



Stonehouse Business Center

1658 Soquel Avenue
Santa Cruz, CA 95062



For Additional information, contact Exclusive Agent:

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Vice President

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Rev. July 14, 2026

www.biaginiproperties.com



The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

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Location Description

Located in the vibrant city of Santa Cruz, the area around Stonehouse Business Center is bustling with activity and surrounded by a lively mix of retail and entertainment options. Just minutes away from the iconic Santa Cruz Beach Boardwalk, tenants can benefit from the high foot traffic attracted to this popular tourist destination. The nearby Westside and Downtown districts offer an eclectic blend of shops, eateries, and entertainment venues, providing an exciting environment for retail businesses. With its prime location and proximity to renowned attractions, the area offers a dynamic setting for retail and street retail tenants to thrive and attract a diverse customer base.

Offering Summary

Lease Rate:	\$2.25 SF/month
Estimated NNN Charges	.54 SF/month - 2026
Number Of Units:	11
Available SF:	3,000 SF
Lot Size:	36,155 Acres
Building Size:	11,432 SF



Property Highlights

- Well Maintained and Attractively Landscaped
- Convenient Storefront Parking
- Good Visibility and Easy Freeway Access to Highway 1 at Soquel Drive
- **Great Identity and Branding with Monument Signage plus Building/Cabinet Signage**
- Low NNN Expenses
- **Building Signage:** Monument Signage plus Building/Cabinet Signage
- **Nearby Tenants:** Dominican Hospital, Erik's Deli, REI, Sutter Health and Marshalls



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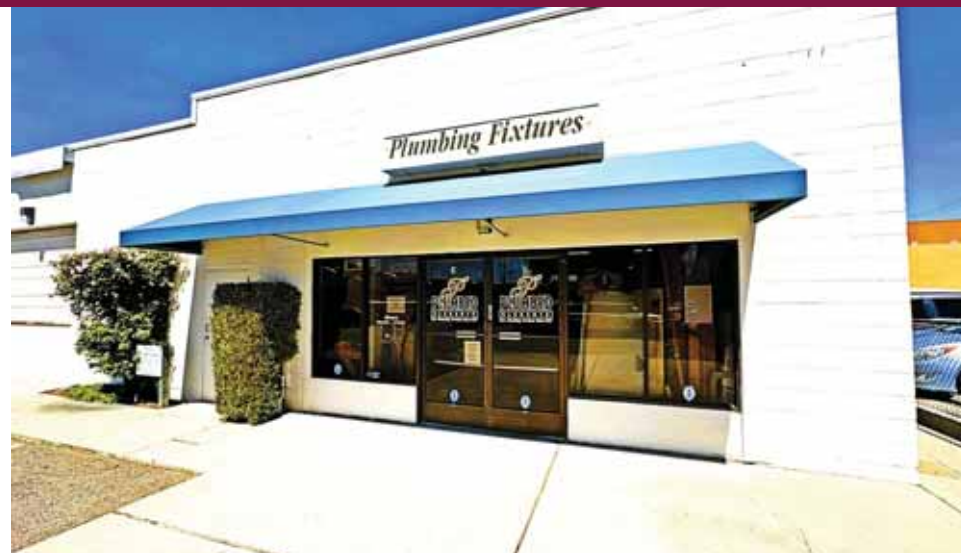
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Available Spaces

Suite	Size (SF)	Lease Type	Lease Rate	Description
■ 1658-D&E	3,000 SF	NNN	\$2.25 SF/month	Currently occupied by Plumbed Elegance. Features: - o End cap unit - o Glass double entrance and exit doors - o Possible to add back the rear roll up door - o Large showroom area with open beam ceiling & skylights - o Fluorescent and track lighting - o 2 Restrooms (Non-ADA) - o Upgraded concrete floor in front showroom area - o Breakroom with counter, sink & cabinet - o 2 Separate electrical panels - o Gas and electricity separately metered - o 2 Forced air furnaces - o Swamp cooler (no HVAC) Availability: September 1, 2026. Please DO NOT disturb the occupant or its employees.



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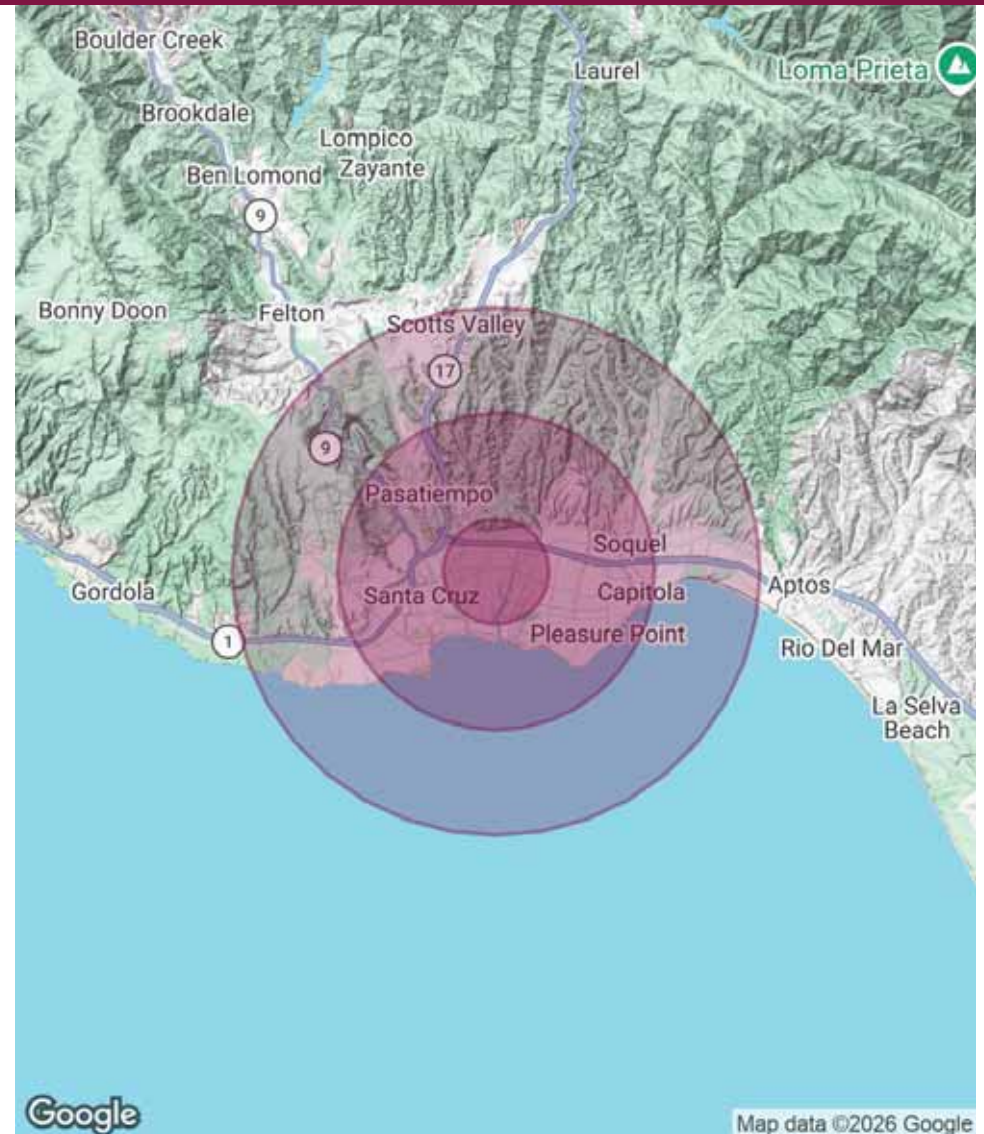
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Population	1 Mile	3 Miles	5 Miles
Total Population	18,319	89,572	125,001
Average Age	41.3	40.1	39.9
Average Age (Male)	40.9	39.9	39.4
Average Age (Female)	41.5	40.6	40.8

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	7,602	36,488	48,080
# of Persons per HH	2.4	2.5	2.6
Average HH Income	\$154,286	\$148,608	\$155,809
Average House Value	\$1,160,517	\$1,175,973	\$1,157,943

* Demographic data derived from 2020 ACS - US Census

Traffic Counts 24 Hour ADT 2018	Header 2	Header 3	Header 4
Soquel Drive at Mission Drive	22,541	-	-
Soquel Avenue at 17th Avenue	18,583	-	-
Cabrillo Highway 1	106,000	-	-



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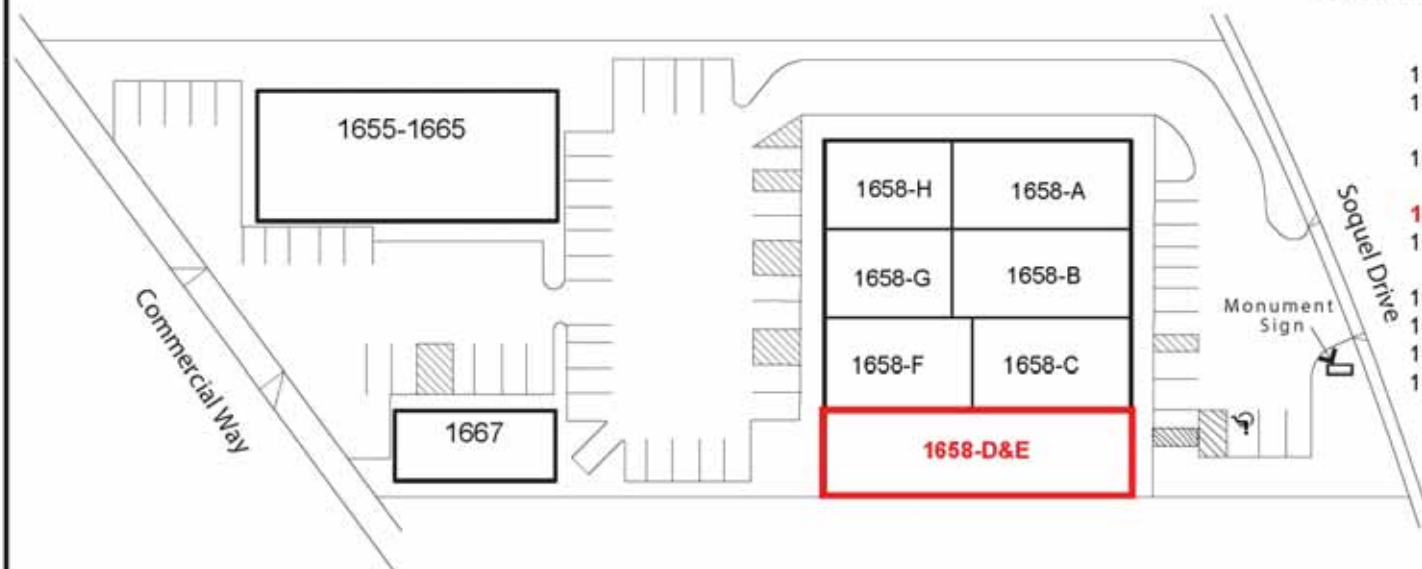
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STONEHOUSE BUSINESS CENTER

**1658-A-H Soquel Drive
1657-1667 Commercial Way
Santa Cruz, CA 95062**



1658-A	Stewart's Floral
1658-B	Nation's Finest
	Veterans Affairs
1658-C	Claudio Franca
	Brazilian Jiu Jitsu
1658-D&E	3,000 SF - Plumbed Elegance
1658-F	Claudio Franca
	Brazilian Jiu Jitsu
1658-G	Sunrise Electrical Contractors
1658-H	Santa Cruz ACU
1655-1665	Bobby's Pit Stop
1667	Bobby's Pit Stop



Rev. 07/14/2026

Site plan not to scale and subject to change without notice



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