



# The Spot

3242 S. Halladay Street  
Santa Ana, California 92705

## Lease Highlights

- 3,670 SF Renovated Ground Floor Office
- Lobby/Reception Area
- Open Work Area
- 6 Private Offices + Storage
- 2 Conference Rooms
- Lunch Room w/ Sink & Refrigerator
- Secure Gated & Covered Parking
- Easy Access to 5, 55 & 405 Freeways
- Close Proximity to South Coast Plaza, The District at Tustin Legacy & John Wayne Airport

Spaces	Lease Rate		Size (SF)	
Demographics	1 Mile	3 Miles	5 Miles	
Total Households	3,643	52,626	172,915	
Total Population	12,932	202,776	605,892	
Average HH Income	\$82,680	\$75,520	\$83,713	

For more information

**Steve Liu, Executive Vice President**

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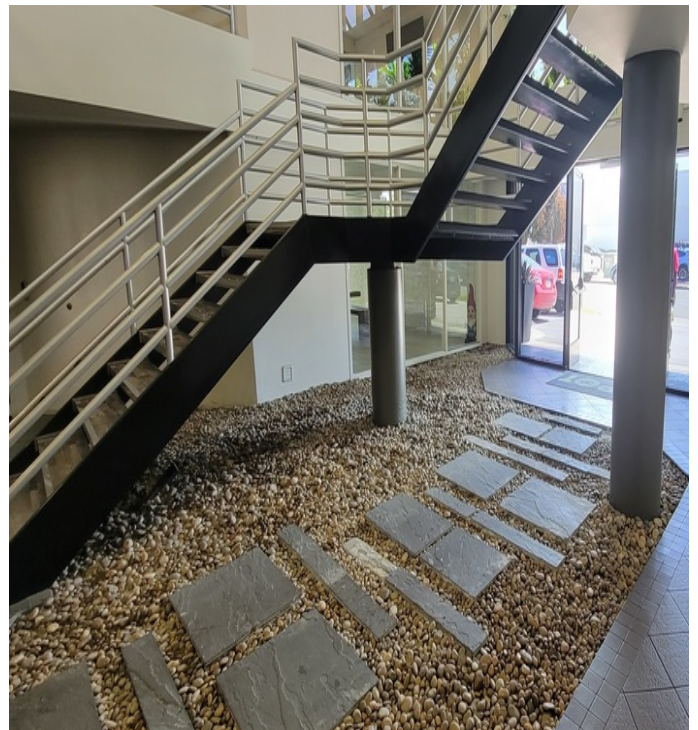
**Nikki Liu, Senior Associate**

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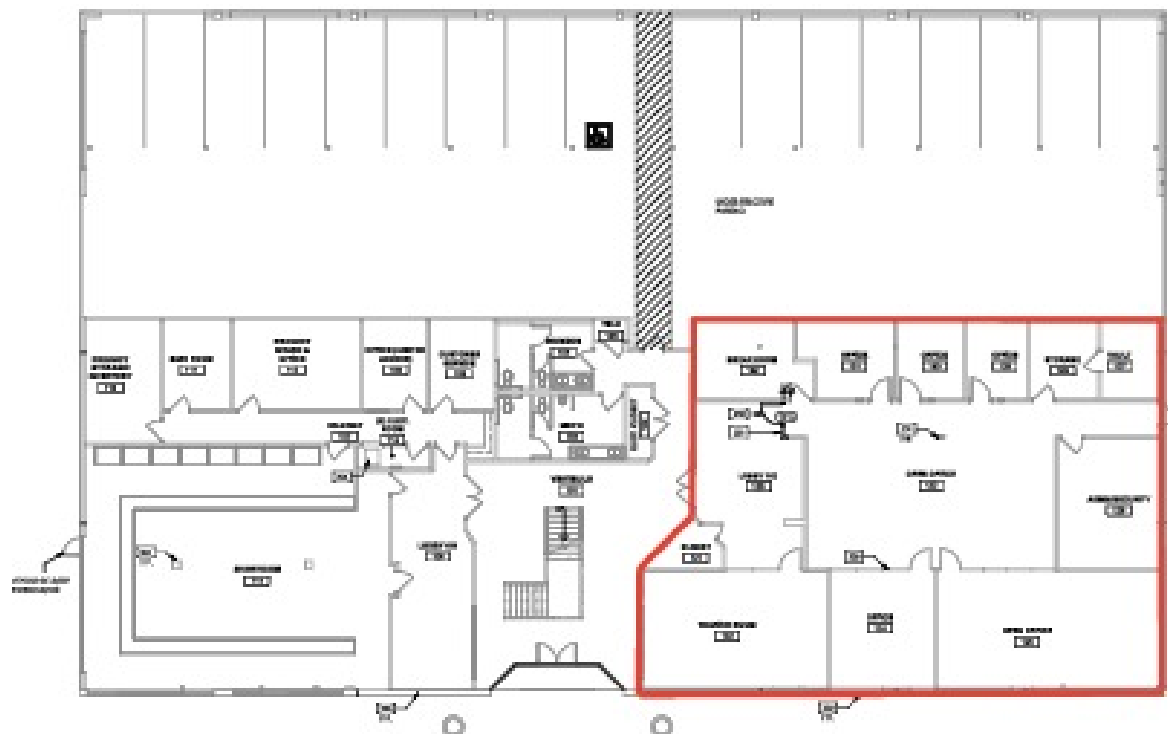
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SPACE	SUITE #	SPACE USE	LEASE RATE:	LEASE TYPE	SIZE (SF)	AVAILABILITY
3242 S Halladay St	102	Creative/Office	\$1.75 SF/MONTH	Modified Gross	3,670 SF	Available

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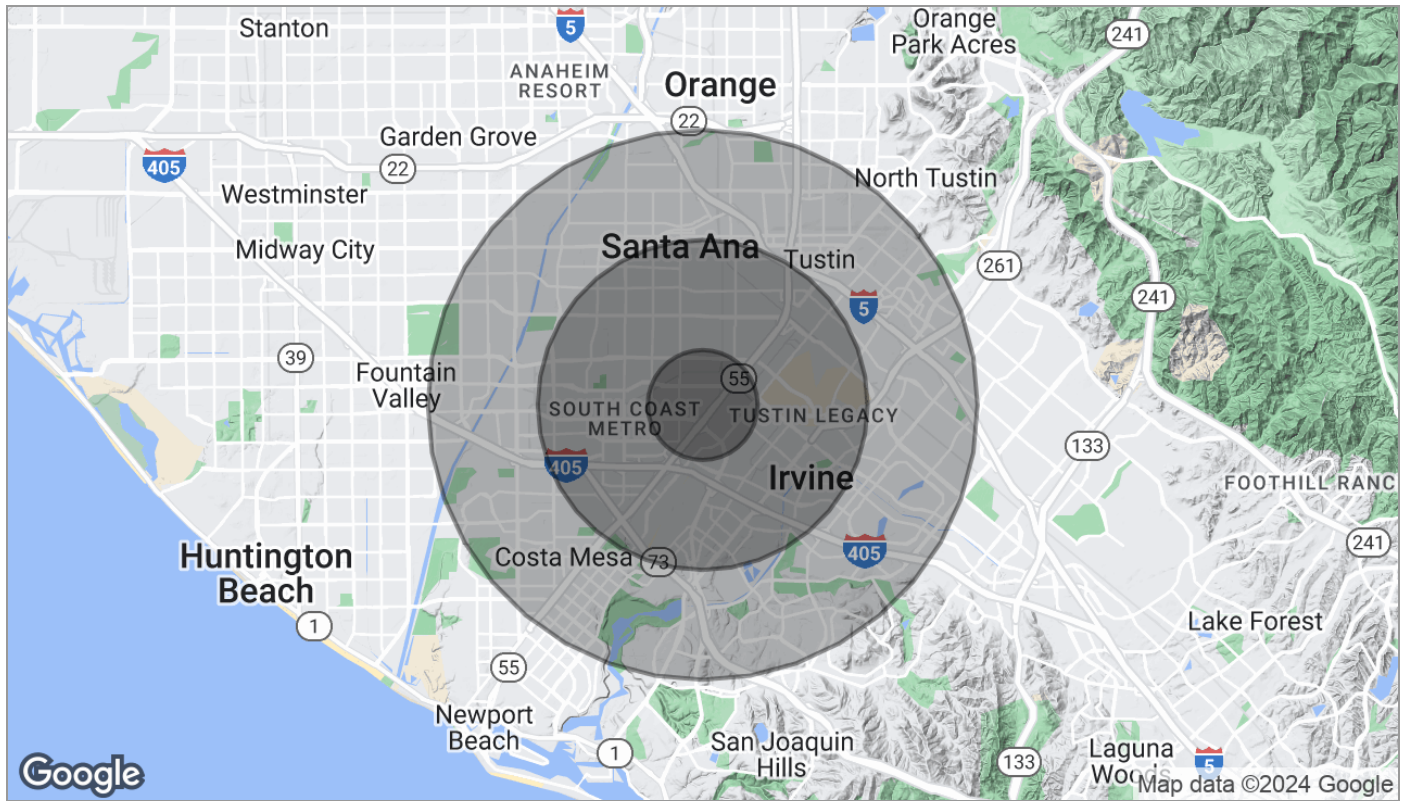
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Population	1 Mile	3 Miles	5 Miles
TOTAL POPULATION	12,932	202,776	605,892
MEDIAN AGE	29.7	28.8	31.0
MEDIAN AGE (MALE)	30.6	29.0	30.5
MEDIAN AGE (FEMALE)	29.0	28.5	31.5
Households & Income	1 Mile	3 Miles	5 Miles
TOTAL HOUSEHOLDS	3,643	52,626	172,915
# OF PERSONS PER HH	3.5	3.9	3.5
AVERAGE HH INCOME	\$82,680	\$75,520	\$83,713
AVERAGE HOUSE VALUE	\$474,587	\$491,175	\$584,757
Race	1 Mile	3 Miles	5 Miles
% WHITE	39.3%	42.3%	51.6%
% BLACK	2.1%	1.5%	1.6%
% ASIAN	14.0%	11.3%	15.0%
% HAWAIIAN	0.1%	0.2%	0.4%
% INDIAN	0.8%	0.4%	0.5%
% OTHER	41.8%	42.4%	28.8%
Ethnicity	1 Mile	3 Miles	5 Miles
% HISPANIC	67.4%	72.0%	55.2%

\* Demographic data derived from 2020 ACS - US Census

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