

FOR SALE
±20,170 SF
Multi-Tenant Office Building

888 W SANTA ANA BLVD
SANTA ANA, CA 92701



MEDICAL / OFFICE



PRIME CIVIC CENTER
LOCATION



WALKING
DISTANCE TO THE
COURT HOUSE



EXCELLENT
OWNER / USER
OPPORTUNITY



SURFACE & COVERED
PARKING AVAILABLE

PRICING SUMMARY:

SALE PRICE ► \$6,303,550.00 (\$312.52 PSF)

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COMMERCIAL REAL ESTATE SERVICES



Lee & Associates - Los Angeles Central | CORP ID 01125429
5675 Telegraph Road Suite 300, Los Angeles, CA 90040

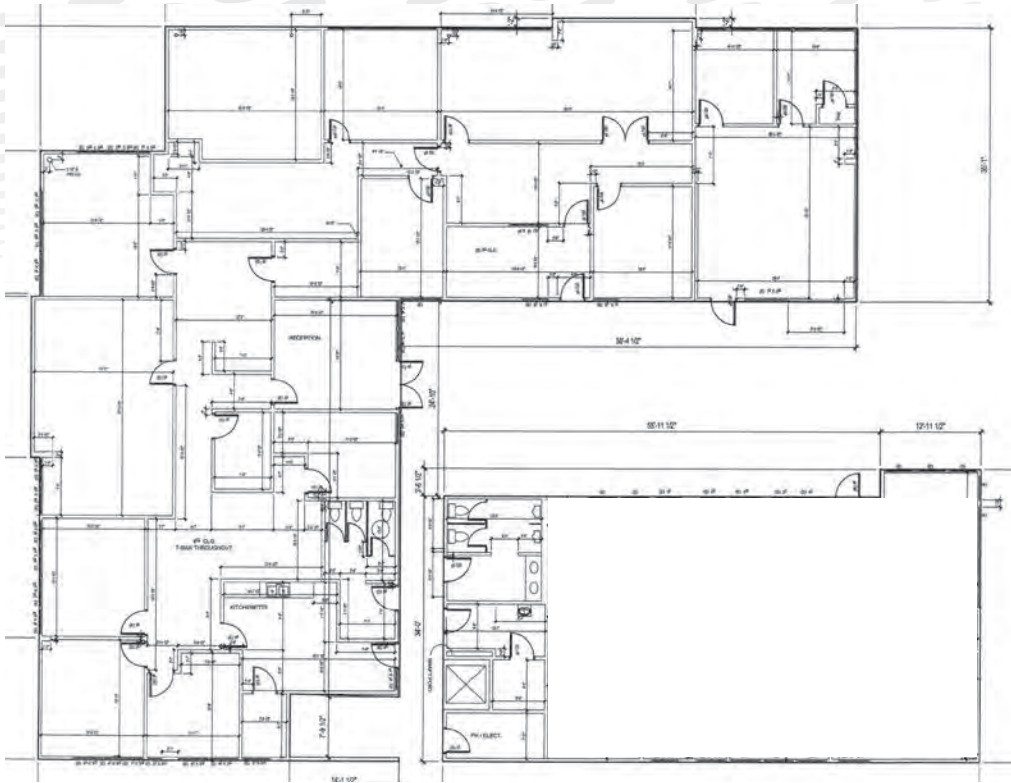
LEE-ASSOCIATES.COM

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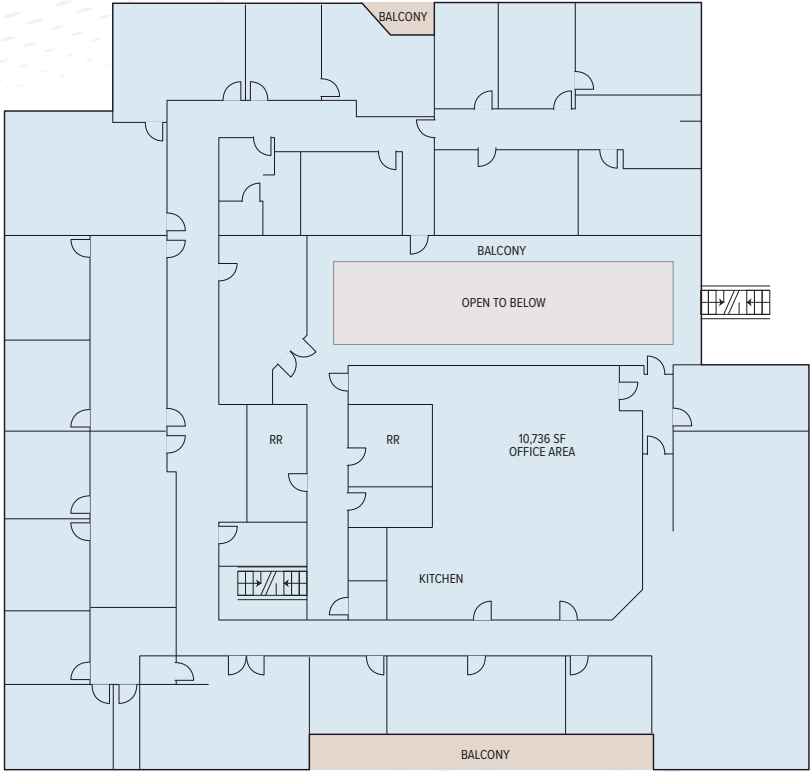
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SITE PLAN



First Floor



Second Floor

NOTE: Drawing not to scale. All measurements and sizes are approximate.

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PROPERTY PHOTOS



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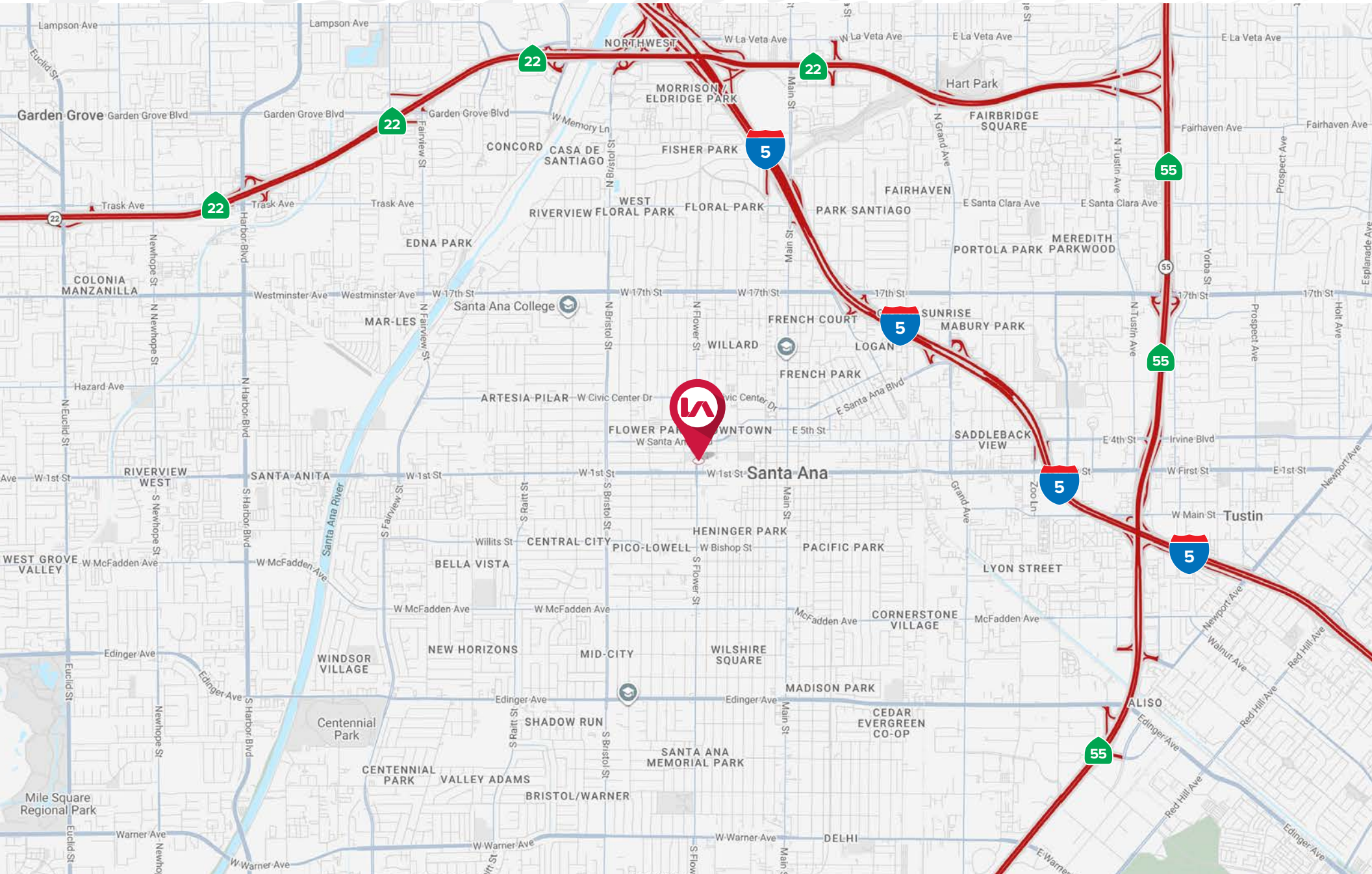
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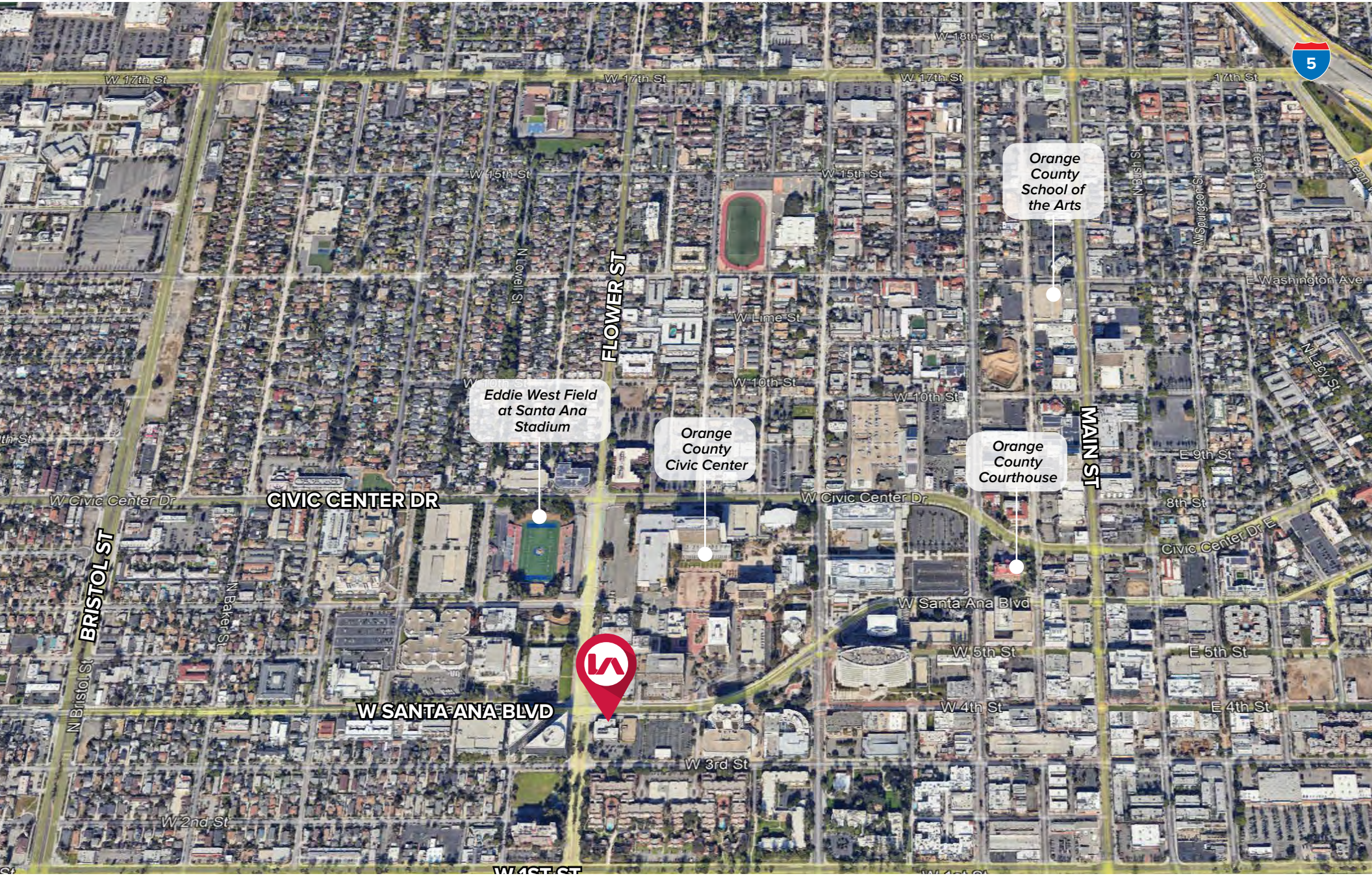
LOCATION MAP



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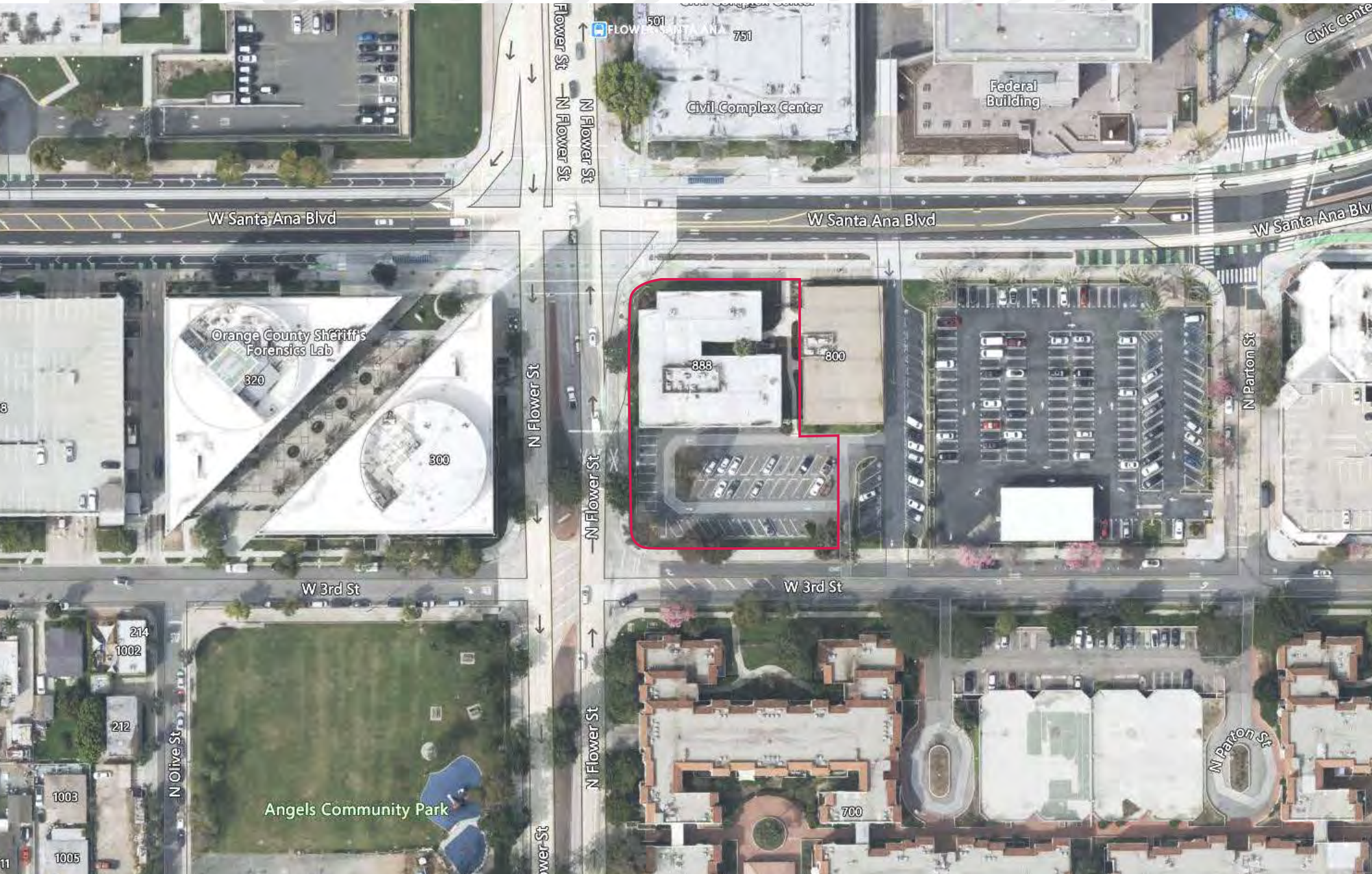
AERIAL



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AERIAL



DEMOGRAPHIC MAP

DEMOGRAPHICS



POPULATION

5 Miles	10 Miles	15 Miles	20 Miles
684,903	2,113,644	3,032,748	4,558,620



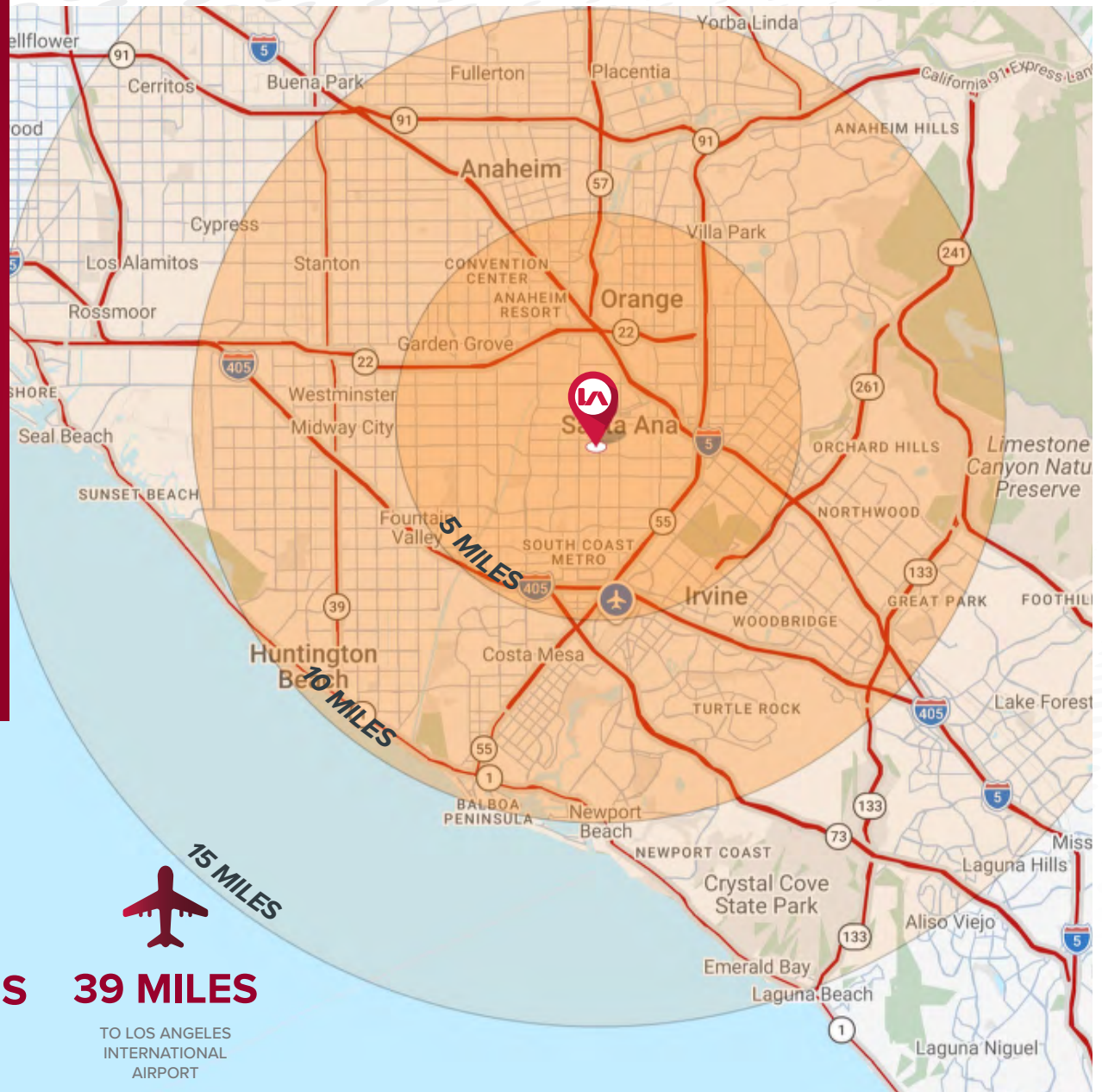
AVERAGE HH INCOME

5 Miles	10 Miles	15 Miles	20 Miles
\$126,429	\$149,142	\$155,038	\$151,025



EMPLOYEES

5 Miles	10 Miles	15 Miles	20 Miles
463,635	1,130,558	1,587,439	2,163,064



6 MILES

TO JOHN WAYNE AIRPORT



20 MILES

TO LONG BEACH AIRPORT



32 MILES

TO DOWNTOWN LOS ANGELES



39 MILES

TO LOS ANGELES INTERNATIONAL AIRPORT