±12,000 SF



Not to scale

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HALEY CORRIDOR ST

One of Santa Barbara's most exciting emerging pocket neighborhoods, the Haley Corridor has earned solid credibility as a culinary destination thanks to its eclectic collection of wineries, eateries and breweries. Equal parts artsy and industrial, it's a hub of makers and innovators that span several trades beyond food and beverage. From technology and art to culinary and surf, Haley Corridor's diverse business community shares an ethos of thinking outside the box.

The Haley Corridor is Santa Barbara's hidden gem, known by locals as home to some of the very best our city has to offer. A historically industrial area, you'll still find local arts and trades workshops thriving here.

Many of Santa Barbara's greatest restaurants live in the Haley Corridor, including the historic Arnoldi's and Rose Cafes, along with several award-winning small-batch wineries and breweries like Carr and Third Window. Add to this landmark businesses, boutiques and specialty shops and you have everything at your fingertips to experience real, locally-crafted Santa Barbara culture.

(Text from Visit Santa Barbara & Haley Corridor Association)



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SANTA BARBARA THE AMERICAN RIVIERA

Symbolizing the ultimate in casual California lifestyle, Santa Barbara is undoubtedly one of America's most desirable destinations in which to live and travel.



Located on a pristine coastline approximately 332 miles south of San Francisco and 92 miles north of Los Angeles, Santa Barbara is nestled between the Pacific Ocean and the Santa Ynez Mountains. This stretch of coast is known as the “American Riviera” because of its mild Mediterranean climate.

With a population of approximately 87,000, Santa Barbara is both small and vibrant. Locals and visitors are drawn to the city's charming downtown and picturesque State Street with its rich Spanish architecture and historical sites, wide variety of shops and galleries and numerous Zagat-rated restaurants. Pristine, sunny beaches, an expansive harbor and countless attractions including the Santa Barbara Zoo, Santa Barbara Mission, Arlington Theatre, Stearns Wharf, Santa Barbara Museum of Art and Santa Barbara Museum of Natural History all add to the area's appeal. And with nearly 200+ vineyards within a short drive, Santa Barbara County is a renowned wine region offering an array of some of the finest labels in the world.



**“The 12 Best Cities
for a Weekend Getaway”**

U.S. News & World Report

**Condé Nast
Traveler**

**“30 Best Small Cities
in America”**

Condé Nast Traveler's Readers' Choice Awards



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