



THE WALK

NEWPORT BEACH

Westcliff Drive and Irvine Avenue, Newport Beach



WELCOME TO THE WALK

NOW LEASING PREMIUM RETAIL SPACE

Discover a place where **wellness** and **luxury** go **hand in hand**. At the heart of Newport Beach, The Walk offers an exceptional coastal shopping and dining experience in the very heart of the 17th St corridor.



At the corner of Westcliff Drive and Irvine Avenue, The Walk has the advantage of being **easily accessible** along one of Newport Beach's most important retail hubs. With ample parking found nowhere else in the vicinity, The Walk welcomes locals to get what they need to get done in one stop.



With a refreshing mix of boutiques and medical/wellness offices, The Walk attracts an **exclusive set of like-minded individuals** whether they're refueling at Kéan Coffee or indulging at the delightful SusieCakes bake shop, Salt + Straw or daily trips to Nordstrom Local.





soco MiX

SOUTH COAST PLAZA

labb

**JOHN WAYNE AIRPORT
ORANGE COUNTY**

**OC Fair
EVENT CENTER**

COFFEE DOSE
IRVINE
FITLAB

**ENTRANCE TO
55 FREEWAY**

UCI University of California, Irvine

WILSONVILLE

Staples
SPROUTS FARMERS MARKET
TARGET **ULTA**

MicroDOSE

TRADER JOE'S

milligram
OSPI
COSTA MESA

Mendocino Farms
SHAKE SHACK **[solidcore]** **williams sonoma**

THE GARDEN
STARFISH
Cest St Bon Bakery
the bat method

hoag.

ekam
yoga & pilates

NORDSTROM LOCAL **KIT**
JAMES PERSE **HAUTE CAKES CAFE**

PENDRY

LIDO MARINA VILLAGE
MALIBU FARM
velvet
BY GRAHAM & SPENCER
The RealReal **NOBU**
jenni kayne
THE GREAT.

THE WALK

FASHION ISLAND
NEWPORT BEACH

NEWPORT BEACH

BLUE BOTTLE COFFEE

Balboa Bay CLUB

HUSKINS

GULFSTREAM Peets
COFFEE

BALBOA

CORONA DEL MAR

BY THE NUMBERS



95
WALK SCORE



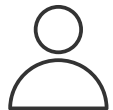
63%
EDUCATIONAL ATTAINMENT



30
TRANSIT SCORE



\$208,904
AVG. HOUSEHOLD INCOME



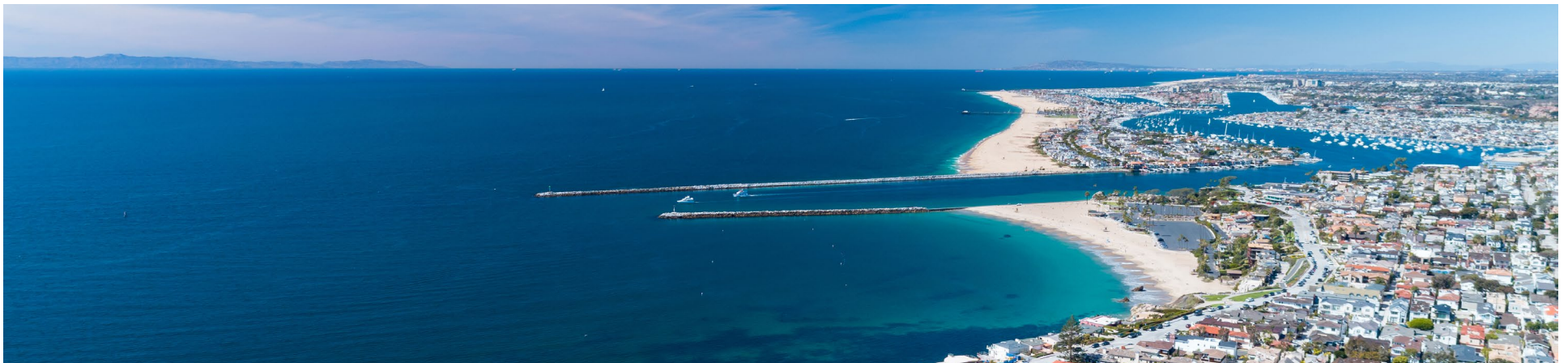
39
MEDIAN AGE



23,559
POPULATION



159,248 SF
TOTAL NEIGHBORHOOD GLA OWNED



STREET RETAIL MAP

EREWONHON
(Coming soon)

milligram
Rye Goods
OSPI
MERCADO
MESA
pure barre

GRITCYCLE
JANS
HANDS BAR
Sidewalk
RESTAURANT & CAFE
POP
PIE CO.

CAVA



TUSTIN AVE



Playa Mesa
MEXICAN KITCHEN

Mendocino Farms
Modern Animal
CHIPOTLE
MEXICAN GRILL
PERSPIRE
SALVA STUDIO

pressed
JUICERY

FACE
FOUNDRIE

Orangetheory

LIVEMETTA
LIVE LOCAL

BACIO di LATTE
MILK & COFFEE



ORANGE AVE

SPROUTS
FARMERS MARKET

WESTMINSTER AVE

ULTA
ULTA BEAUTY
VIBE
Target
STRETCH LAB

SANTA ANA AVE

SHAKE SHACK
goodies
OAK & COAL
PITFIRE
PIZZA FRENCH
Fleur De Lys
crumbl
plum's
CAFE
LaserAway
[solidcore]

17TH ST

STOTT'S ATELIER
BOUQUINIE SALON

ART OF JIU JITSU

RADIANT
WAXING

ARCA SALON

Wild Fork

La Cave
ESTABLISHED 1922

IRVINE AVE

paaise
SALT & STRAW
earthbar
Susie Cakes
NORDSTROM
LOCAL
SKIN & SPIRIT

Bf

FACIAL WORKS

THE RED BALLOON

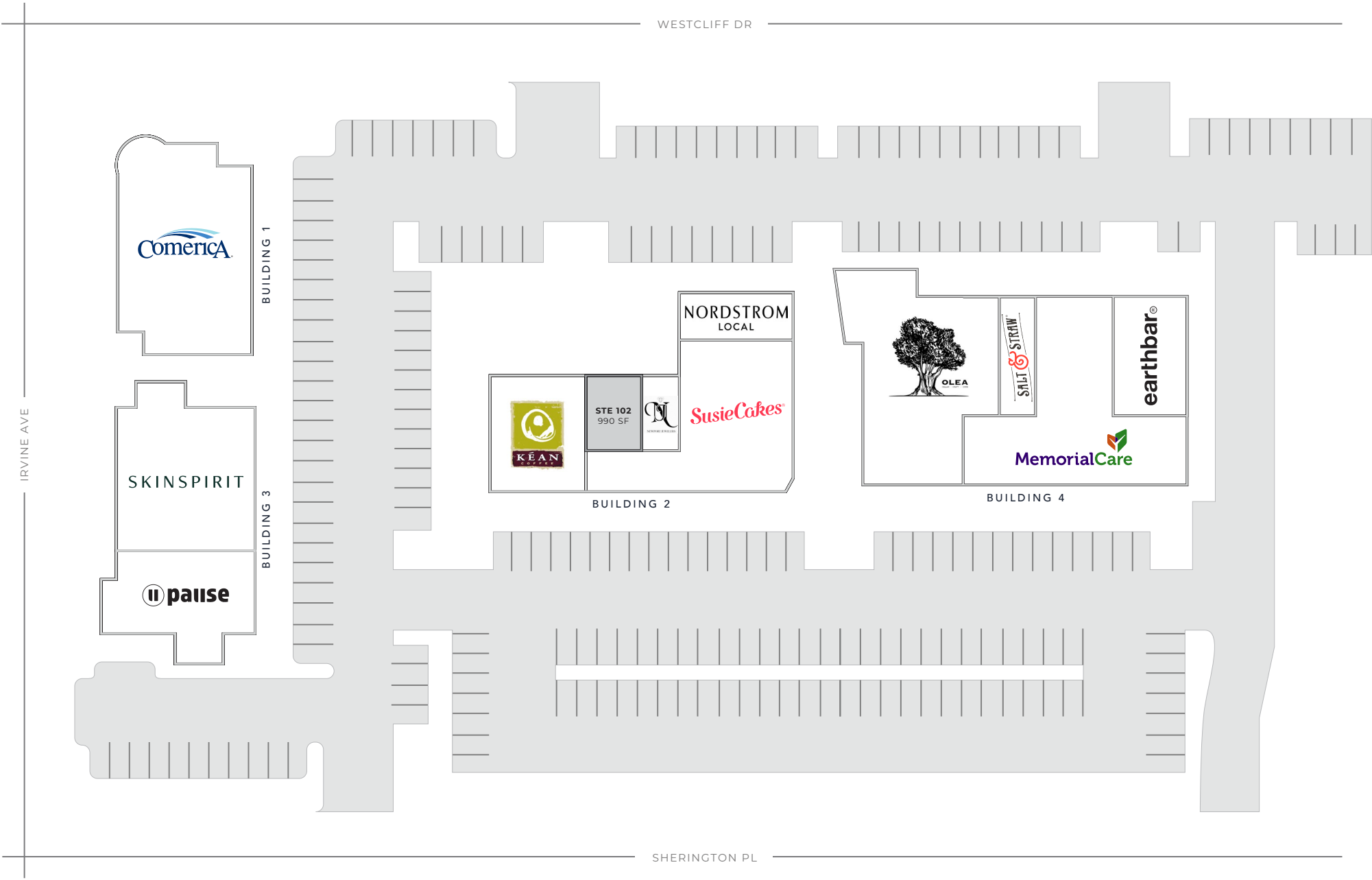
JAMES PERSE

POLISH
HERNOSA BEACH

NICK'S
RESTAURANT & BAR

WESTCLIFF DR

SITE PLAN





PARKING FIGURES
406 Total Spaces
296 in Exclusive Parking Structure




Get in Touch

We'd love to work with you

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**U.S.
RETAIL**