



1283 Coast Village Cir. Montecito, CA 93108

For Lease | \$3.95/SF NNN (\$1.07)

*Divisible mixed-use space ranging from ±909 SF–3,230 SF.
Immaculate, gated property tucked back in Montecito's Lower Village.*

Rob Hambleton

805.879.9611

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CA Lic. 01858350



FOR LEASE :: ±909SF–3,230SF MIXED-USE SPACE

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PROPERTY BRIEF

This is a rare opportunity to lease flexible, Class A space in downtown Montecito. Located across from the new Honor Bar Restaurant, this immaculate building is tucked to the back of a spacious, lushly landscaped lot and features hardwood floors, plenty of windows, natural light and fine architectural detailing. Additionally, seven onsite parking spaces, a short walk to Coast Village Road shops and restaurants, and easy freeway access further add to the appeal of this luxurious property to potential tenants.

Lease Rate :: \$3.95/SF NNN (\$1.07)

Building Size :: Approx. 3,230 SF (*Space is divisible to ±909 SF*)

Lot Size :: Approx. 13,068 SF

Parking :: 7 Spaces

Zoning :: C-1 / S-D-3 (*Limited Commercial Zone; Coastal Overlay Zone*)

H.V.A.C. :: Yes, throughout

Restrooms :: 3

Floors :: First



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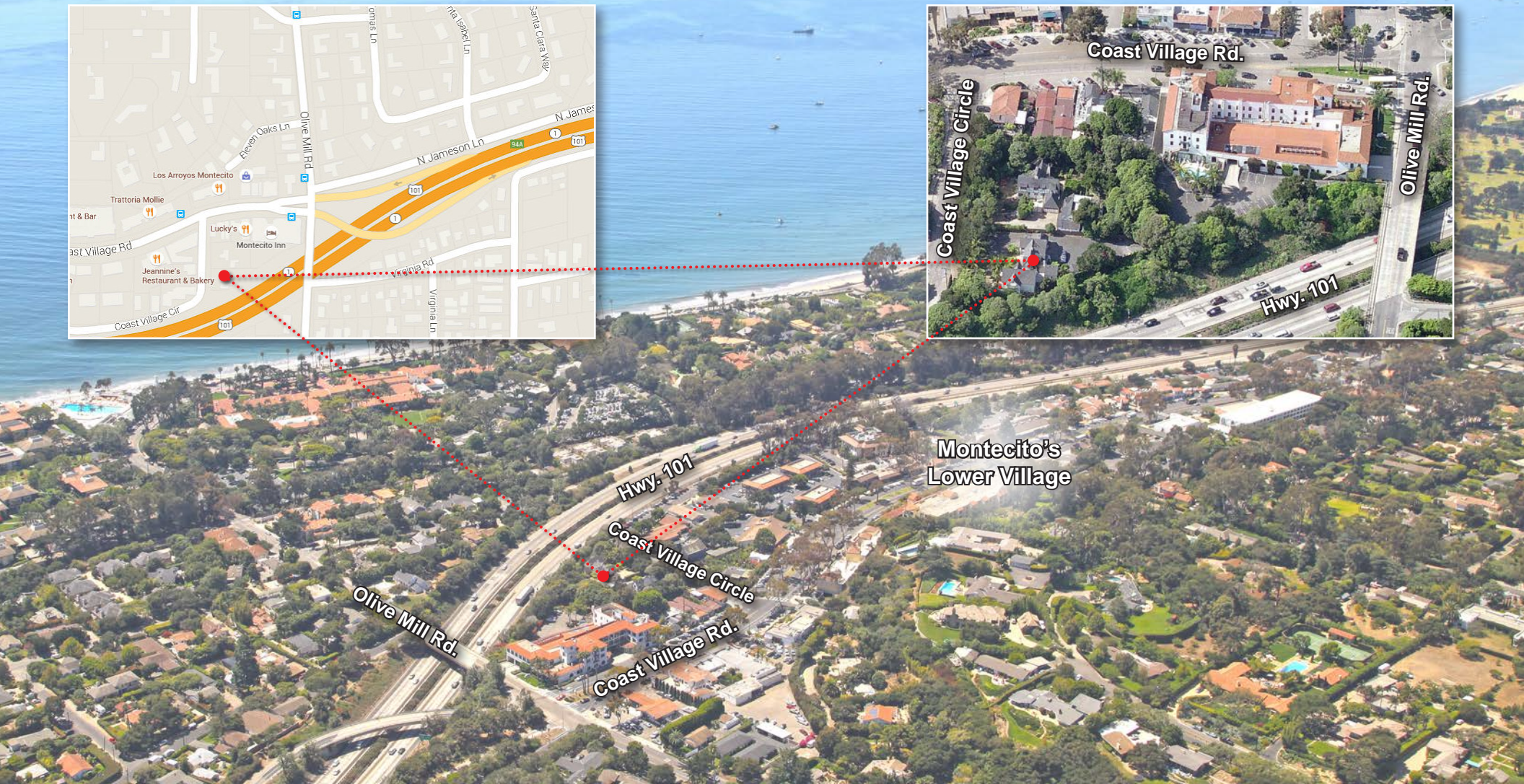
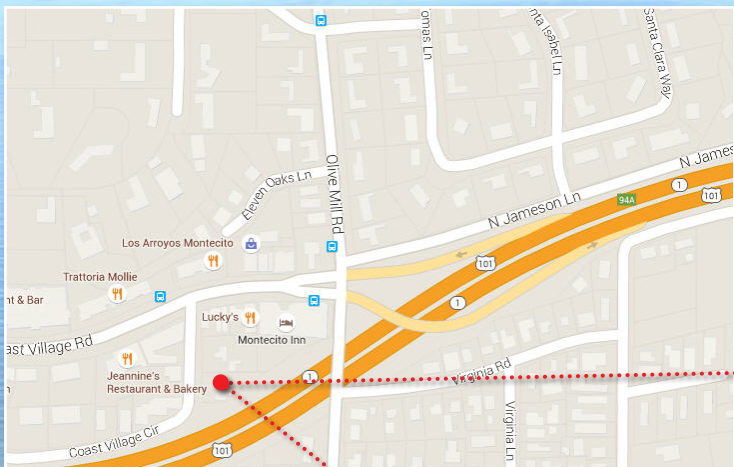
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ADDITIONAL PROPERTY PHOTOS



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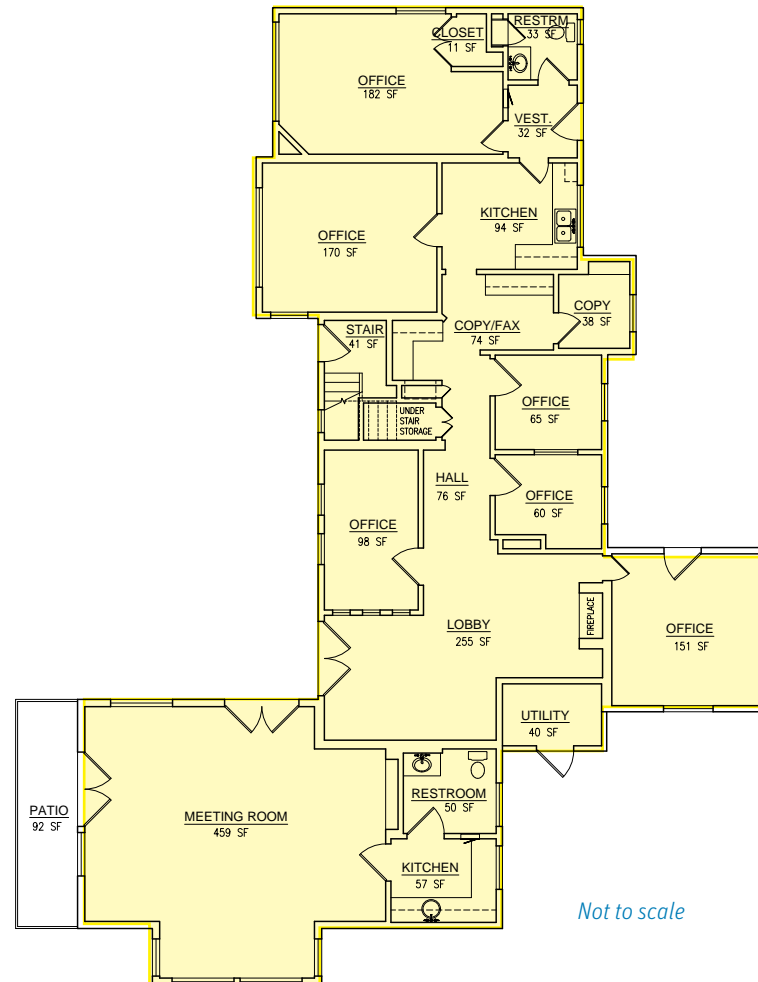
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DIVISIBLE FLOOR PLAN | FIRST FLOOR



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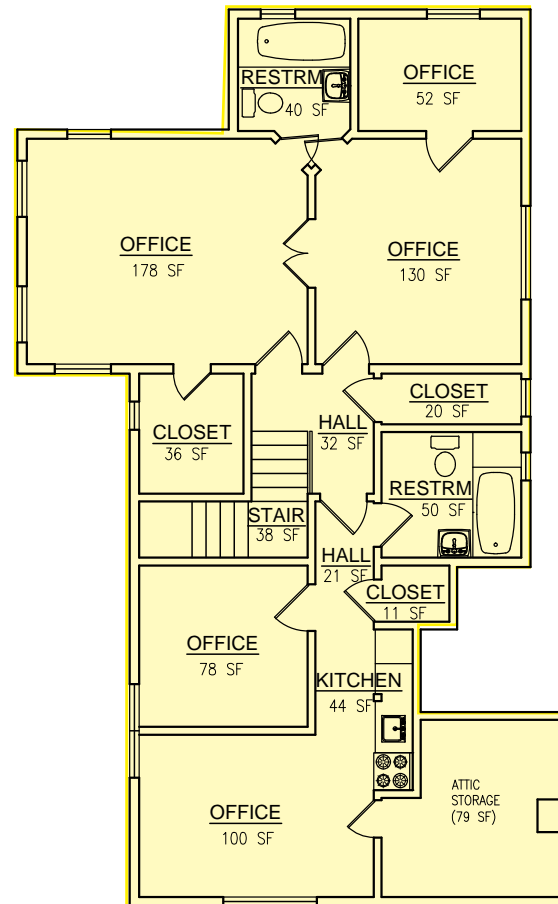
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FLOOR PLAN | SECOND FLOOR



Not to scale

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