



# FOR SALE / FOR LEASE

## 1424 Lincoln Boulevard

SANTA MONICA, CA 90401

---

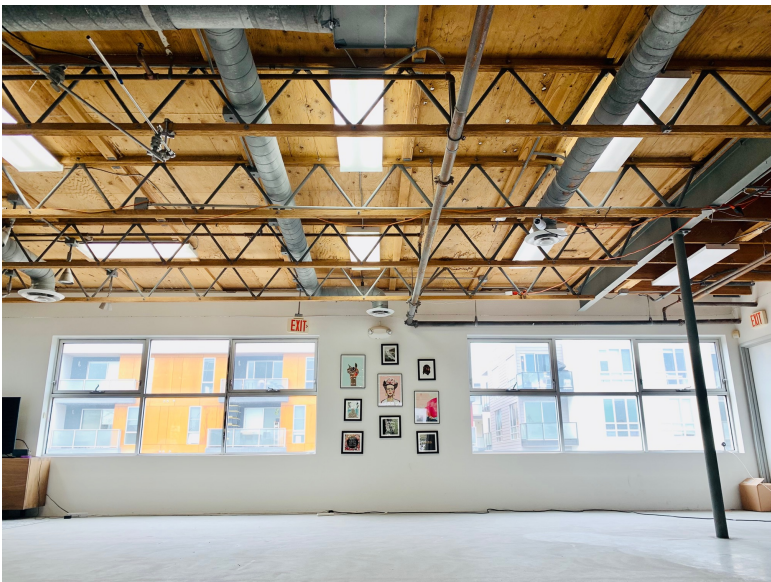
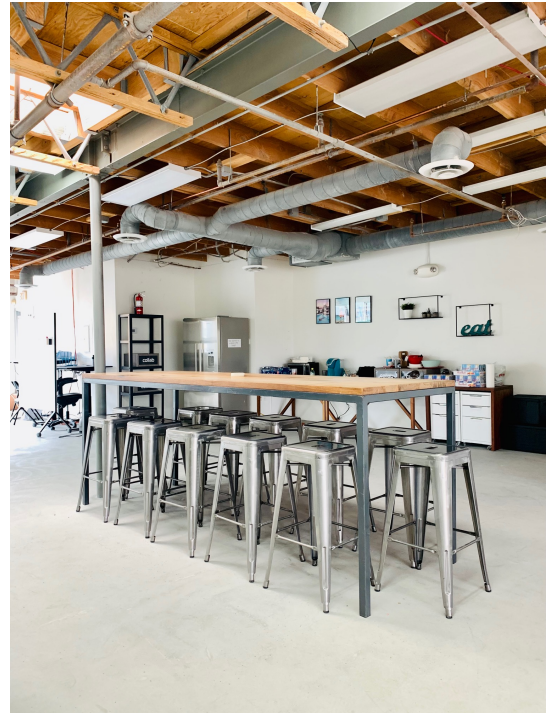
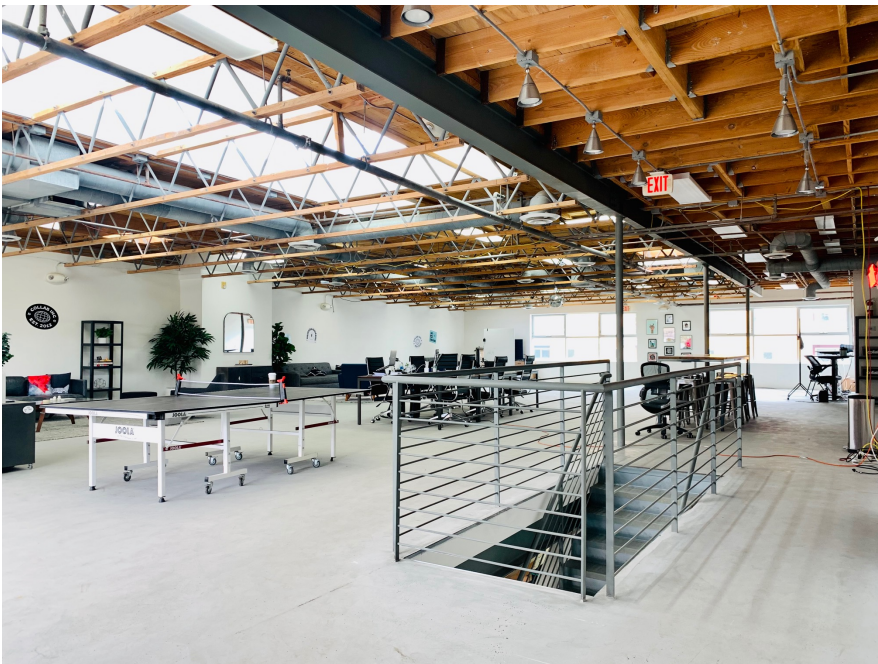
ONE OF A KIND, BOUTIQUE OFFICE BUILDING IN THE HEART OF DOWNTOWN SANTA MONICA

Get in touch

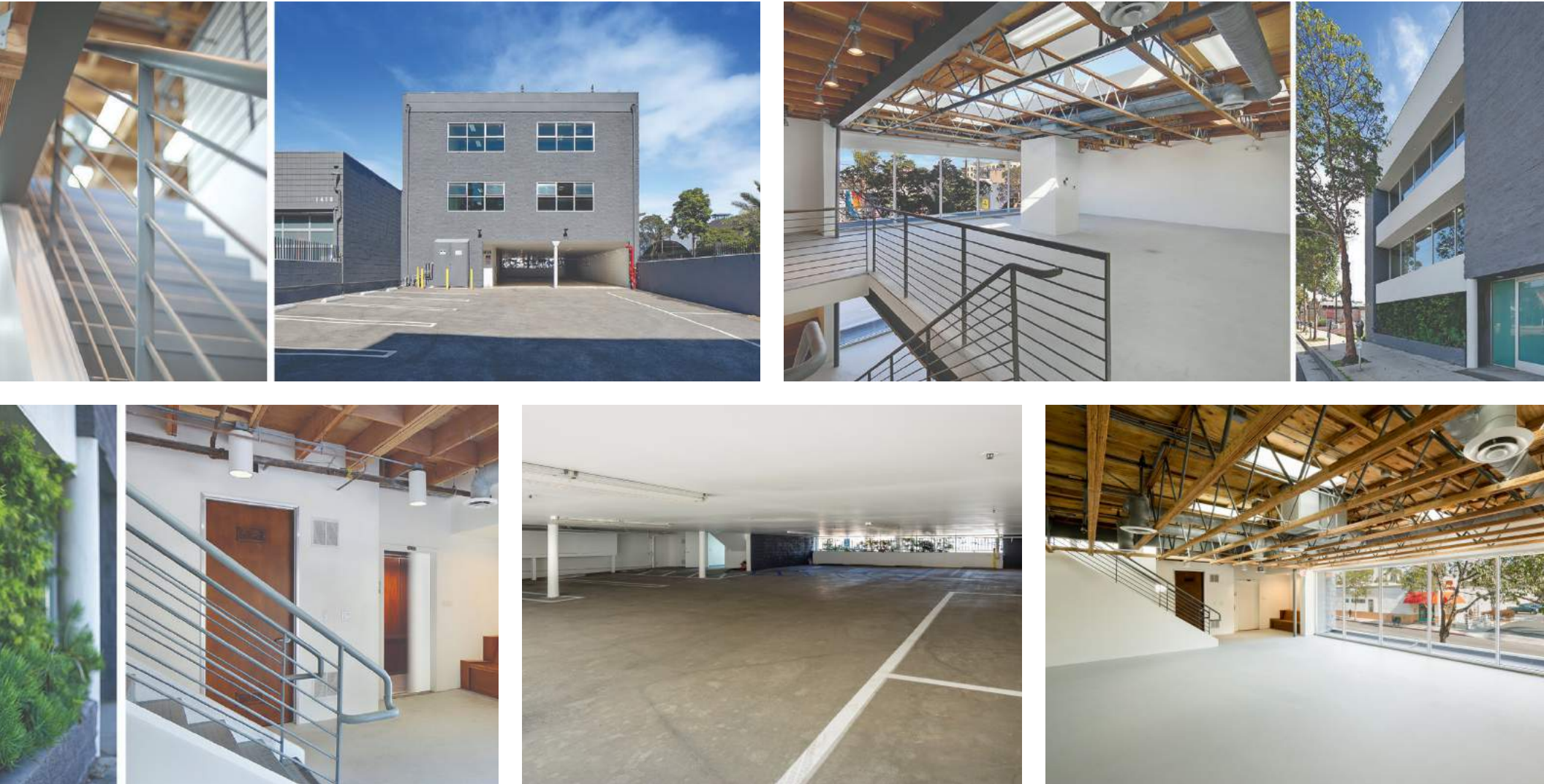
**Christian Saglie**

310.362.6784  
christian.saglie@compass.com  
CalDRE #01952665

COMPASS  
COMMERCIAL

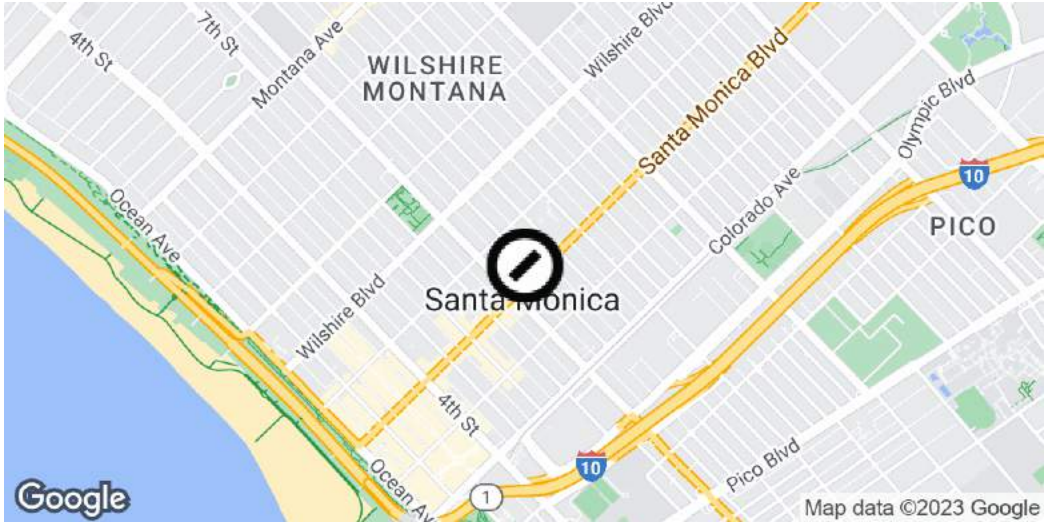


# Additional Photos



**Christian Saglie**  
310.362.6784  
christian.saglie@compass.com  
CalDRE #01952665

# Executive Summary



### Offering Summary

Building Size:	8,026 SF
Lot Size:	7,405 SF
Sale Price:	Call broker for details
Lease Rate:	Contact broker for details
Lease Size:	2,000-4,000 SF available for lease
Parking:	22 stalls within a private gated lot
Year Built:	1981
Zoning:	C4

### Highlights

Compass is proud to present a rare and exceptional investment or lease opportunity in the heart of Santa Monica. This prime office building, located at 1424 Lincoln Boulevard, offers a strategic location ideal for owner-users, savvy investors and office tenants seeking a foothold in Southern California's most vibrant and sought-after commercial real estate market.

**Ideal for Owner-Users:** Why rent when you can own instead? Users can make use of the entire building for themselves, or consider utilizing one floor and renting out the other.

**Tenants:** With a design that caters to creative office spaces and accommodating various industry types, this property offers a flexible canvas for any business to thrive in and where innovation can flourish. 2000-4000 SF size ranges available.

**Attractive Investment and Development Opportunity:** For investors seeking stable, longterm returns, 1424 Lincoln Boulevard is a compelling choice. Santa Monica's robust commercial real estate market and its appeal to a wide range of industries make this property an attractive option for generating rental income from top tenants, capital appreciation and development potential.

**Sale/Leaseback:** The current owner will entertain either a sale/leaseback to an investor, future developer or potentially vacate the entire or part of the property for a user / investor.

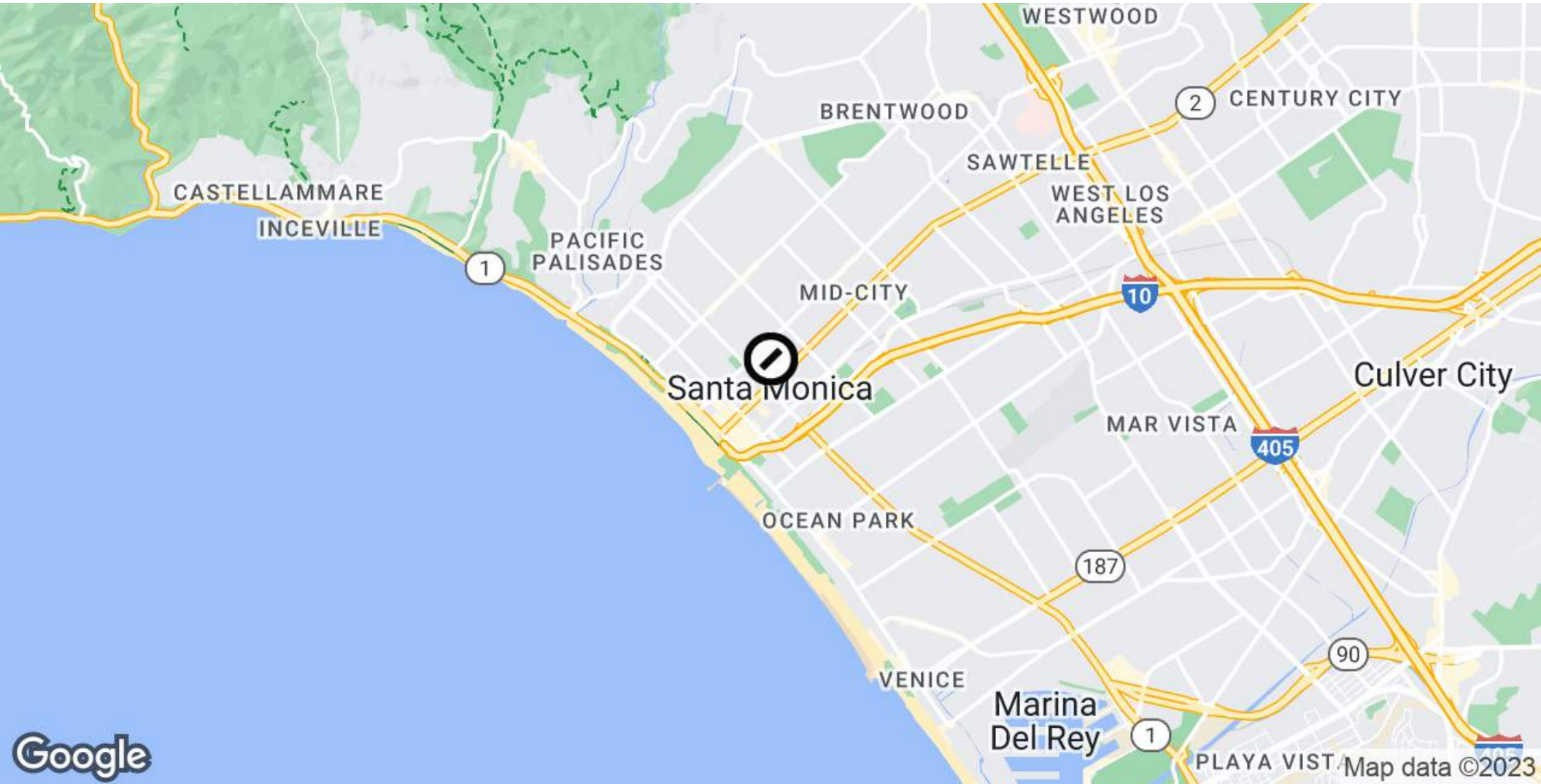
**Christian Saglie**  
 310.362.6784  
 christian.saglie@compass.com  
 CalDRE #01952665

# Additional Photos



**Christian Saglie**  
310.362.6784  
christian.saglie@compass.com  
CalDRE #01952665

# Location Map



**Christian Saglie**  
310.362.6784  
christian.saglie@compass.com  
CalDRE #01952665