

1323 Third Street Promenade

- Santa Monica -

Tenzer
Commercial

LEASE

Retail

Restaurant



Barbara Tenzer License# 01235150
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Premises

1323 Third Street Promenade

1323 Third Street Promenade is located on the middle block of The Third Street Promenade, which is the center of The Promenade. Santa Monica's prime retail district has a dynamic mix of boutiques, restaurants, and entertainment options.

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PREMISES

Approx. 2,500 sq. ft. ground floor

RENTAL AND TRIPLE NETS

Ask Barbara

Approx \$1.00 NNN per sq/ft monthly

OCCUPANCY

Immediate

TERM

Negotiable

PARKING

There are six Santa Monica city public parking structures with 90 minutes free surrounding Third Street Promenade.

COMMENTS

- Façade of building completely redone.
- Great frontage
- The only 2500 sq/ft available on the Promenade

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1323 Third Street Promenade is located on the center block of The Third Street Promenade, just minutes from the Expo Line Stop. Easy access for 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 consist of approximately 60% tourists and 40% locals. Future developments along the Expo Line will add approximately 525 housing units just blocks away.