

1617 Superior Avenue, Costa Mesa CA 92627

Centrally located



# THE SPACE

Location	1617 Superior Avenue, Costa Mesa, CA, 92627
COUNTY	Orange
APN	424-291-06
Traffic Count	22,518 CPD
Square Feet	985
Rent (Monthly)	\$4,800.00
Lease Type	GROSS

**Notes** Available Now!



# HIGHLIGHTS

- Well maintained industrial building
- 400 square foot commercial area of the shop
- Approximately 585 square feet of office
- Beautiful plank flooring throughout the main office
- Each office/room has ample storage and access to two bathrooms
- Number of Parking Spaces 7
- \$4,800.00 per month



## POPULATION

1.00 MILE	3.00 MILE	5.00 MILE
30,177	139,210	288,487



## AVERAGE HOUSEHOLD INCOME

1.00 MILE	3.00 MILE	5.00 MILE
\$121,717	\$140,990	\$144,911



## NUMBER OF HOUSEHOLDS

1.00 MILE	3.00 MILE	5.00 MILE
11,093	54,763	113,231



**SUBJECT PROPERTY**

**1617 SUPERIOR AVE  
COSTA MESA, CA**



KAISER ELEMENTARY SCHOOL



Jordan Park

**DOWNTOWN, COSTA MESA**



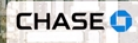
WOODLAND ELEMENTARY SCHOOL



Lions Park



MARINERS ELEMENTARY SCHOOL



55



UCI Health



NEWPORT HEIGHTS ELEMENTARY



1

Santa Ana River County Beach River Jetties

COASTLINE COLLEGE - NEWPORT BEACH

West Newport Park

Sunset Ridge Park



1



**NEWPORT BEACH**



1



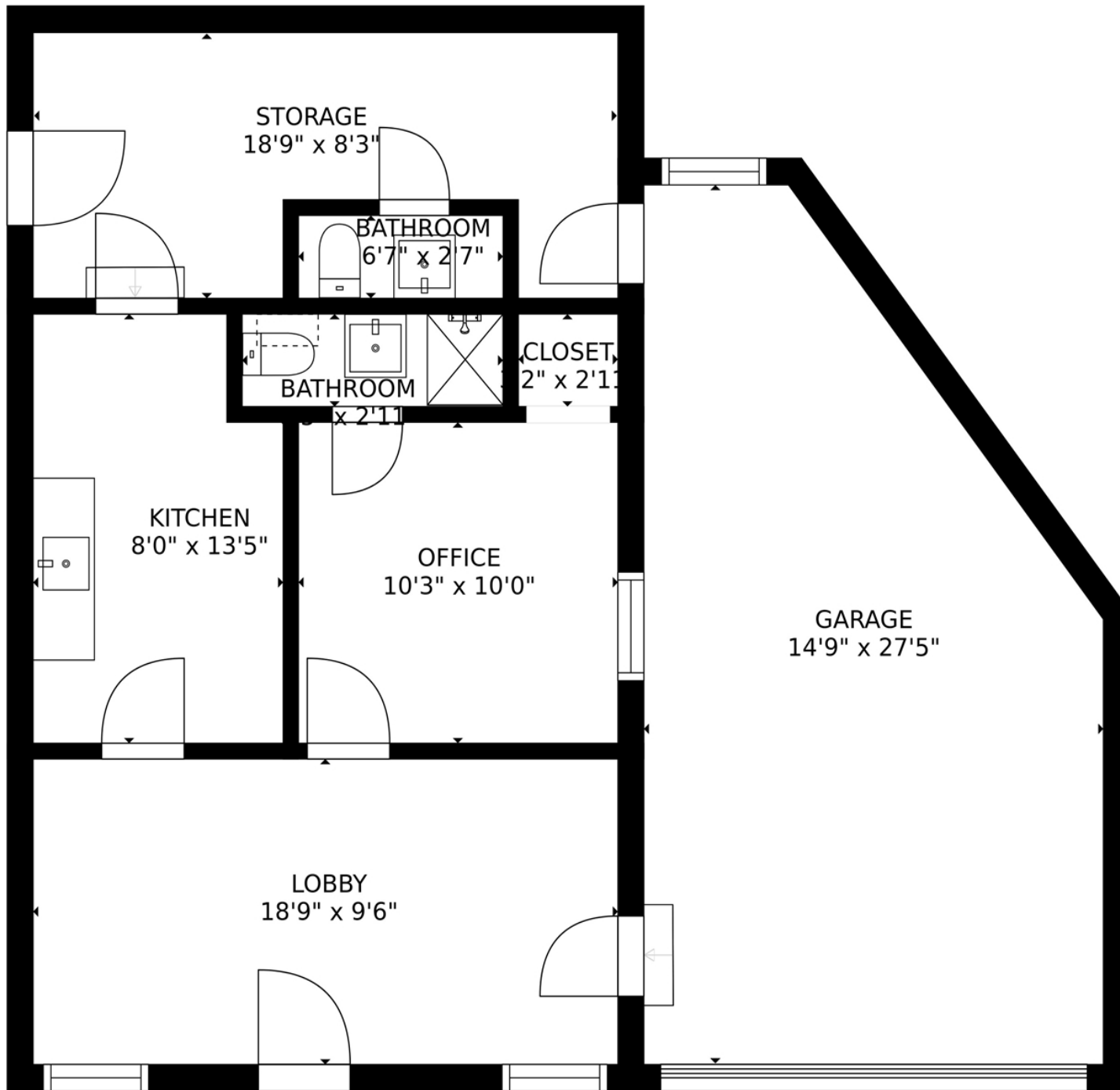
NEWPORT HARBOR HIGH SCHOOL

Castaways Park

1

PAVILIONS

ENSIGN INTERMEDIATE SCHOOL



POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	27,927	136,493	273,533
2010 Population	27,686	134,683	277,017
2020 Population	30,177	139,210	288,487
2025 Population	31,045	142,272	294,169
2020 African American	423	1,804	3,714
2020 American Indian	187	717	1,336
2020 Asian	1,347	10,148	35,204
2020 Hispanic	13,127	39,993	65,518
2020 Other Race	6,213	17,368	26,157
2020 White	20,483	102,132	206,537
2020 Multiracial	1,438	6,544	14,517
2020-2025: Population: Growth Rate	2.85 %	2.20 %	1.95 %

2020 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15,000	685	3,555	6,801
\$15,000-\$24,999	880	2,674	4,914
\$25,000-\$34,999	919	3,098	5,522
\$35,000-\$49,999	834	4,260	8,406
\$50,000-\$74,999	1,670	7,444	14,336
\$75,000-\$99,999	1,164	6,148	12,916
\$100,000-\$149,999	2,110	10,520	23,664
\$150,000-\$199,999	1,101	5,976	13,375
\$200,000 or greater	1,731	11,087	23,297
Median HH Income	\$85,463	\$100,622	\$105,320
Average HH Income	\$121,717	\$140,990	\$144,911

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Total Housing	11,049	58,471	114,962
2010 Total Households	10,408	53,733	110,063
2020 Total Households	11,093	54,763	113,231
2025 Total Households	11,335	55,549	114,905
2020 Average Household Size	2.63	2.48	2.49
2000 Owner Occupied Housing	3,887	24,984	58,338
2000 Renter Occupied Housing	6,749	29,679	50,240
2020 Owner Occupied Housing	3,819	23,121	56,171
2020 Renter Occupied Housing	7,274	31,642	57,060
2020 Vacant Housing	567	5,532	9,583
2020 Total Housing	11,660	60,295	122,814
2025 Owner Occupied Housing	3,924	23,442	56,848
2025 Renter Occupied Housing	7,411	32,108	58,057
2025 Vacant Housing	546	5,589	9,693
2025 Total Housing	11,881	61,138	124,598
2020-2025: Households: Growth Rate	2.15 %	1.45 %	1.45 %



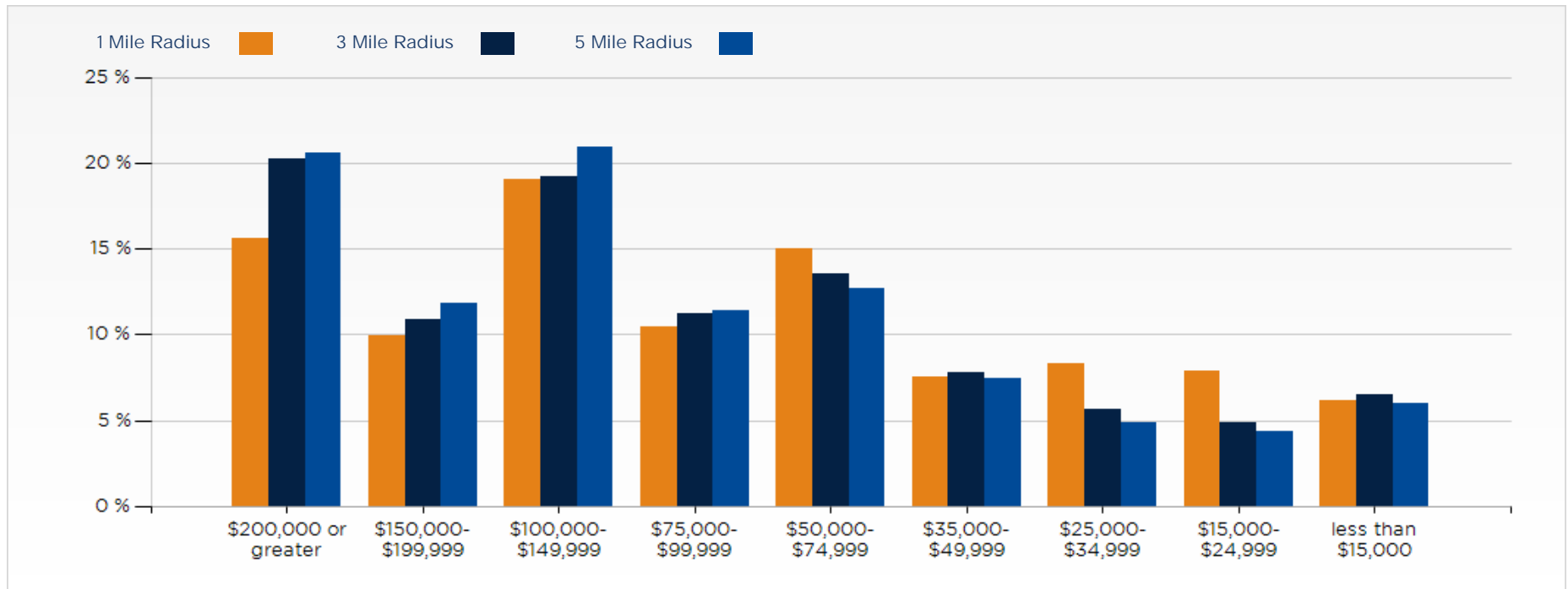
2020 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2020 Population Age 30-34	2,886	11,788	22,938
2020 Population Age 35-39	2,801	10,738	20,987
2020 Population Age 40-44	2,183	8,852	17,727
2020 Population Age 45-49	1,787	8,434	17,352
2020 Population Age 50-54	1,735	8,583	18,049
2020 Population Age 55-59	1,699	8,865	18,938
2020 Population Age 60-64	1,416	8,134	17,976
2020 Population Age 65-69	1,122	6,819	15,300
2020 Population Age 70-74	883	5,991	13,482
2020 Population Age 75-79	612	4,389	9,871
2020 Population Age 80-84	443	3,016	6,592
2020 Population Age 85+	638	3,352	6,974
2020 Population Age 18+	23,881	114,530	238,556
2020 Median Age	35	39	40

2020 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$82,172	\$91,287	\$97,198
Average Household Income 25-34	\$101,570	\$114,016	\$117,052
Median Household Income 35-44	\$99,887	\$111,858	\$118,622
Average Household Income 35-44	\$134,515	\$153,143	\$159,002
Median Household Income 45-54	\$109,722	\$128,399	\$137,626
Average Household Income 45-54	\$151,613	\$177,349	\$187,014
Median Household Income 55-64	\$103,521	\$123,644	\$127,911
Average Household Income 55-64	\$148,188	\$175,616	\$178,513
Median Household Income 65-74	\$72,274	\$90,155	\$95,970
Average Household Income 65-74	\$109,406	\$136,187	\$136,321
Average Household Income 75+	\$72,159	\$96,494	\$95,963

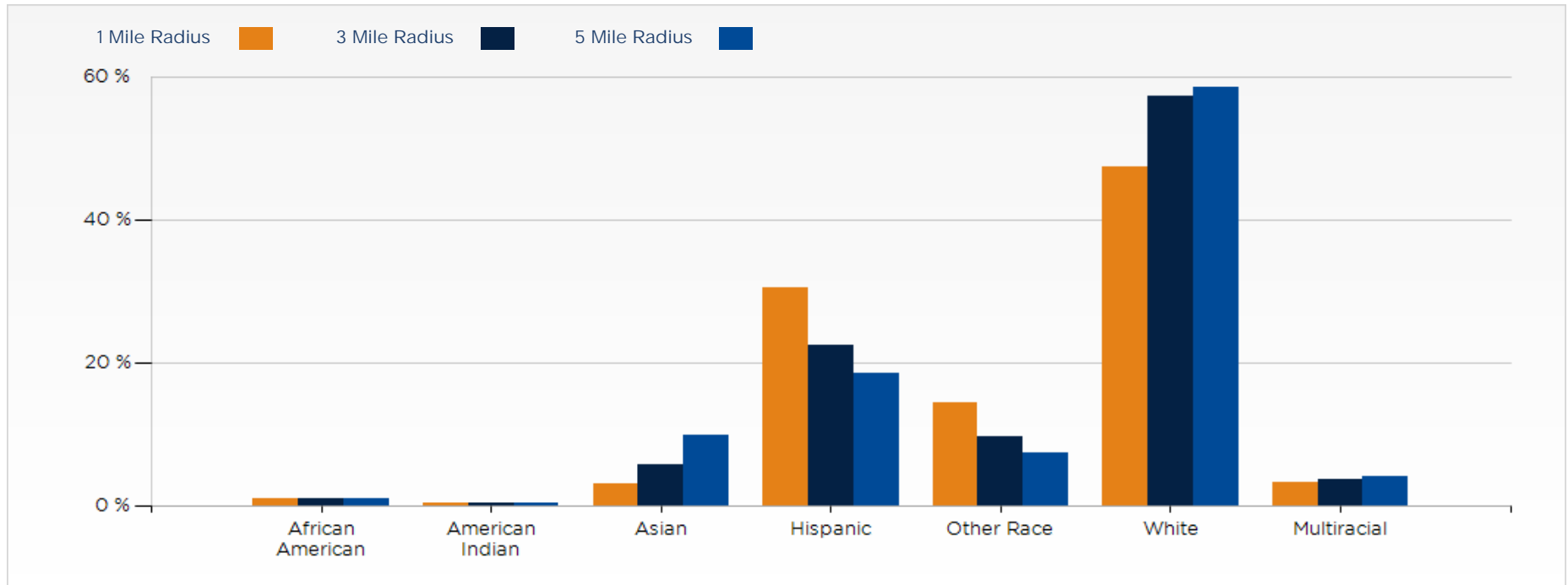
2025 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2025 Population Age 30-34	2,925	12,114	24,358
2025 Population Age 35-39	2,594	10,836	21,888
2025 Population Age 40-44	2,463	10,136	20,142
2025 Population Age 45-49	1,968	8,624	17,365
2025 Population Age 50-54	1,645	8,146	16,953
2025 Population Age 55-59	1,612	8,184	17,500
2025 Population Age 60-64	1,494	8,239	17,873
2025 Population Age 65-69	1,209	7,494	16,667
2025 Population Age 70-74	968	6,244	14,053
2025 Population Age 75-79	803	5,364	11,754
2025 Population Age 80-84	508	3,619	7,936
2025 Population Age 85+	649	3,757	7,735
2025 Population Age 18+	24,872	118,106	245,357
2025 Median Age	36	39	40

2025 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$100,517	\$103,533	\$106,368
Average Household Income 25-34	\$119,181	\$131,326	\$133,856
Median Household Income 35-44	\$112,625	\$126,916	\$133,939
Average Household Income 35-44	\$155,207	\$176,296	\$181,214
Median Household Income 45-54	\$121,311	\$141,612	\$150,742
Average Household Income 45-54	\$170,141	\$196,881	\$207,070
Median Household Income 55-64	\$117,676	\$138,856	\$142,860
Average Household Income 55-64	\$169,944	\$195,876	\$198,940
Median Household Income 65-74	\$86,328	\$105,136	\$108,879
Average Household Income 65-74	\$127,771	\$158,633	\$157,618
Average Household Income 75+	\$86,863	\$116,030	\$115,500

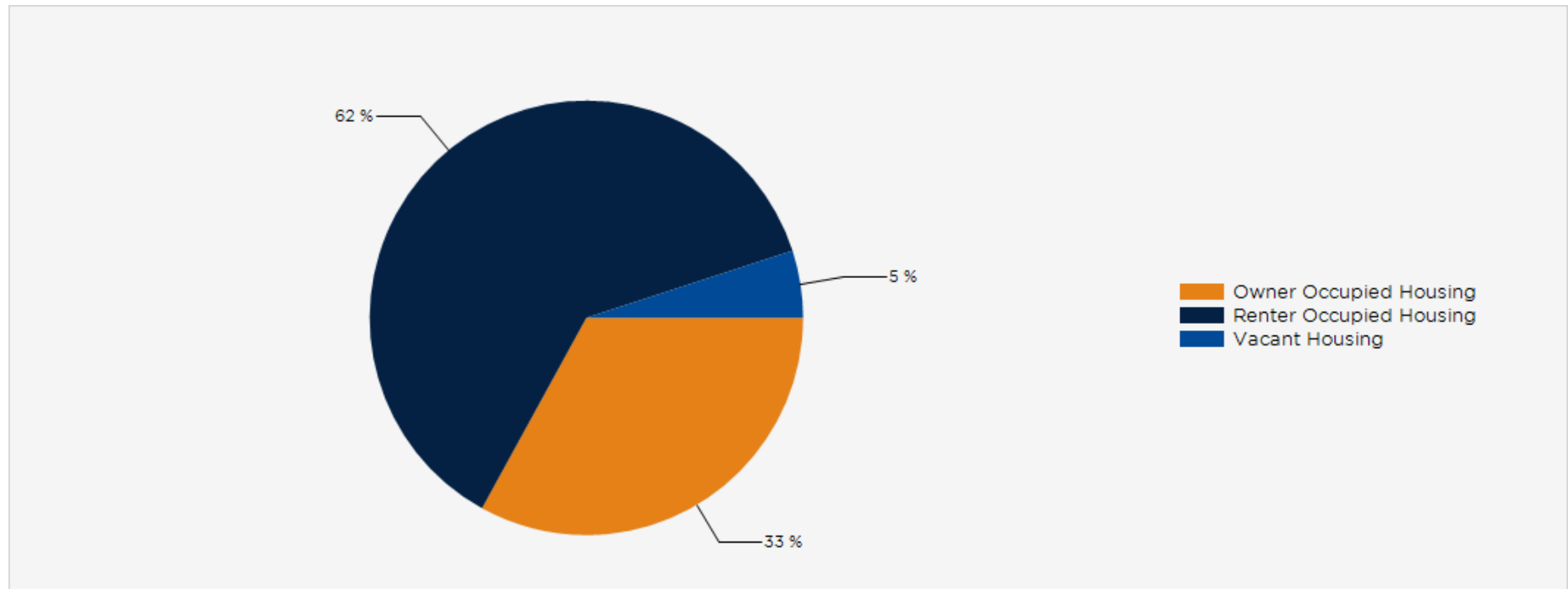
## 2020 Household Income



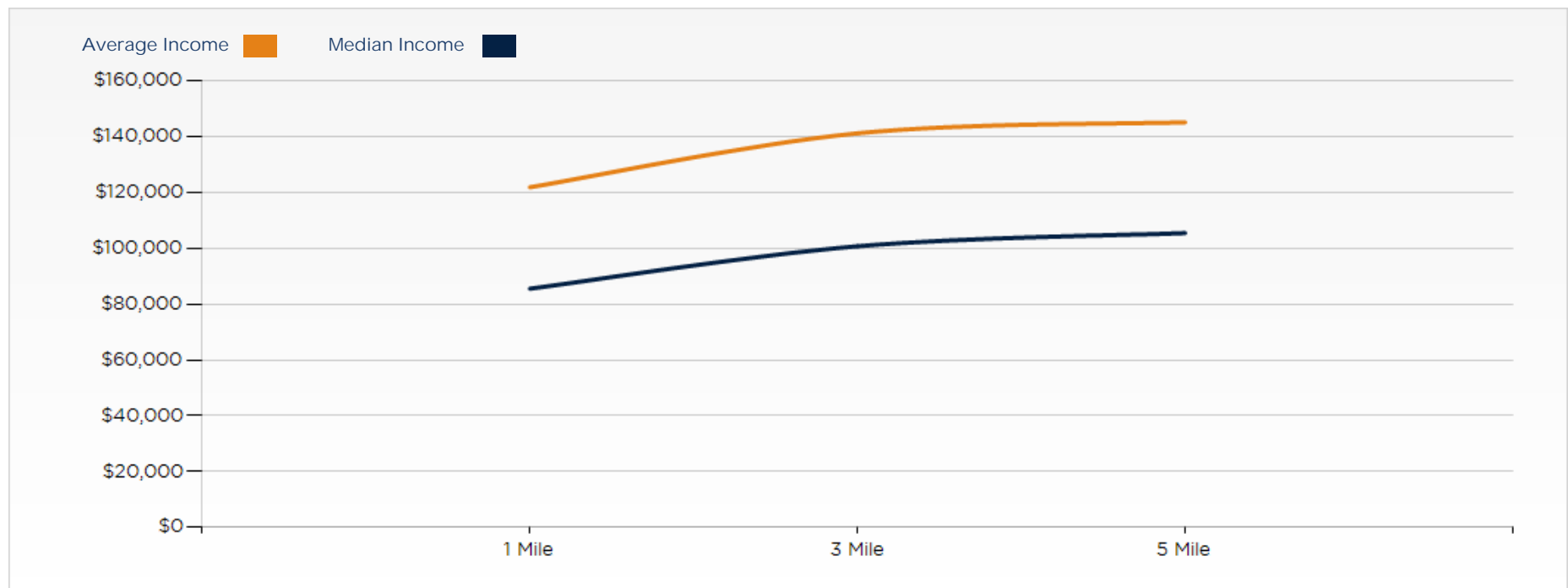
## 2020 Population by Race



## 2020 Household Occupancy - 1 Mile Radius



## 2020 Household Income Average and Median



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