

FOR LEASE ▯ APPROX. 1,995SF OFFICE SPACE

4213 STATE ST., STE. 305, 3RD FLOOR | SANTA BARBARA, CA



PROPERTY BRIEF

This office provides an open layout with two private offices and a breakroom. The floor to ceiling windows on the atrium side of the building and entire length of windows on the opposite side provide great natural light. Easy to show, please call for showings.

- ▯ *Center atrium in building*
- ▯ *Easy access to State St., Hwy. 101, Hope Ranch and Hwy. 154*
- ▯ *Great on-site Parking*
- ▯ *Freeway visibility, convenient access, and a prominent presence*
- ▯ *Close to restaurants & shops at Five Points and La Cumbre Plaza*

Rate ▯ \$1.45/SF NNN

NNN ▯ (\$0.67 + \$0.23 utilities = \$0.90)

3rd Floor Space ▯ 1,995 SF

Elevator ▯ Yes

Available ▯ Immediately

Parking ▯ 3.6/1000

Zoning ▯ C-3

Restrooms ▯ Common

Floor ▯ 3rd

H.V.A.C. ▯ Throughout

To Show ▯ Call Listing Agent

The information provided here has been obtained from the owner of the property or from other sources deemed reliable. We have no reason to doubt its accuracy, but we do not guarantee it.

Michael Chenoweth

805.879.9608

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CA Lic. 01213196



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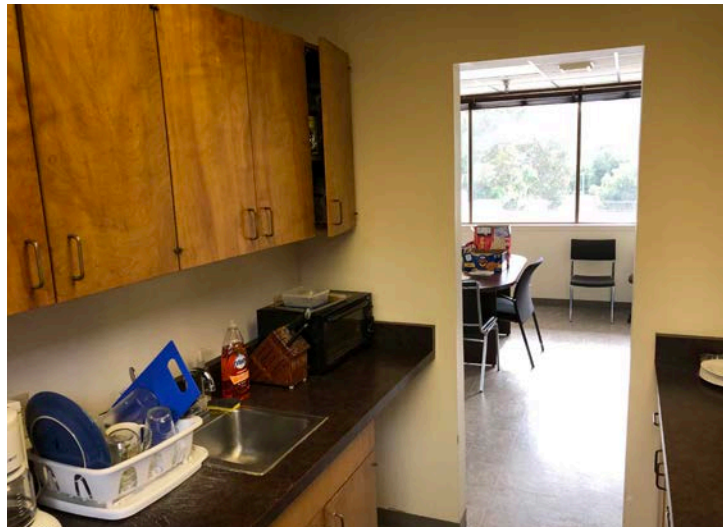
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PROPERTY PHOTOS



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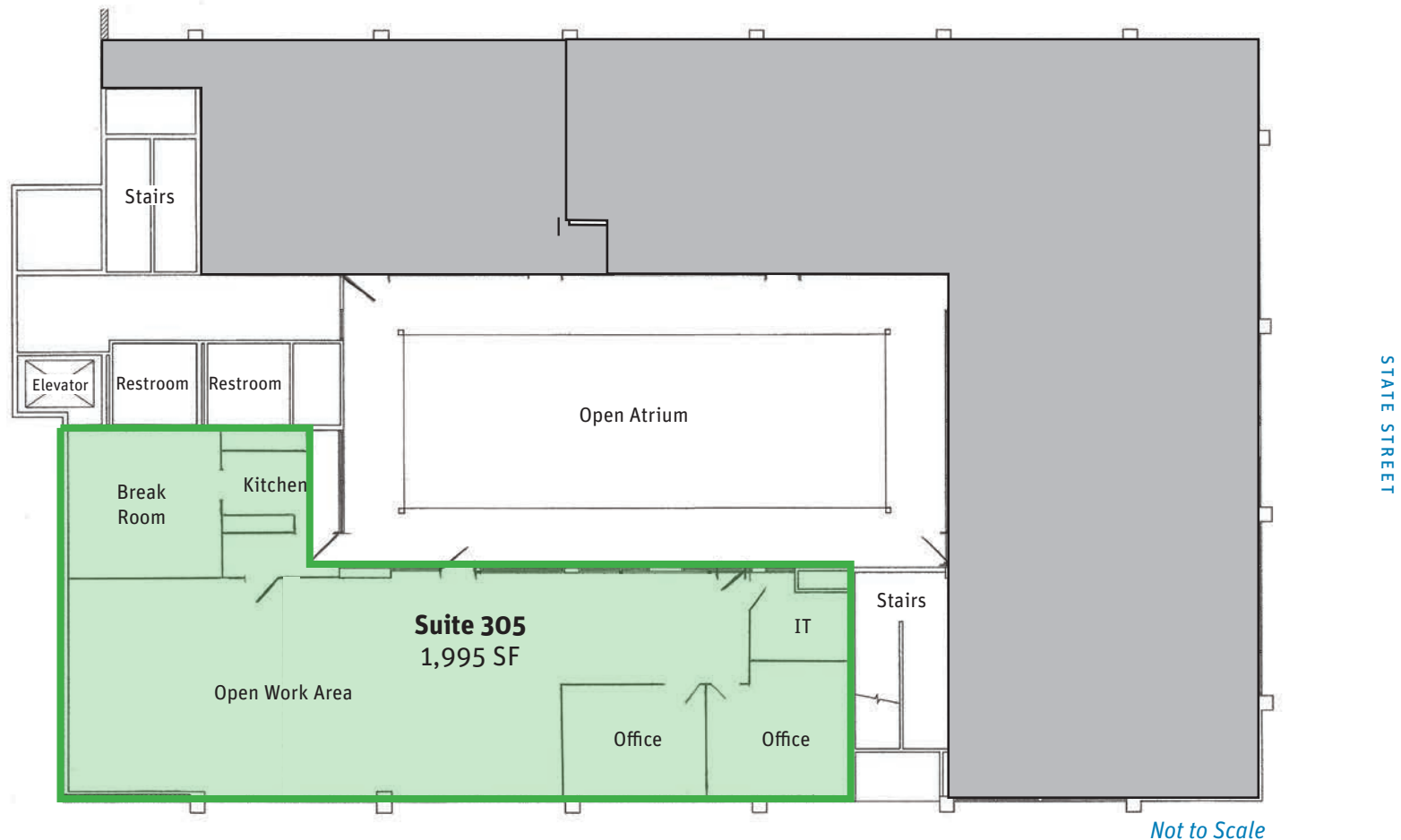
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FLOOR PLAN — 3RD FLOOR



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