

PRIME RETAIL OPPORTUNITY | 613-621 MAIN STREET HALF MOON BAY, CA 94019

EXECUTIVE SUMMARY



OFFERING SUMMARY

Available SF:	2,340 - 2,884 SF
Lease Rate:	\$1.00 - 2.75 SF/month (Gross)
Lot Size:	0.23 Acres
Building Size:	7,324
Zoning:	C-D

PROPERTY OVERVIEW

Approximately 2,884 sf of prime retail on Main Street in downtown Half Moon Bay. Nice window box display opportunities with building and window signage as well. Additional warehouse space of +/-2,340 sf is available for lease in the back of the building for retail storage or e-commerce shipping/receiving.

LOCATION OVERVIEW

The Bettencourt Building is located right in the heart of the downtown. Hundreds of thousands of visitors shop this section of Main Street providing a year-round diverse customer base of both Bay Area residents and international tourists. In the spring and summer the mild climate attracts visitors to Main Street for its pleasant dining and shopping atmosphere. During fall and winter visitors come to enjoy to the world renowned Pumpkin Festival as well as the unique holiday shopping experience the downtown shops have to offer.

The local Chamber of Commerce describes Half Moon Bay/Coastside as a beautiful region located approximately 45 minutes south of San Francisco that features the best of California all in one place. Renowned restaurants, locally grown produce, family-friendly farms, quaint artisan shops, historical buildings, art galleries, beaches and hiking trails all on one small section of the California coastline. Nestled at the epicenter of Half Moon Bay is Main Street, a picturesque downtown filled with unique specialty stores, art galleries, local bookstores, restaurants and romantic inns.

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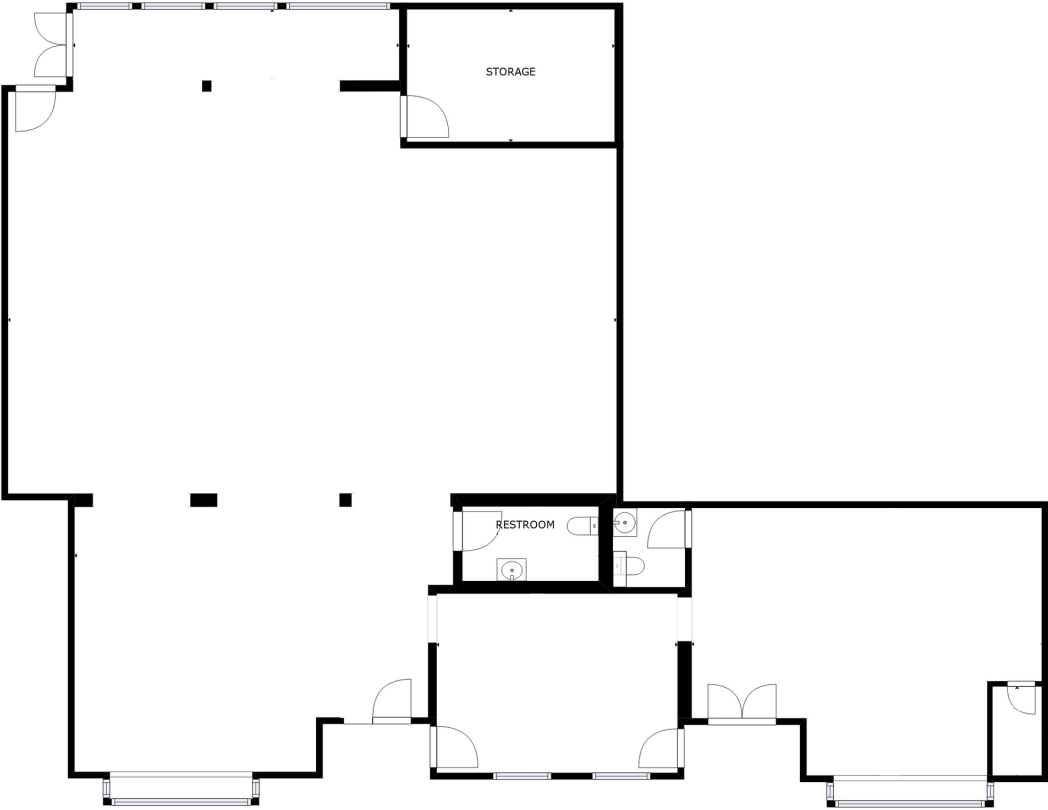
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ADDITIONAL PHOTOS



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LEASE SPACES

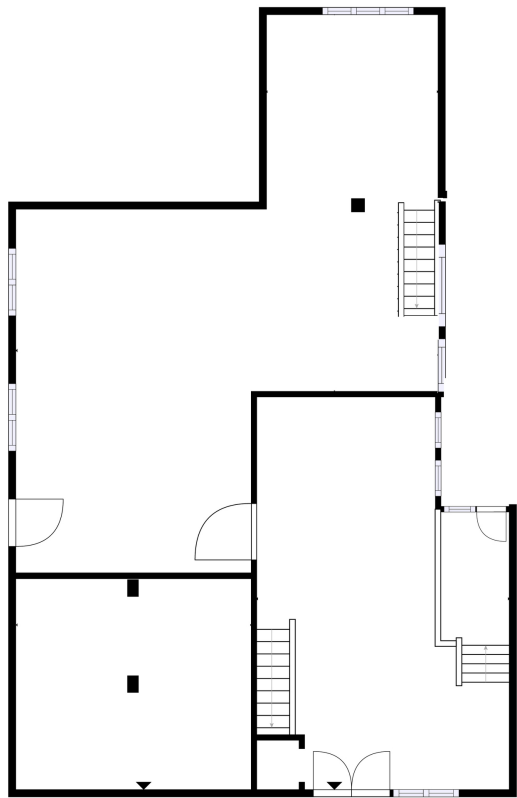


AVAILABLE SPACE

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
621 Main Street	2,884 SF	Gross	\$2.75 SF/month	Prime retail space on high traffic Main Street.

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LEASE SPACES



FLOOR PLAN

AVAILABLE SPACE

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
613 Main Street	2,340 SF	Gross	\$1.00 SF/month	Warehouse/flex space located in the heart of downtown Half Moon Bay. Charming wood frame warehouse space with lots of history and character.

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ADDITIONAL PHOTOS



Subject Property 2-HMB Bakery 3-City Hall 4-HMB Review 5-Cunha's Country Store 6-Future Development 7-Intermediate School 8-County Medical Clinic
9-Donuts & Bakery 10-Library 11-Bank of America 12-HMB Wine & Cheese 13-Main Street Sushi 14-It's Italia 15-San Benito House 16-Mill Rose Inn 17-Feed & Fuel

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RETAILER MAP



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DEMOGRAPHICS MAP & REPORT

POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	865	2,654	6,230
Average Age	54.7	51.1	45.8
Average Age (Male)	43.4	42.0	41.5
Average Age (Female)	61.5	57.3	50.2
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	449	1,287	2,647
# of Persons per HH	1.9	2.1	2.4
Average HH Income	\$95,753	\$112,517	\$150,214
Average House Value	\$1,031,279	\$1,056,723	\$1,111,271

* Demographic data derived from 2020 ACS - US Census

