



18541-45 BEACH BLVD

HUNTINGTON BEACH, CA 92648

FIVE POINTS CENTER



AVAILABLE FOR LEASE

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REAL ESTATE INVESTMENT SERVICES

PROPERTY OVERVIEW

LEASING HIGHLIGHTS

- Join tenants such as Panda Express, Dollar Tree, Five Guys, Boudin Bakery, and Zankou Chicken
- Huntington Beach aka “Surf City USA” greets over 11 million visitors every year, with its 10 miles of uninterrupted beaches
- Attractive demographics densely populated by 8 distinct, desirable neighborhoods
- Strategically located at the major intersection of Beach Blvd. and Main Street with easy access to both streets
- Major neighboring retailers include Trader Joe’s, Vans, Loft, Tillys, Chico’s, and Gap
- Adjacent to the property is Elan Huntington Beach, a 272-unit luxury apartment community, completed in 2015
- Located just off the 405 Freeway and minutes away from the Beach

AVAILABLE

SUITE 18635

- ± 900 SF End Cap Available
- Negotiable

SUITE 18637-18639*

- ±1,800 SF Available
- Negotiable

RATE

- Negotiable

**(Can combine spaces to create ±2,700 SF)*



±46,307 SF

BUILDING SIZE



±3.71 AC

LOT SIZE



228 SPACES

PARKING SPACE



3 | FOR LEASE



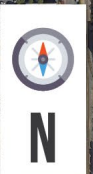
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SUITE	TENANT	SPACE
18635-39	AVAILABLE	900-2,700
18641	WABA GRILL	1,500
18645	FIVE GUYS BURGERS	2,700
18681	POKE ROLLRRITTO	800
18683	RAMAIN39	1,600
18635	ARTISAN NAIL SALON	2,640
18593A	DOLLAR TREE	8,920
18593B	LEVI AND MIELE DDS	2,040
18631	OC BOUTIQUE GOODWILL	10,468
18561-101	PHO SAIGON	2,280
18561-102	HOTWORX	1,920
18541A	ZANKOU CHICKEN	3,007
18541B	BOUDIN	3,000
18575	PANDA EXPRESS	2,732





TERRY PARK



HOT TOPIC
claire's
LOFT VANS
chico's
TILLYS

Bath & Body Works



BEACH BLVD ± 67,000 VPD



ELLIS AVE

ELLIS AVE ± 20,000 VPD



MAIN ST ± 43,000 VPD

ELAN HUNTINGTON BEACH
274 UNITS

SUBJECT PROPERTY

LOS AMIGOS MOBILE HOME PARK
145 LOTS



HARPER PARK



MEADOWLARK GOLF CLUB



MILE SQUARE GOLF COURSE



± 291,000 VPD



OCEAN VIEW HIGH SCHOOL
1,305 STUDENTS



HUNTINGTON BEACH SPORTS COMPLEX



FOUNTAIN VALLEY HIGH SCHOOL
3,286 STUDENTS

BOLSA CHICA BASIN STATE MARINE CONSERVATION AREA

ELLIS AVE ± 20,000 VPD



BEACH BLVD ± 67,000 VPD



HUNTINGTON BEACH HIGH SCHOOL
2,914 STUDENTS



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HUNTINGTON BEACH, CALIFORNIA

Huntington Beach, a seaside city in Orange County, CA, is the most populous beach city in Orange County and the seventh most populous in the Los Angeles-Long Beach-Anaheim, CA MSA. The city of Huntington Beach has a total land area of 31.9 square miles with 5.1 sq mi of it being adjacent to water.

Huntington is bordered by many notable cities, some being Seal Beach, Fountain Valley, Costa Mesa, Newport Beach, and the expansive Pacific Ocean. Huntington is the number one tourist attraction in Southern California and is known for its long stretch of sandy beach, maintaining a mild climate year-round, and being the homeland of surfing and traditional beach culture. Those who surf along the Huntington Beach coast are in for a treat as the ocean waves are often enhanced by natural effects from the edge-diffraction of open ocean swells from Santa Catalina Island, giving Huntington Beach the nickname “Surf City”. Huntington Beach is often recognized by its historic pier that was built in 1904 by the original developer Huntington Beach Company, a real-estate development firm owned by Henry Huntington.



190,824

POPULATION 3-MILE



43

MEDIAN AGE 3-MILE



71,280

HOUSEHOLD 5-MILE



\$3B

CONSUMER SPENDING 3-MILE



\$129,341

HOUSEHOLD INCOME 3-MILE



AVAILABLE FOR LEASE

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LET'S CONNECT

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