

AVAILABLE SPACE



318-320 Santa Monica Blvd.

Santa Monica Retail / Restaurant Opportunity

At the corner of Santa Monica Blvd and 3rd St

Jones Lang LaSalle Brokerage, Inc. RE license #01856260



THE *Highlights*

Situated in the heart of Santa Monica & within walking distance to Third Street Promenade, this location is ideal for many retail or restaurant users. It's easy accessibility to the Expo line lends for tourists and commuters to shop and dine in this beach city.

- Restaurant or retail opportunity
- Spaces can be combined totaling 4,370 SF
- A Type 47 liquor license can be purchased from existing tenant
- Multiple public parking structures available



Floor Plans

SUITE 318

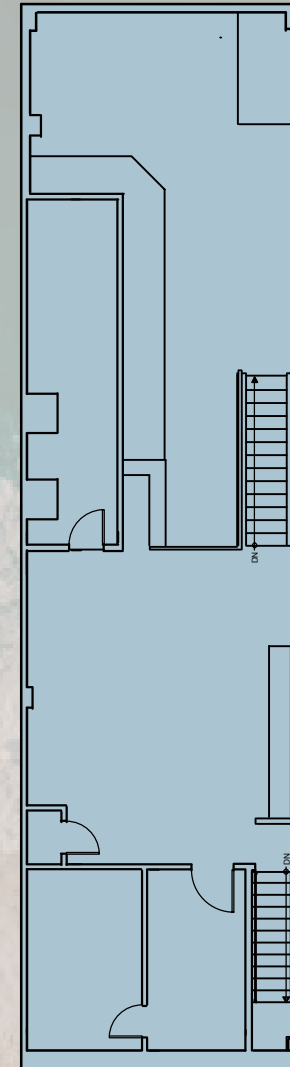
GROUND FLOOR

1,476 SF



MEZZANINE

849 SF



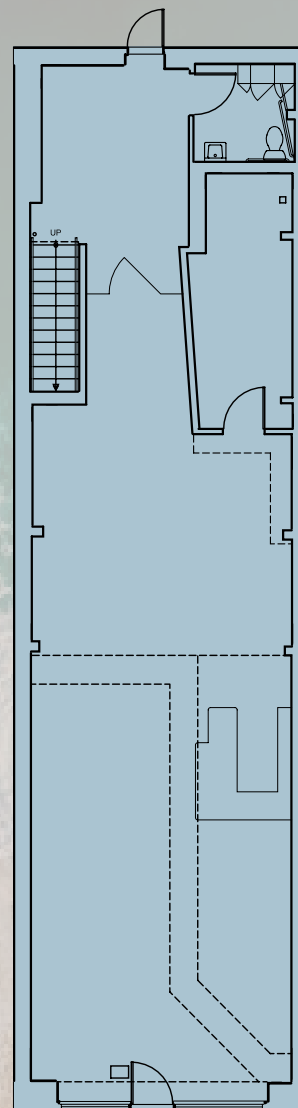
Floor Plans



SUITE 320

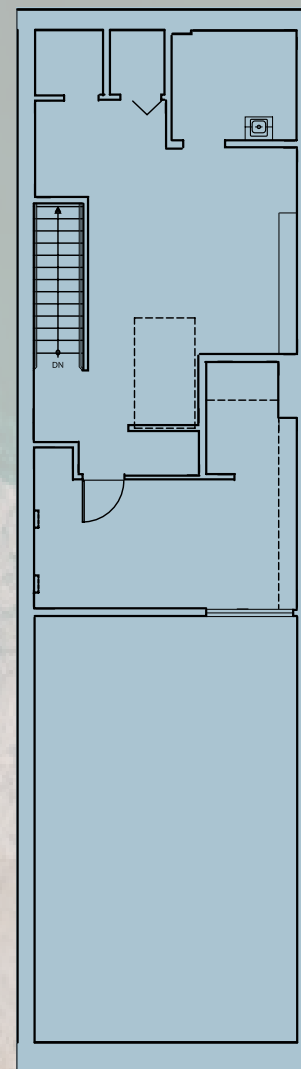
GROUND FLOOR

1,321 SF



MEZZANINE

724 SF



SANTA MONICA

At a Glance

- Booming Tech Scene: Strategically imbedded in LA's "Silicon Beach", Santa Monica offers access to millennial and Gen Z residents with high levels of disposable income.
- Established Tourism Presence: Santa Monica attracts over 5.3 million people annually and has long its role as one of Southern California's go-to destinations for shopping and site seeing.
- Highly Affluent Residents: With an average HHI of over \$174k, a healthy economy, and increasingly expensive housing market, Santa Monica enjoys unparalleled access to big spenders and affluent residents.



MARKET

Demographics



Population

90,627
2 miles

166,641
3 miles

406,345
5 miles



Daytime
Employees

82,608
2 miles

140,642
3 miles

286,296
5 miles



Avg. Household
Income

\$195,271
2 miles

\$209,275
3 miles

\$202,463
5 miles



Median
Home Value

\$1.81 M
2 miles

\$1.88 M
3 miles

\$1.73 M
5 miles



Total Household
Expenditure

\$5.48 B
2 miles

\$10.25 B
3 miles

\$22.6 B
5 miles

Source: Sites USA

LA Metro Area

Creative Industries
& Tech



35%
employees

\$122,510
average annual wage

Hospitality &
Tourism



14%
employees

\$39,600
average annual wage

Retail



9%
employees

\$41,770
average annual wage

NEIGHBORING *Retail*

 lululemon NORDSTROM

ANTHROPOLOGIE alo yoga



 BLUE BOTTLE COFFEE

patagonia

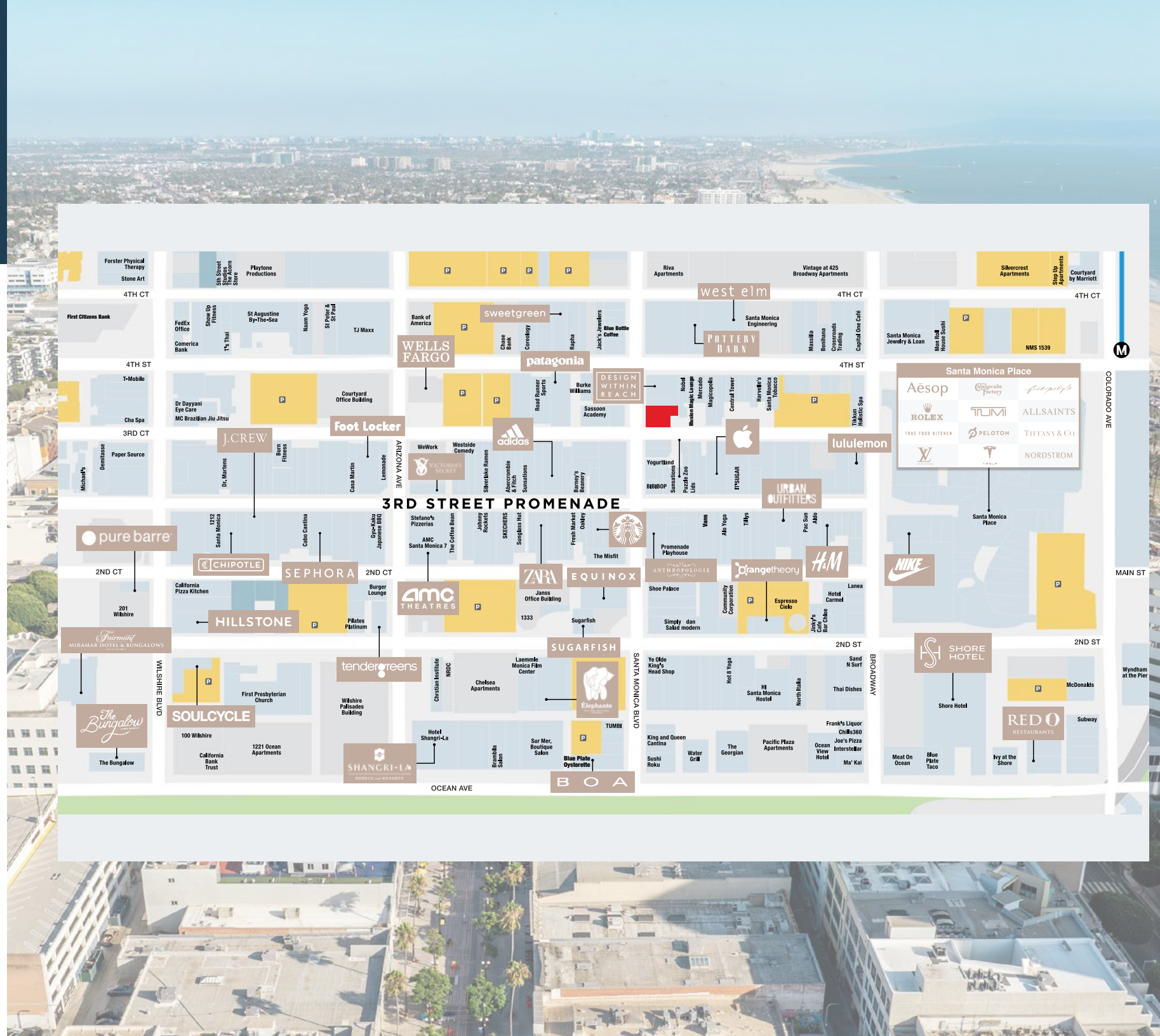


TESLA

DESIGN
WITHIN
REACH

Burke Williams
simply massage

sweetgreen URBAN OUTFITTERS



NEIGHBORING *Retail*



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