

FOR LEASE SANTA MONICA RESTAURANT / RETAIL

Walking distance to the Third Street Promenade and Downtown Santa Monica





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802 Lincoln Blvd, Santa Monica CA 90401 Corner of Lincoln Blvd and Broadway

Details

- 3,112 SF with an outside patio area. AVAILABLE NOW!
- Previously occupied by Swingers Diner.
- Fully built-out restaurant with high ceilings. NO KEY MONEY!
- 60-foot frontage on Broadway and 50-foot frontage on Lincoln Blvd.
- Prior CUP for a Beer and Wine (status of CUP to be determined).
- 9 onsite parking spaces at \$120.00 per space per month.
- Walking distance to the Third Street Promenade, Santa Monica City Hall, Santa Monica Place.
- Metro Rail Station within walking distance.

Pricing

\$3.50 per SF plus NNN costs of \$.94 per SF per month.

Neighboring Tenants

- REI
- TJ Maxx
- Bay Cities Italian Deli & Bakery
- Sweetfin Poke
- Jersey Mike's Subs
- CVS Pharmacy
- Vons Grocery
- Trader Joes (6th & Broadway 2021)
- Target (6th & Broadway 2021)
- Centinela Feed Pet Supplies
- Fresh Brothers Pizza

- Bodega Wine Bar (next door)
- Salon 626
- Toyota of Santa Monica
- Santa Monica Hospital
- Kaiser Permanente
- Chase Bank
- Pono Burger
- Santa Monica Homeopathic Pharmacy
- Brake Masters
- Lulumon Athletica
- Pottery Barn

Demographics

- 92 Walk Score with tremendous walking, scooter, and biking clientele.
- High Car Traffic Volume 39,000 daily traffic trips from 2017 records.
- 41,000 residents within a 1-mile radius.
- \$101,000 average household income in a 3-mile radius













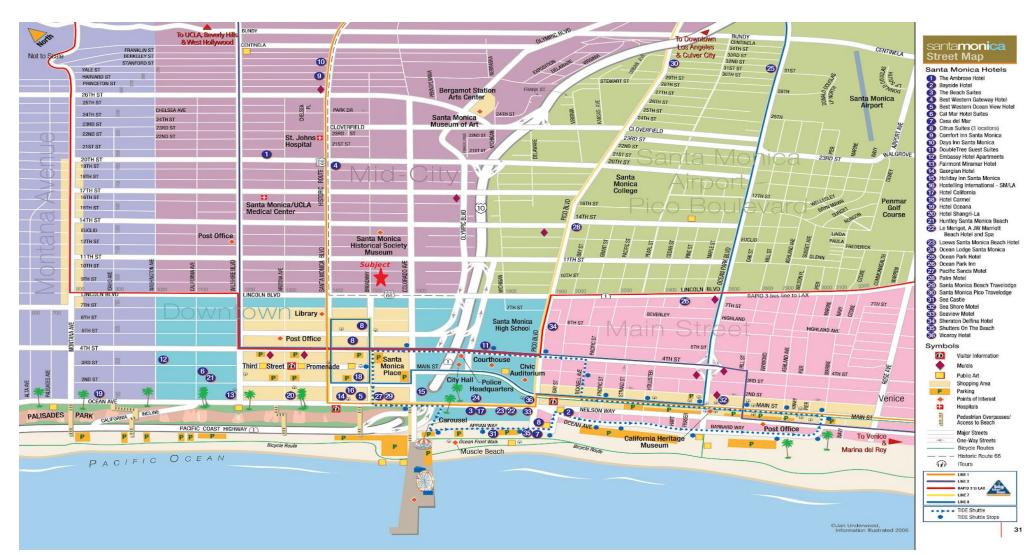








Aerial View



Click here for a local business map

1513 6th Street, Suite 201 A • Santa Monica, CA 90401 • (310) 458-4100 • FAX (310) 458-4100 <u>www.muselli.net</u>

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