



OWNER/USER OR RE-DEVELOPMENT OPPORTUNITY

16214 Pacific Coast Highway, Huntington Beach, CA

±4,360 SQ. FT.
FOR SALE & LEASE

ERIC SMITH
Senior Associate

Lic #01940591

714.935.2310

esmith@voitco.com

SELDEN MCKNIGHT
Associate

Lic #02027919

714.935.2323

smcknight@voitco.com

Voit

REAL ESTATE SERVICES

2400 E. Katella Avenue, Suite 750
Anaheim, CA 92806
714.978.7880 | 714.978.9431 Fax
Lic #01991785

www.VoitCo.com

PROPERTY FEATURES

- Freestanding Commercial Building on Pacific Coast Highway
- Re-Development Possible
- 45,000 VPD
- Approximate 0.43 Acre Lot
- 14' Clearance Height in Warehouse with Open Floor Plan for Possible Creative Office
- 27 Surface Parking Spaces with Fenced Yard
- CV-CZ Zoning Commercial Visitor/Coastal Zoning
- Wide Variety of Permitted Uses
- 130 Feet of Frontage on Pacific Coast Highway
- Proximate to Orange County's Prestigious Huntington Harbor



OWNER/USER OR RE-DEVELOPMENT OPPORTUNITY

16214 Pacific Coast Highway, Huntington Beach, CA

±4,360 SQ. FT.
FOR SALE & LEASE

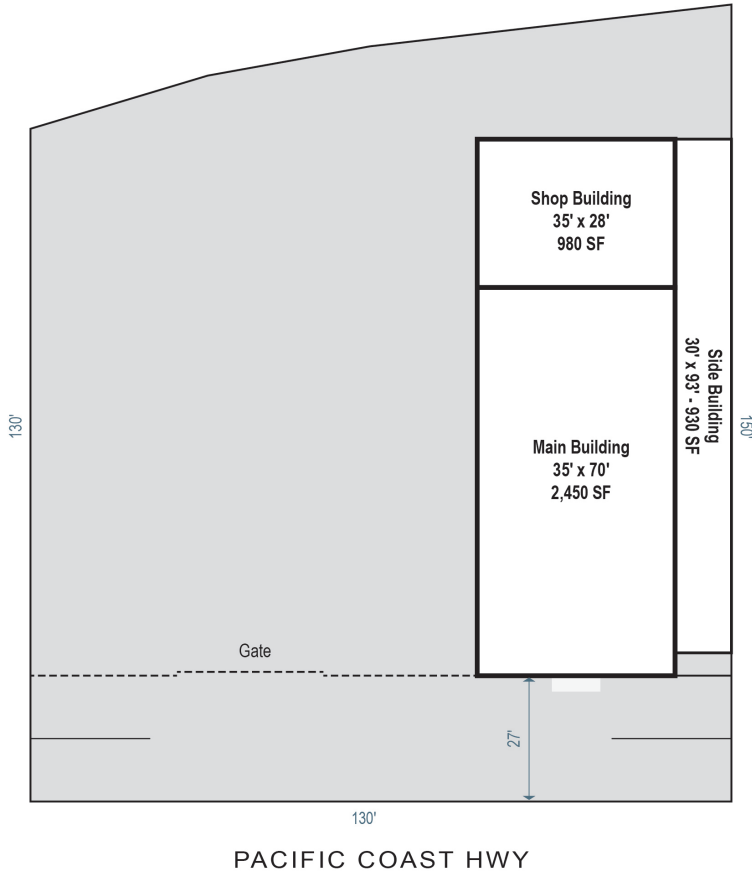
ERIC SMITH
Senior Associate
Lic #01940591
714.935.2310
esmith@voitco.com

SELDEN MCKNIGHT
Associate
Lic #02027919
714.935.2323
smcknight@voitco.com

Voit
REAL ESTATE SERVICES

2400 E. Katella Avenue, Suite 750
Anaheim, CA 92806
714.978.7880 | 714.978.9431 Fax
Lic #01991785
www.VoitCo.com

SITE PLAN



AMENITIES

OWNER/USER OR RE-DEVELOPMENT OPPORTUNITY

16214 Pacific Coast Highway, Huntington Beach, CA

±4,360 SQ. FT.
FOR SALE & LEASE

ERIC SMITH
Senior Associate
Lic #01940591
714.935.2310
esmith@voitco.com

SELDEN MCKNIGHT
Associate
Lic #02027919
714.935.2323
smcknight@voitco.com

Voit
REAL ESTATE SERVICES

2400 E. Katella Avenue, Suite 750
Anaheim, CA 92806
714.978.7880 | 714.978.9431 Fax
Lic #01991785
www.VoitCo.com