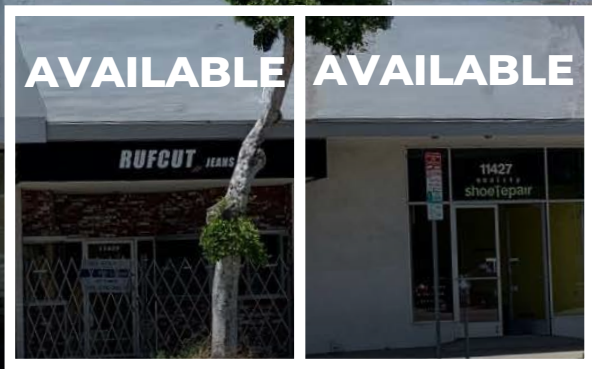


11427-11429 SANTA MONICA BLVD
LOS ANGELES, CA 90025



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PRIME RETAIL/TAKEOUT FOOD USE
SPACE AVAILABLE FOR LEASE

SPACE SIZE

11427: APPROX 1,060 SF

11429: APPROX 1,060 SF

AVAILABLE

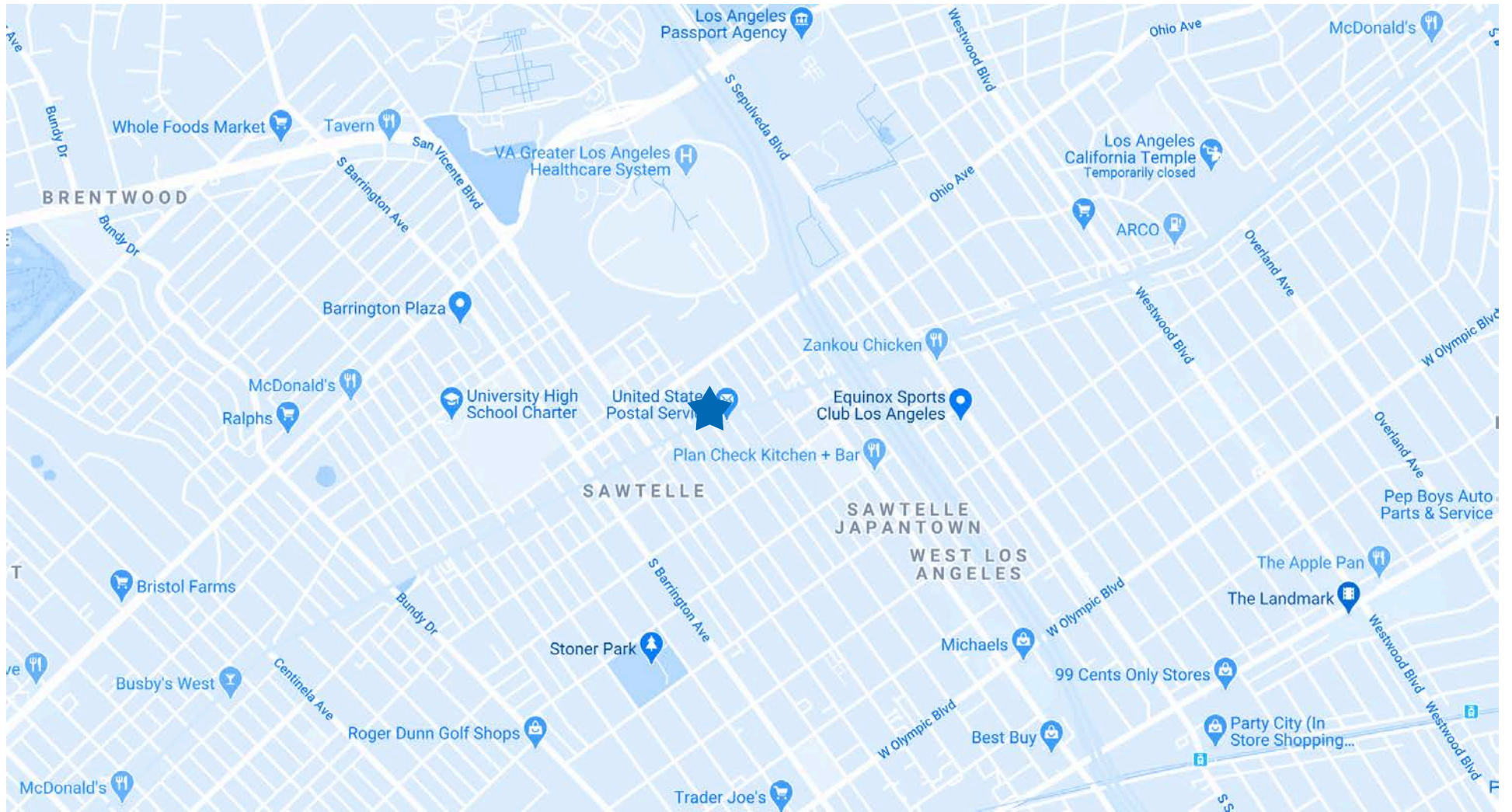
AVAILABLE

- PRIME RETAIL OR TAKEOUT FOOD USE ON SANTA MONICA BLVD IN WEST LOS ANGELES
- SIGNALIZED CORNER OF BUTLER AVE AND SANTA MONICA BLVD, CLOSE TO MANY WESTSIDE AMENITIES
- IT IS LOCATED NEXT TO NEW FAMOUS GHOST KITCHEN "COLONY"
- GREAT VISIBILITY AND SIGNAGE OPPORTUNITIES FACING SANTA MONICA BLVD
- EAST ACCESS TO I-10 AND I-405
- 53,000 CARS PER DAY
- BUILDING OFFERS 2 TANDEM PARKING IN REAR AND CITY PARKING LOT IS ALSO AVAILABLE BEHIND THE BUILDING

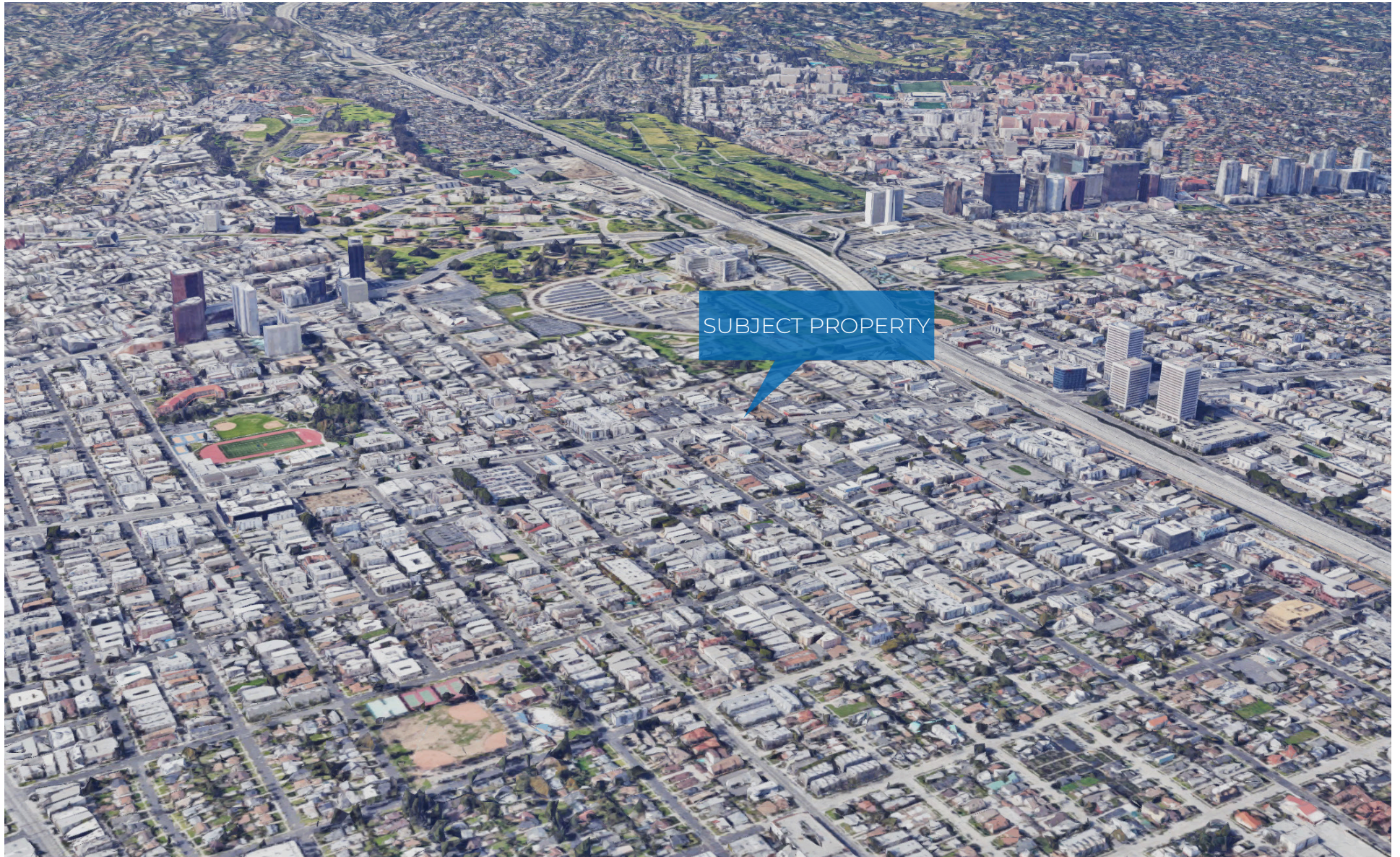
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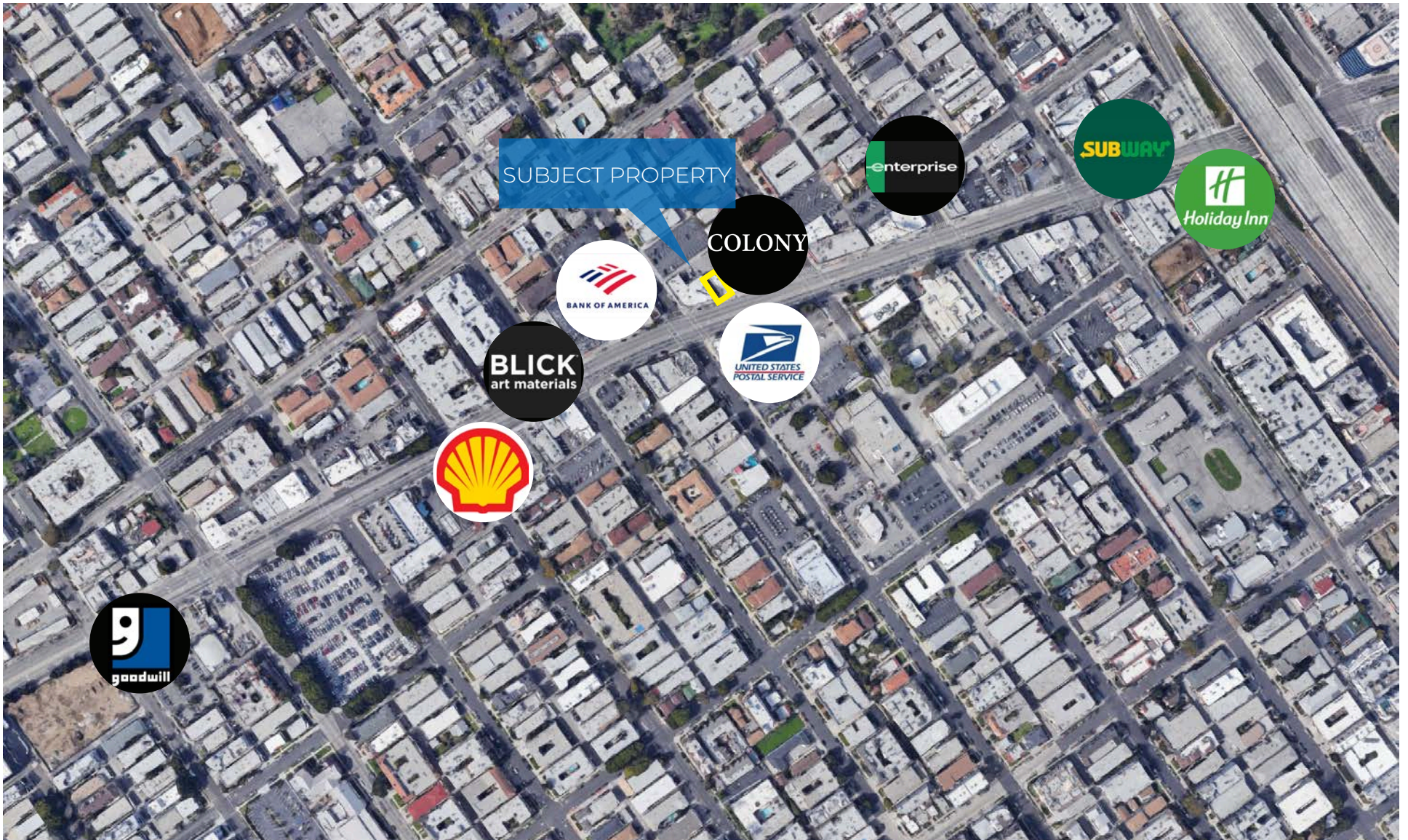
ADDITIONAL IMAGES



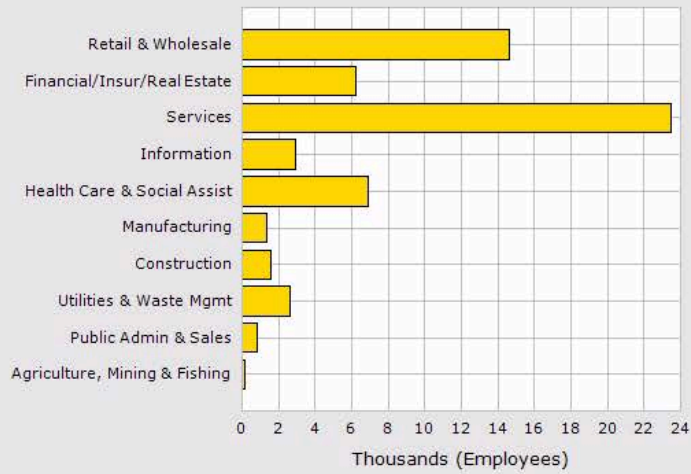
MAP



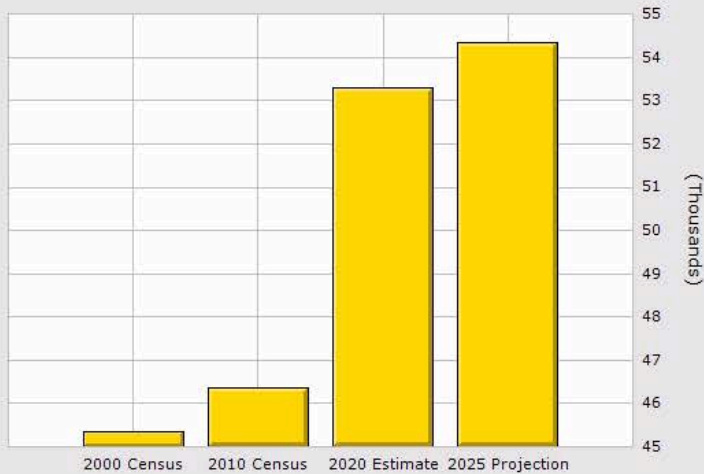
AERIAL



NEIGHBORING TENANTS



	1 Mile	2 Mile	3 Mile
Population			
2020 Total Population:	53,285	156,134	278,656
2025 Population:	54,360	158,020	280,897
Pop Growth 2020-2025:	2.02%	1.21%	0.80%
Average Age:	37.90	38.90	39.50
Households			
2020 Total Households:	27,148	74,041	125,582
HH Growth 2020-2025:	1.68%	0.94%	0.59%
Median Household Inc:	\$87,380	\$91,272	\$95,583
Avg Household Size:	1.90	2.00	2.10
2020 Avg HH Vehicles:	1.00	1.00	2.00
Housing			
Median Home Value:	\$872,785	\$1,023,430	\$1,052,716
Median Year Built:	1972	1968	1965

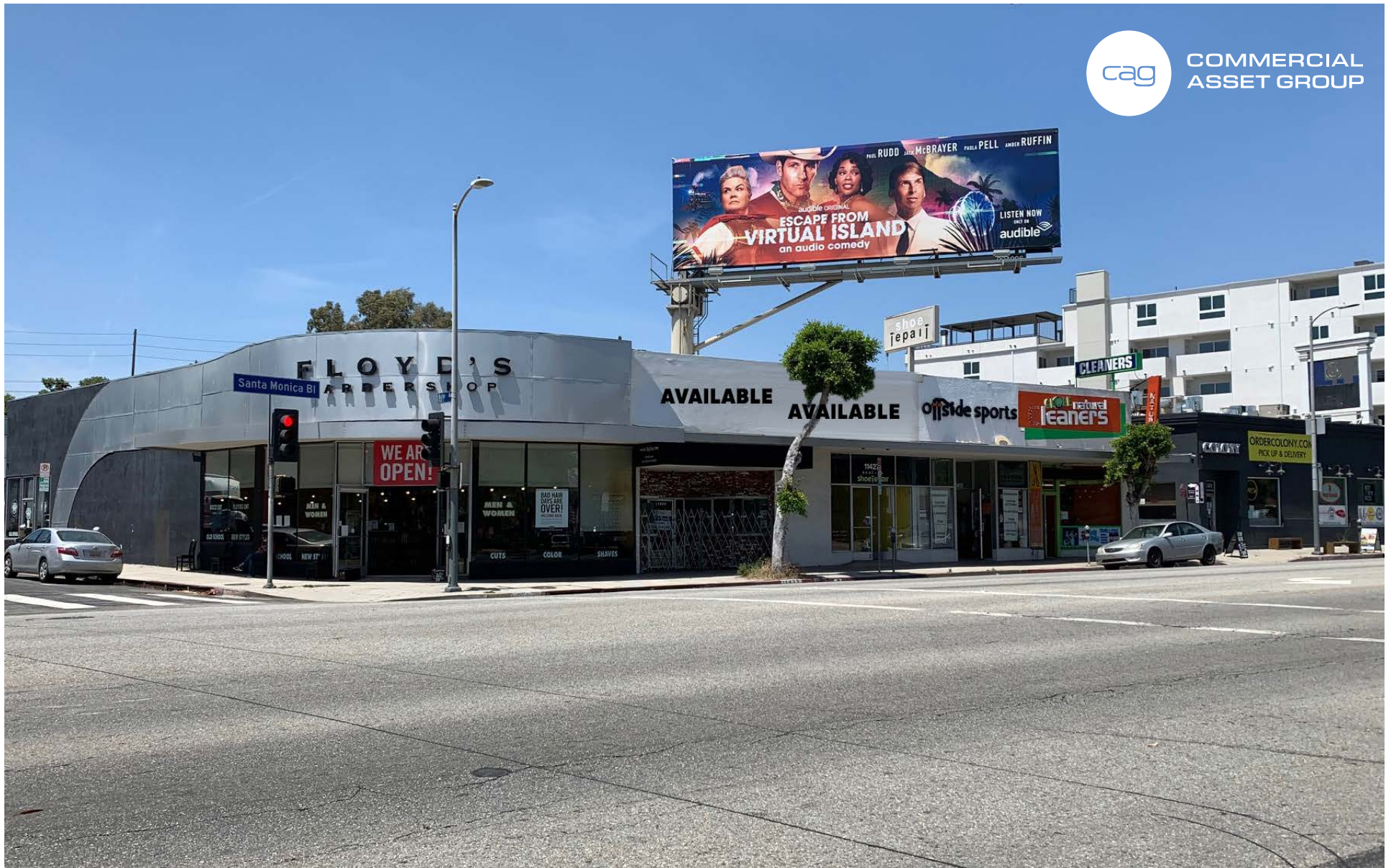


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DEMOGRAPHICS



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