

*Pinnacle at MacArthur Place* ▶ *Below 253 Luxury Residences*



# Retail Space for Lease

31 E. MacArthur Crescent Dr., Santa Ana, CA 92707



## Available

Size: ±941 SF  
Rent: \$3.15 PSF/mo., NNN  
NNN: ±\$0.62 PSF/mo.  
Parking: Ample on-site  
Available: Immediately

## Features

- ▶ ±941 SF ground floor retail suite at upscale Pinnacle at MacArthur Place below 253 units
- ▶ Monument street signage available
- ▶ Directly across from 254-key Hotel Zessa
- ▶ Walking distance to over 2 million SF of Class A office space with a daytime population of ±149,065 within two miles
- ▶ Minutes from John Wayne Airport (SNA), South Coast Plaza, Segerstrom Center for the Arts, and easy access to the 55 Freeway
- ▶ Co-tenants include Hotel Zessa, DoubleTree by Hilton, Boil Daddy Cajun Seafood, Bako Tea House, Plump Medical Spa, RNFT-ReNu Fitness, and more
- ▶ ±64,951 CPD at Macarthur Blvd. and Main St.

Prospective tenants are hereby advised that all uses are subject to City approval



## Exterior

Convenient parking in front of space with ±384 additional, free stalls on site

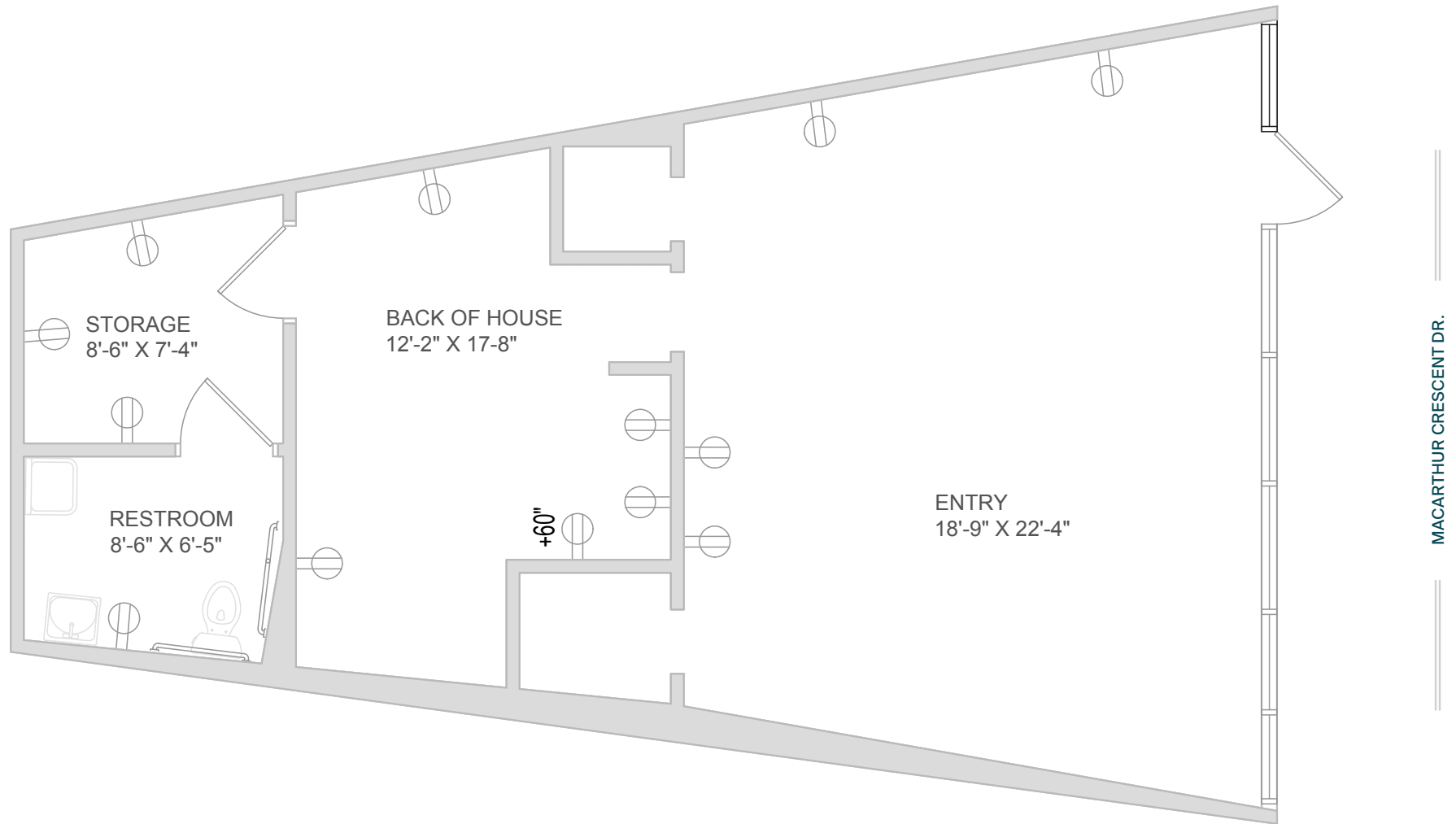


## Great Co-Tenancy

Directly across from Hotel Zessa; surrounded by services and F&B



Available



## Interior

±941 SF



## Interior

±941 SF



## Premier Santa Ana Location

Walking distance to over 2 million SF of Class A office space and dense residential development



## Premier Santa Ana Location

Close proximity to many major shopping centers including South Coast Plaza (more info on page 10)



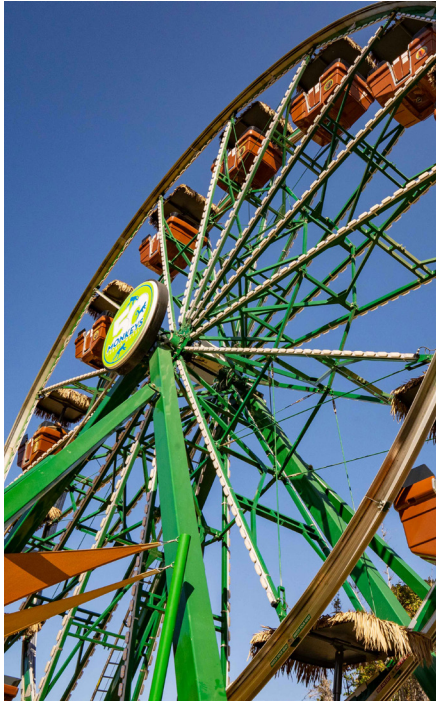
## South Coast Plaza

Just two miles away is South Coast Plaza which is the largest shopping mall in California, the 6th largest mall in the United States, and continuously brings in approximately 24 million visitors annually. Its 275 retailers represent the highest concentration of fashion retail in the country. Notable retail and restaurants include:

Bloomingdale's	Fendi	Gallery
Macy's	Ferragamo	Omega
Nordstrom	Gentle Monster	Oscar de la Renta
Saks Fifth Avenue	Giorgio Armani	Polestar
A.P.C.	Givenchy	Pop Mart
Abercrombie & Fitch	Gucci	Populaire
Acne Studios	H&M	Porsche Design
AllSaints	Harry Winston	Pottery Barn
Alo	Hermès	Prada
Ann Taylor	Hugo Boss	Ralph Lauren
Anthropologie	Jimmy Choo	Reformation
Balenciaga	John Varvatos	Rolex
Bally	Kate Spade New York	Saint Laurent
Bear Street Gallery	Kiehl's Since 1851	Sephora
Berluti	Knife Pleat	Skims
Bottega Veneta	Lacoste	Sugarfina
Burberry	Lanvin	Sur La Table
Bvlgari	Lego	Tag Heuer
Cartier	Louis Vuitton	Tiffany & Co.
Casper	Lululemon	Uniqlo
Chanel	Läderach Switzerland	Valentino
Christian Louboutin	L'Occitane en Provence	Van Cleef & Arpels
Club Monaco	Maggiano's Little Italy	Venchi
Coach	Marugame Udon	Versace
Crate & Barrel	Miàn	VOX Kitchen & Bar
Diesel	Monique Lhuillier	Warby Parker
Din Tai Fung	Montblanc	Water Grill
Dior	Morton's The Steakhouse	West Elm
Diptyque	Moulin	Westin
Dolce&Gabbana	M-A-C Cosmetics	Williams Sonoma
Eileen Fisher	Nike	Zara
Eleventy	North Face	and more!
Everything But Water	OC Fine Arts/Showcase	



## Santa Ana Profile



	0.5 Mile	1 Mile	2 Mile
<b>POPULATION</b>			
2025 Estimated Population	6,673	21,330	82,708
2030 Projected Population	6,770	21,286	82,376
2020 Census Population	5,638	20,303	75,660
2010 Census Population	5,611	20,653	75,130
Projected Annual Growth 2025 to 2030	0.3%	-	-
Historical Annual Growth 2010 to 2025	1.3%	0.2%	0.7%
2025 Median Age	33.8	33.3	34.1
<b>HOUSEHOLDS</b>			
2025 Estimated Households	2,417	7,850	27,704
2030 Projected Households	2,470	8,065	28,739
2020 Census Households	2,026	7,369	23,529
2010 Census Households	1,662	6,820	20,540
Projected Annual Growth 2025 to 2030	0.4%	0.5%	0.7%
Historical Annual Growth 2010 to 2025	3.0%	1.0%	2.3%
<b>RACE &amp; ETHNICITY</b>			
2025 Estimated White	35.9%	34.2%	34.4%
2025 Estimated Black or African American	3.7%	3.1%	2.6%
2025 Estimated Asian or Pacific Islander	22.8%	20.3%	19.5%
2025 Estimated American Indian or Native Alaskan	2.1%	2.2%	2.3%
2025 Estimated Other Races	35.4%	40.2%	41.2%
2025 Estimated Hispanic	43.7%	47.5%	51.8%
<b>INCOME</b>			
2025 Estimated Average Household Income	\$133,672	\$124,928	\$133,141
2025 Estimated Median Household Income	\$113,210	\$105,578	\$111,924
2025 Estimated Per Capita Income	\$48,488	\$46,093	\$44,672
<b>EDUCATION</b>			
2025 Estimated High School Graduate	22.8%	21.7%	19.2%
2025 Estimated Some College	20.3%	18.4%	17.1%
2025 Estimated Associates Degree Only	6.9%	7.5%	7.1%
2025 Estimated Bachelors Degree Only	25.9%	26.3%	23.7%
2025 Estimated Graduate Degree	11.1%	9.1%	10.0%
<b>BUSINESS</b>			
2025 Estimated Total Businesses	832	2,498	11,340
2025 Estimated Total Employees	12,747	36,517	149,065
2025 Estimated Employee Population per Business	15.3	14.6	13.1
2025 Estimated Residential Population per Business	8.0	8.5	7.3

# Your trusted *partners*

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