

RETAIL SPACES FOR LEASE

SANTA MONICA, CA

1402 WILSHIRE BLVD



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INCORPORATED

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PROJECT INTRODUCTION

This uniquely positioned leasing opportunity offers **7,189 SF** and **1,200 SF** of prime retail spaces on **Wilshire Blvd** in **Santa Monica, CA**. The spaces are located on the cities **main artery** at a **signalized intersection** directly in the path of travel to West LA and local beaches.



- + High visibility with 39,000+ cars per day
- + 100+/- feet of store frontage along Wilshire Blvd
- + Strong daily needs market/co-tenancy on Wilshire Blvd
- + Adjacent to UCLA Santa Monica Medical Center
- + Close proximity to Providence St. John's Health Center
- + Located next to public parking lot (50 parking spaces)



SANTA MONICA

Nestled along the picturesque coastline of Southern California, Santa Monica is a vibrant city that seamlessly blends coastal charm with urban vitality. With its world-famous pier, sun-drenched beaches, and panoramic ocean vistas, Santa Monica is a captivating destination for residents and tourists alike. Beyond its natural beauty, the city thrives with a dynamic business landscape, a rich cultural scene, and a bustling tourism industry, all contributing to its thriving economy. Santa Monica's commitment to sustainability and its year-round pleasant climate make it an ideal hub for both business and leisure. Whether you're drawn to diverse range of businesses, its cultural offerings, or the lure of tourism, Santa Monica embodies the essence of a thriving coastal city that embraces the best of California living.



DEMOGRAPHICS



LOCATION INSIGHTS

Santa Monica, a vibrant coastal city, is home to approximately 189,320 residents within a 3-mile radius, reflecting a diverse and dynamic community. The city boasts an impressive 3-mile average household income of \$202,560, indicative of a thriving local economy. In addition to its residential appeal, Santa Monica is a major employment hub with 180,485 employees within the same 3-mile radius. Known for its picturesque beaches and iconic pier, Santa Monica is a hub for tourism and hospitality, drawing both residents and employees to its unique charm. The city offers a perfect blend of urban sophistication and beach side charm. In addition to its scenic beauty, Santa Monica provides a family-friendly environment with numerous parks, recreational areas, and welcoming cafes. Residents and visitors alike can enjoy a wide range of outdoor activities, making Santa Monica not only a popular tourist destination but also a desirable place to live and work.

◆ POPULATION

1 Mile	3 Miles	5 Miles
42,492	189,320	424,458

◆ EMPLOYEES

1 Mile	3 Miles	5 Miles
51,810	180,485	335,428

◆ AVERAGE HOUSEHOLD INCOME

1 Mile	3 Miles	5 Miles
\$181,242	\$202,560	\$190,782

UNIT A 1402 Wilshire Blvd, Santa Monica, CA 90403



+ ONE BUILDING - SINGLE STORY

+ ZONING C4, Santa Monica

+ GLA 7,189 SF building cannot be demised

+ LOT SIZE 10,019 SF

+ YEAR BUILT 1995

+ PARKING Adjacent to public parking lot (50 parking Spaces)



◇ SPACE TYPE

Retail

◇ CURRENT TENANT

Unleashed by Petco

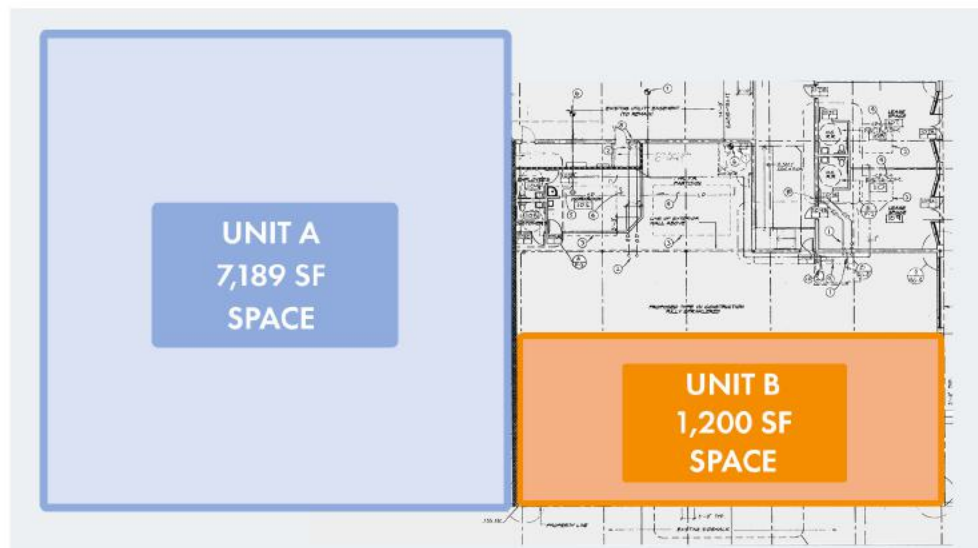
◇ DELIVERY

120 days from lease execution

◇ ASKING RENT

\$48 PSF/YR + NNN

UNIT B 1402 Wilshire Blvd, Santa Monica, CA 90403



+ ONE BUILDING - SINGLE STORY

+ ZONING C4, Santa Monica

+ GLA 1,200 SF

+ LOT SIZE 10,019 SF

+ YEAR BUILT 1995

+ PARKING Adjacent to public parking lot (50 parking Spaces)



◇ SPACE TYPE

Retail

◇ CURRENT TENANT

Lashing All Over the City

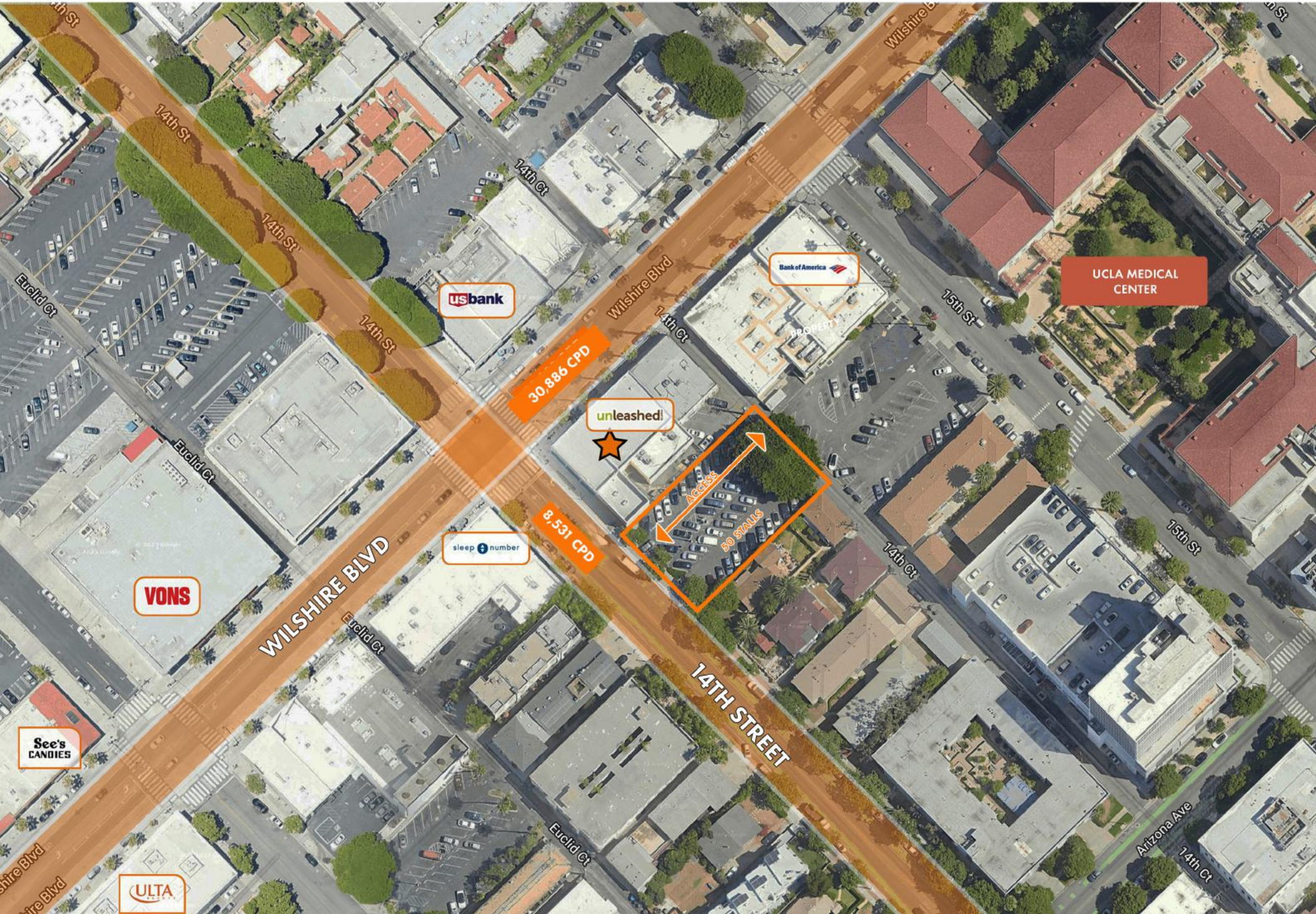
◇ DELIVERY

60 days from lease execution

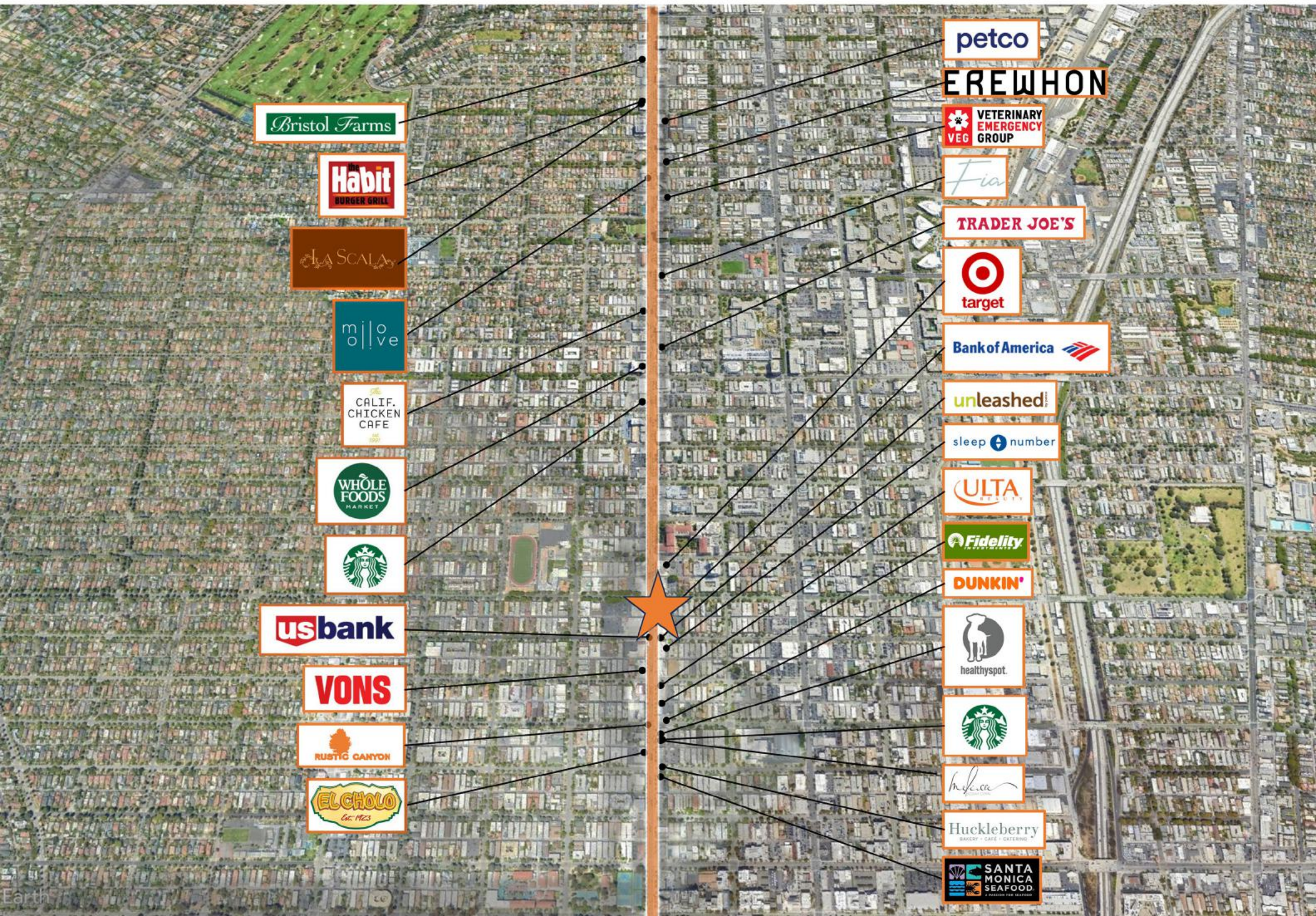
◇ ASKING RENT

\$54 PSF/YR + NNN

SITE PLAN



NEARBY RETAILERS



Bristol Farms

Habit
BURGER GRILL

LA SCALA

m|love

CALIF.
CHICKEN
CAFE

WHOLE
FOODS
MARKET

Starbucks logo

usbank

VONS

RUSTIC CANYON

EL CHOLO
Gr. Mez

petco

EREWHON

VETERINARY
EMERGENCY
GROUP

Fia

TRADER JOE'S

target

Bank of America

unleashed!

sleep number

ULTA

Fidelity

DUNKIN'

healthyspot

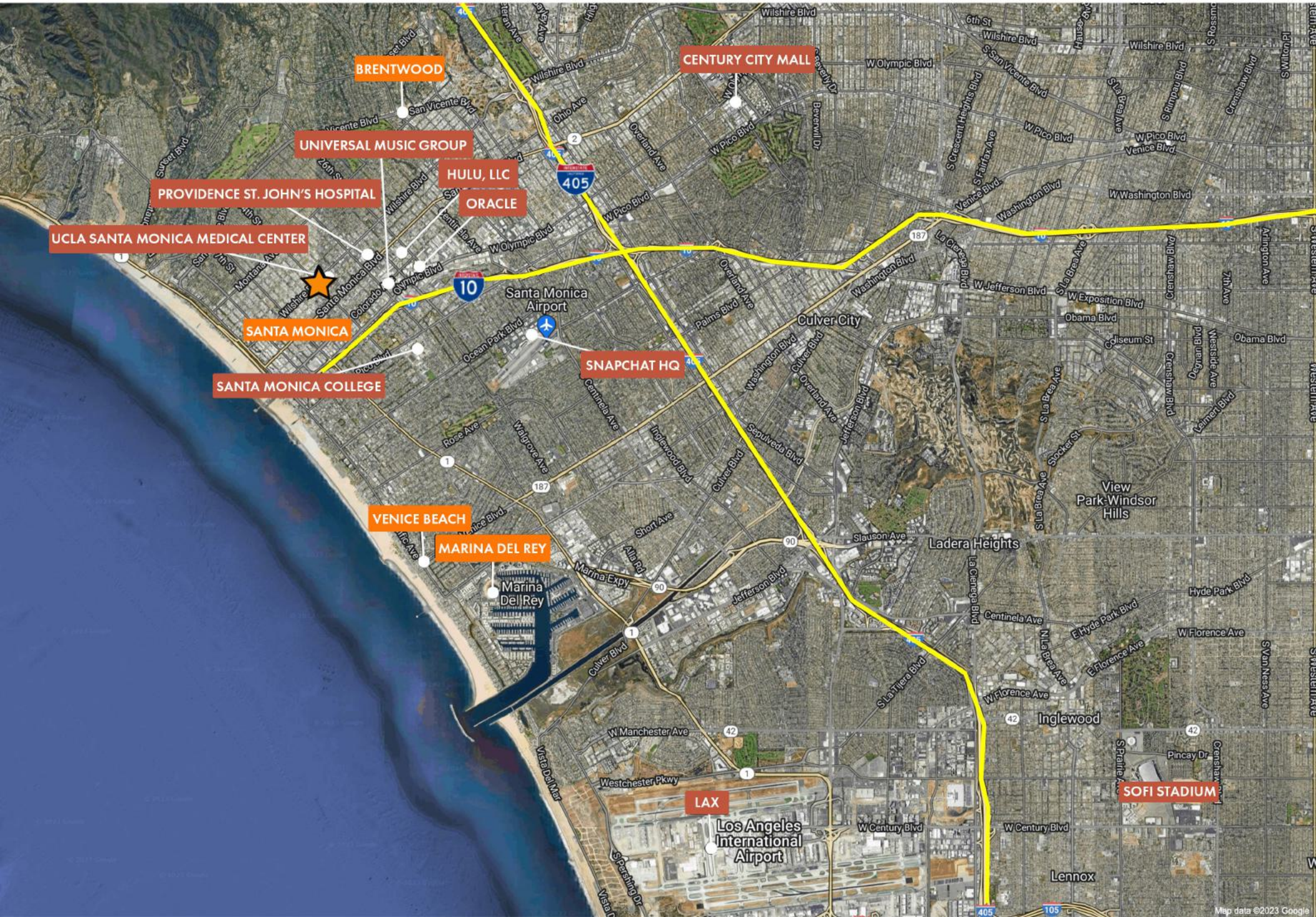
Starbucks logo

Mijaca

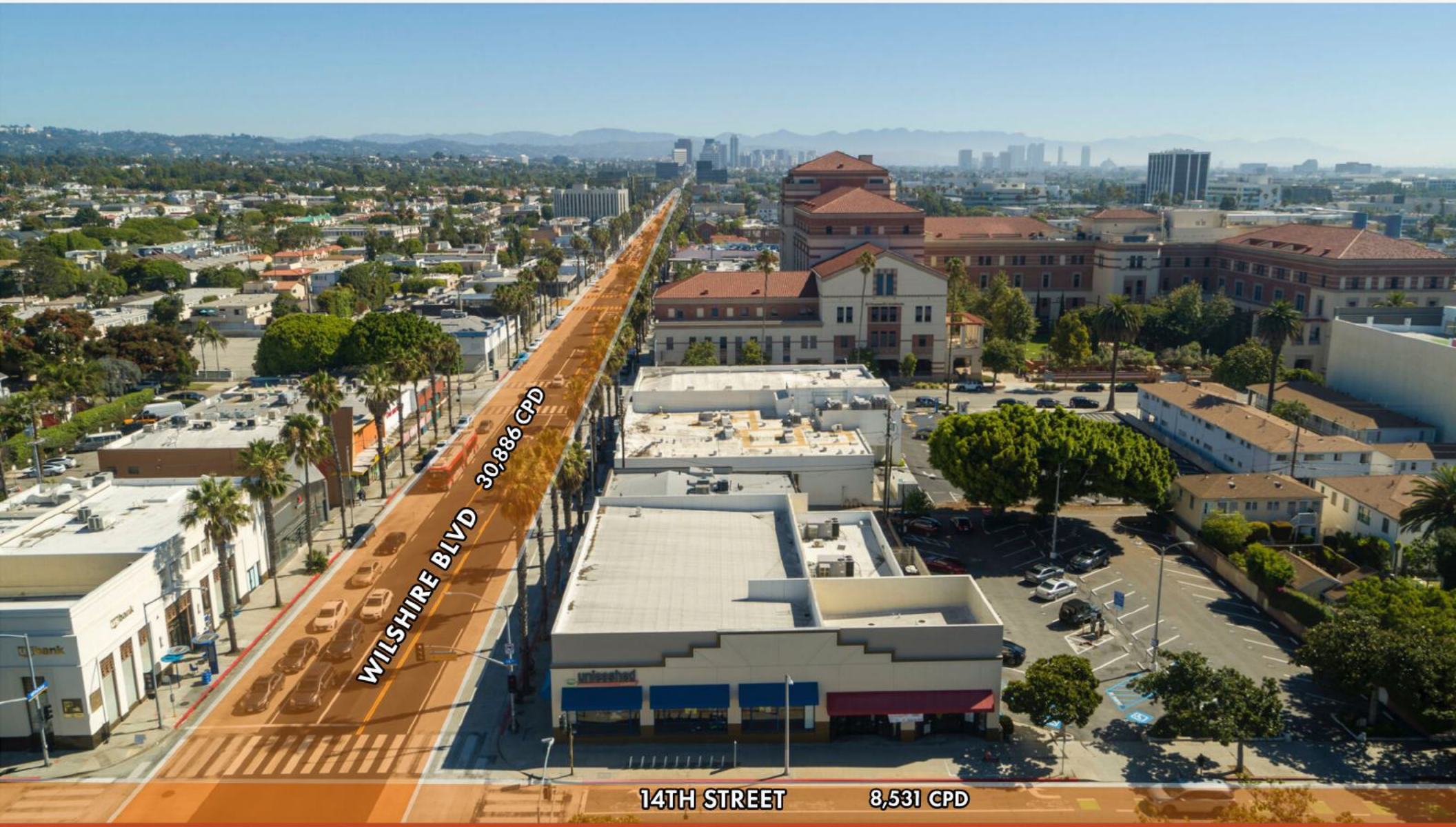
Huckleberry
BAKERY • CAFE • CATERING

SANTA
MONICA
SEAFOOD

SANTA MONICA EMPLOYERS



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