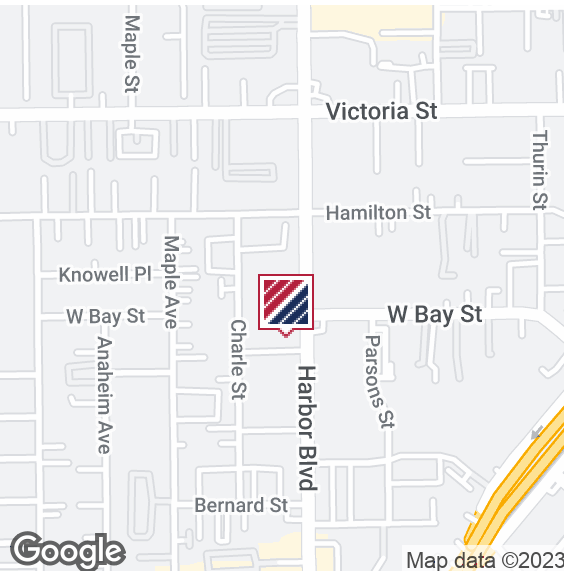




2037

HARBOR BLVD.
COSTA MESA | CA



FOR LEASE

RETAIL PROPERTY

PROPERTY HIGHLIGHTS

- Prime Costa Mesa location
- Harbor Boulevard frontage
- Convenient Access to 55, 405 and 73 Freeways
- Large rear parking area
- Unique freestanding retail/auto/commercial building

FOR MORE INFORMATION PLEASE CONTACT:

DAVID STEEVES
FIRST VICE PRESIDENT
P: 562.207.3304 | M: 714.319.4141
david.steeves@daumcommercial.com
CADRE #01208444

Although all information is furnished regarding for sale, rental or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, changes of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

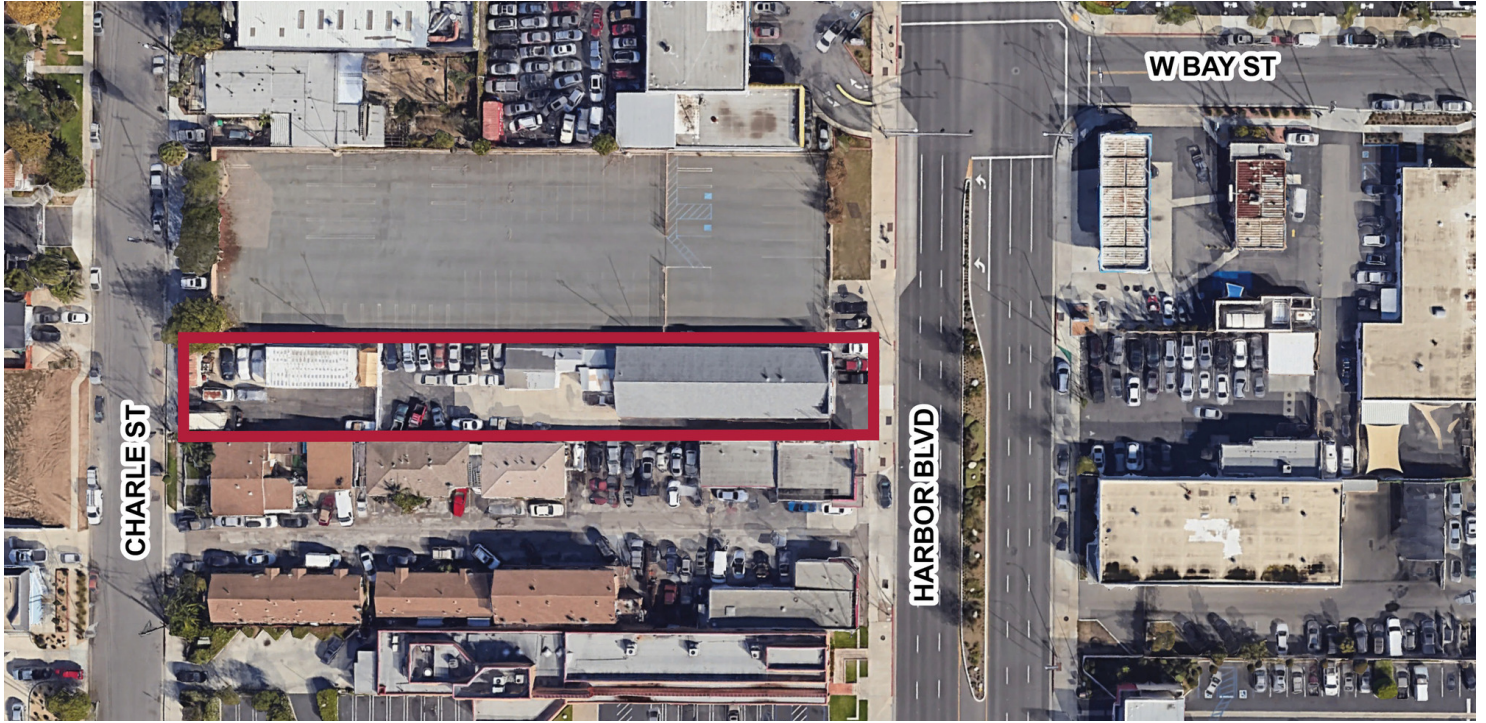
DAUM
COMMERCIAL REAL ESTATE SERVICES

2037

HARBOR BLVD.
COSTA MESA | CA

FOR LEASE

RETAIL PROPERTY



PROPERTY DESCRIPTION

A freestanding retail/commercial building

PROPERTY HIGHLIGHTS

- Prime Costa Mesa location
- Harbor Boulevard frontage
- Convenient Access to 55, 405 and 73 Freeways
- Large rear parking area
- Unique freestanding retail/auto/commercial building

OFFERING SUMMARY

Lease Rate:	\$4.00 SF/month (NNN)
Available SF:	4,770 SF
Building Size:	4,770 SF

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Population	41,981	169,175	370,115
Total Households	13,489	64,644	141,955
Average HH Income	\$102,202	\$131,740	\$128,569
Daytime Employment	12,255	89,812	338,253

Although all information is furnished regarding for sale, rental or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, changes of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

2037 HARBOR BLVD.
COSTA MESA | CA

FOR LEASE
RETAIL PROPERTY

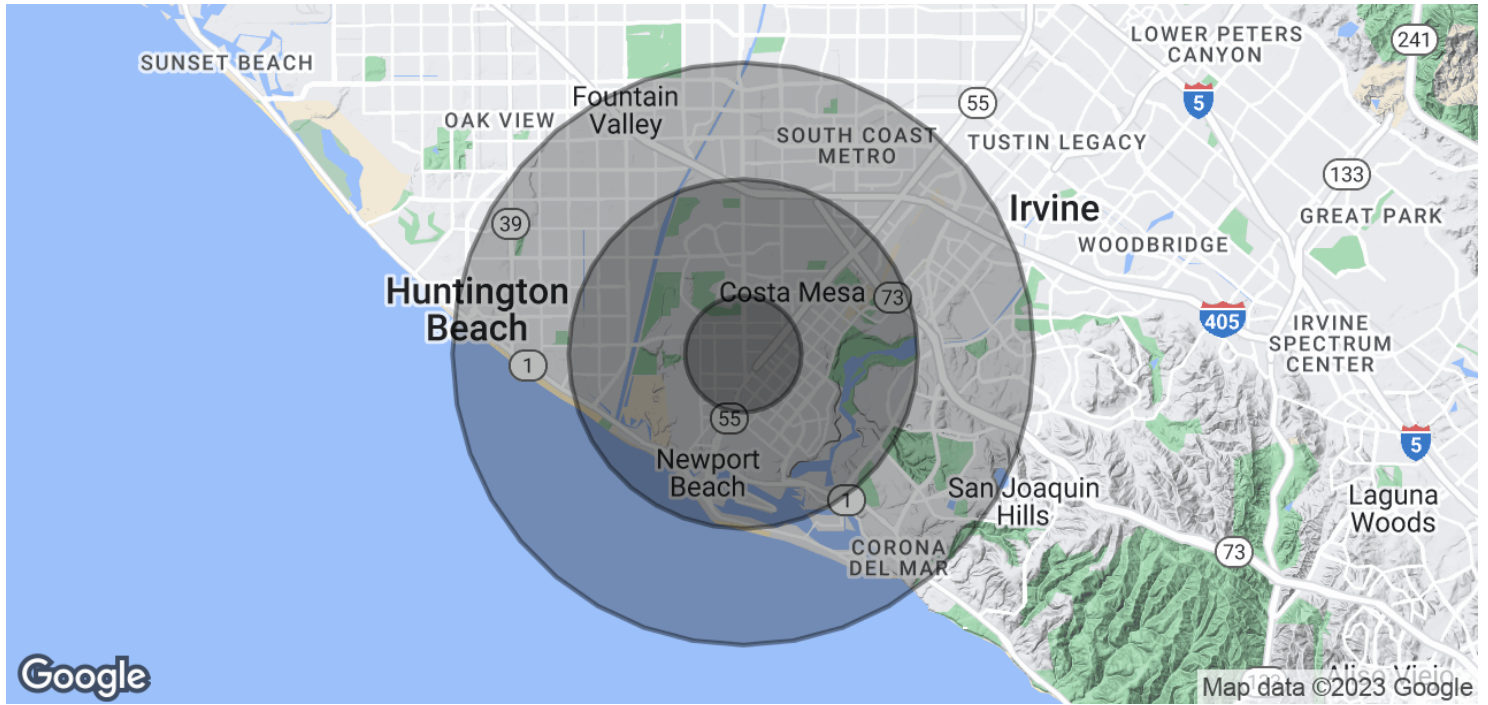


Although all information is furnished regarding for sale, rental or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, changes of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.



2037 HARBOR BLVD.
COSTA MESA | CA

FOR LEASE
RETAIL PROPERTY



DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Population	41,981	169,175	370,115
Total Households	13,489	64,644	141,955
Average HH Income	\$102,202	\$131,740	\$128,569
Daytime Employment	12,255	89,812	338,253

* Demographic data derived from 2020 ACS - US Census

TRAFFIC COUNT

COLLECTION STREET	CROSS STREET	TRAFFIC VOLUME
Harbor Blvd.	Ford Road S	38,322
Harbor Blvd.	Hamilton Street N	31,023
Harbor Blvd.	Fairfax Drive N	27,809

Although all information is furnished regarding for sale, rental or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, changes of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice.

