

1322 Third Street Promenade

- Santa Monica -

Lease

Office

Tenzer
Commercial



Entrance

verizon

one
size
does
not
fit all

Johnny
ROCKETS

BURGERS
SHAKES

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Entrance

PREMISES

Approx. 15,000 sq. ft. second floor of office space
2 Elevators Floors plans will be sent separately.

RENTAL AND TRIPLE NETS

Contact Barbara

OCCUPANCY

Immediate

TERM

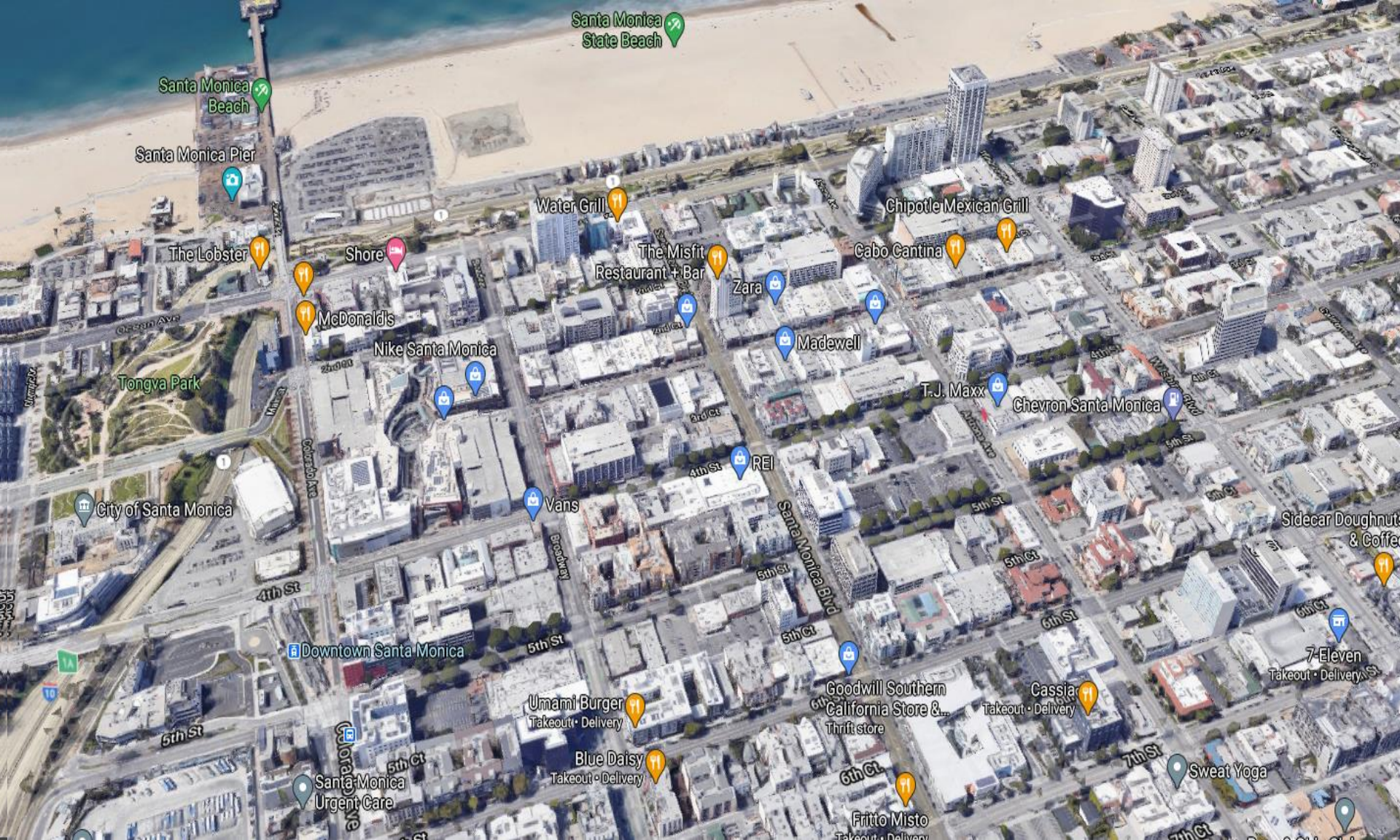
Negotiable

PARKING

City parking structure directly behind this office. 90 minutes free. There are six parking structures that surround the Promenade. Monthly parking is available from the city.

COMMENTS

- Fantastic location.
- National retailers, restaurants, and theatres surround the office.
- One of the only large office spaces on the Promenade with elevator access from both the Promenade and the alley. Easy access to parking.
- Previously occupied by large advertising and digital marketing firms.
- Lots of light. Sky Lights. Windows overlooking the Promenade.



1322 Third Street Promenade is located in the heart of The Third Street Promenade, just minutes from the Expo Line stop which brings tremendous volumes of commuters, tourists, and shoppers to the prestigious outdoor retail environment of Downtown Santa Monica and the surrounding streets. Downtown Santa Monica attracts nearly 24 million visitors each year. Spending has reached roughly \$1.9 billion annually and consists of approximately 60% tourists and 40% locals. Planned developments along the Expo Line will add approximately 525 housing units just blocks away. **THIS IS AN EXCITING LOCATION FOR AN OFFICE!**