

305 N Coast Hwy Laguna Beach, CA

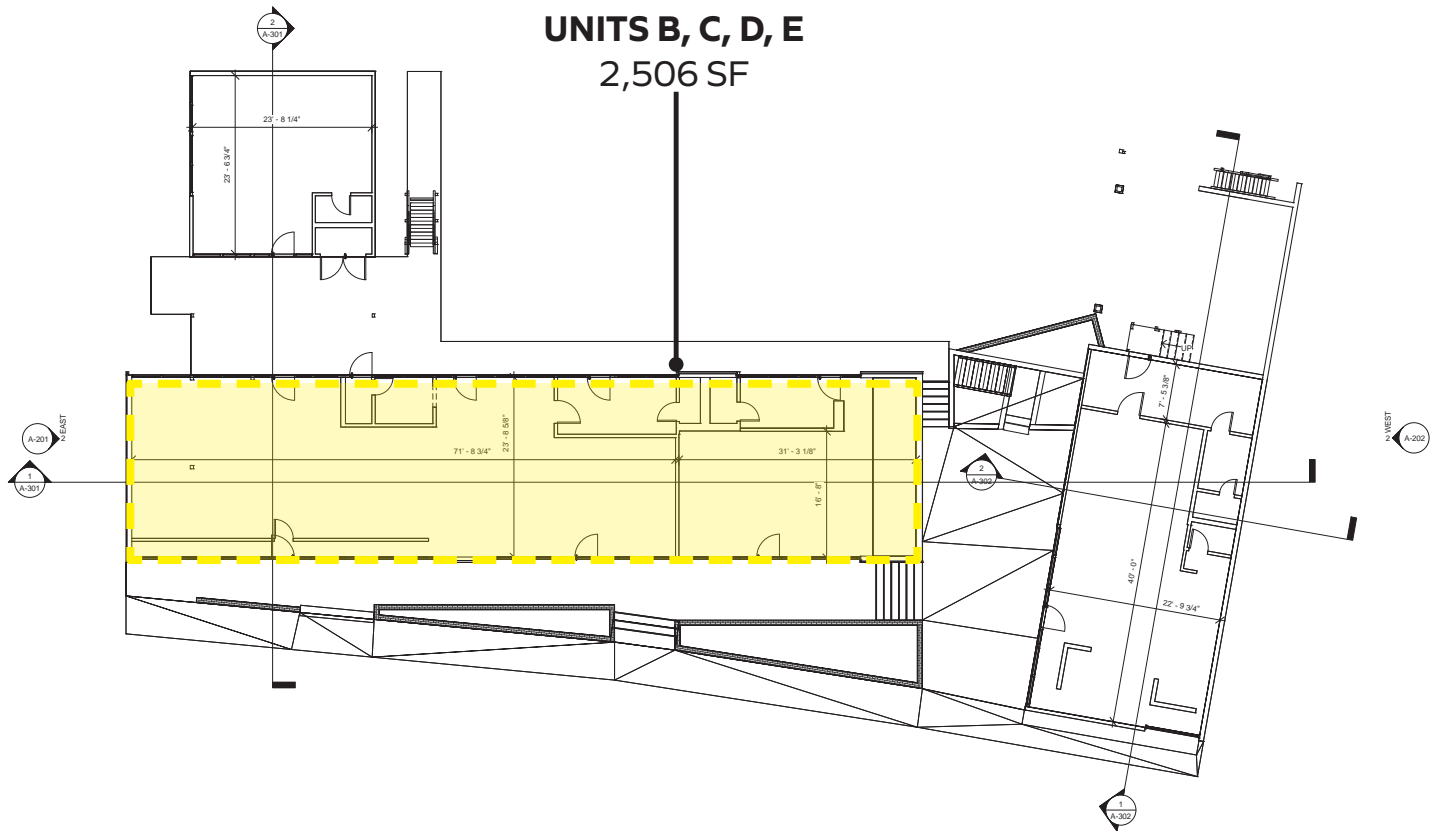
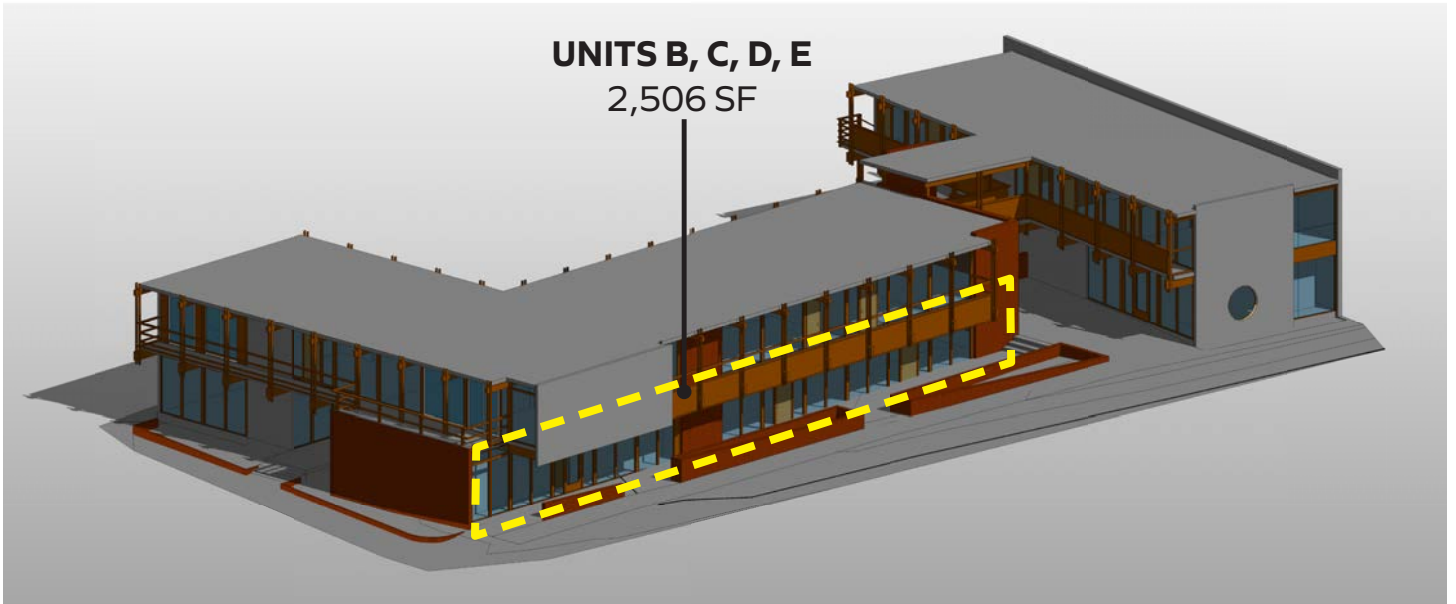
FOR LEASE. ICONIC RETAIL SPACE AVAILABLE
IN LAGUNA BEACH





Property Features.

- + Units B, C, D, E – 2,506 SF
- + Great visibility and exposure to South Coast Highway (38,500 ADT)
- + Property offers dedicated parking on-site
- + Adjacent to Laguna Beach Art Museum, Urth Caffé, Royal Hawaiian and more
- + Walking distance to Downtown Laguna and Heisler Park







305 N Coast Hwy, Laguna Beach, CA 92651



POPULATION

	1 mile	3 miles	5 miles
Total Population	6,927	20,472	90,805
Projected Population (2022)	7,040	20,820	92,633



HOUSING

Total Households	3,667	9,520	36,893
Projected Total Households (2022)	3,699	9,625	37,430



INCOME

Median Household Income	\$91,534	\$131,327	\$125,522
Average Household Income	\$150,245	\$194,188	\$176,973
Per Capita Income	\$78,258	\$89,776	\$71,620
Median Disposable Income	\$73,492	\$103,276	\$100,177
Average Disposable Income	\$99,532	\$123,083	\$116,748



DAYTIME DEMOS

Total Daytime Population	9,224	24,168	96,339
Daytime Population Workers	5,949	13,393	49,413
Daytime Population Residents	3,275	10,775	46,926



RACE & ETHNICITY

White	6,127 88.45%	17,337 84.69%	67,397 74.22%
Black or African American	54 0.78%	193 0.94%	1,448 1.59%
American Indian & Alaska Native Population	27 0.39%	57 0.28%	278 0.31%
Asian Population	313 4.52%	1,657 8.09%	13,484 14.85%
Pacific Islander Population	5 0.07%	14 0.07%	109 0.12%
Other Race Population	138 1.99%	377 1.84%	2,855 3.14%
Population of Two or More Races	263 3.80%	837 4.09%	5,233 5.76%
Hispanic Population	608 8.78%	1,614 7.88%	10,944 12.05%
Non-Hispanic Population	6,319 91.22%	18,858 92.12%	79,861 87.95%



EDUCATION

Bachelor's Degree	2,077 36.73%	5,716 35.11%	23,854 35.99%
Graduate/Professional Degree	1,843 32.59%	5,562 34.17%	17,525 26.44%



AGE

Median Age	48.8	50.7	43.2
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