

FOR LEASE

**CAR DEALERSHIP / RETAIL
DEVELOPMENT OPPORTUNITY**

±0.56 Acres along
Main Street South
Santa Ana

905 S MAIN STREET, SANTA ANA, CA 92701

MAIN ST (±36,000 CPD)

SITE





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±0.56 Acres Car Dealership / Development Opportunity

905 S MAIN STREET, SANTA ANA, CA 92701

PLEASE DO NOT DISTURB

Lot Size: ~0.56 Acres / 23,313 SF of Land

Existing Building: 2,185 SF

Parcel (APN): 011-051-51

Land Use: C-2 (City of Santa Ana)

- Situated along South Main Street, a major commercial corridor just south of Downtown Santa Ana, the site benefits from strong visibility and exposure to approximately ±36,000 cars per day, and is located about 1.7 miles from the Santa Ana Metrolink Station, providing convenient regional connectivity



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Highlights

- Excellent street frontage (±120 FT) and visibility on S Main Street
- Strategically positioned near Downtown Santa Ana, employment centers, and regional transit
- Dense surrounding population supporting neighborhood-serving retail

Trade Area Overview

- Located along the Main Street commercial corridor just south of Downtown Santa Ana, the site benefits from a dense urban trade area supported by a large residential base, strong employment centers, and regional connectivity throughout Orange County.
- Santa Ana is one of the most densely populated cities in Orange County, with over 316,000 residents and population density exceeding 11,300 people per square mile

DEMOGRAPHICS

*Source: Esri

2025 POPULATION	one mile	three miles	five miles
Population	55,481	310,688	676,889
2030 Population	56,335	313,137	686,728
Median Age	32.3	34.3	35.6
Average Family Size	4.34	3.97	3.67
Total Daytime Population	46,851	311,003	797,052
Workers	17,831	157,434	472,048
Residents	29,020	153,569	325,004

2025 INCOME	one mile	three miles	five miles
Median Household Income	\$80,224	\$92,002	\$101,201
Average Household Income	\$100,678	\$116,703	\$129,267

RACE & ETHNICITY	one mile	three miles	five miles
White Alone	14.0%	19.7%	26.4%
Black Alone	0.6%	1.4%	1.7%
American Indian/Alaska Native Alone	4.8%	3.6%	2.3%
Asian Alone	3.8%	10.0%	20.8%
Pacific Islander Alone	0.2%	0.3%	0.3%
Hispanic Origin (Any Race)	91.8%	76.9%	55.5%



FOR MORE INFORMATION CONTACT

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