

**135 Richmond Street
El Segundo, CA 90245**

FOR LEASE



El Segundo, CA



GROUND FLOOR RETAIL/OFFICE SPACE



RAFAEL PADILLA
310.395.2663 X102
RAFAEL@PARCOMMERCIAL.COM
LIC# 00960188

ARTHUR PETER
310.395.2663 X101
ARTHUR@PARCOMMERCIAL.COM
LIC# 010686613

PROPERTY CHARACTERISTICS

135 Richmond Street, El Segundo, CA 90245



SIZE: Approximately 1,275 square feet

RENT: \$3.95 per square foot per month, MG (tenant pays utilities and janitorial)

TERM: 2 - 5 years

PARKING: 2 parking spaces in the rear plus all day parking along Richmond Street

AVAILABLE: Immediately

- Open floor plan
- 2 restrooms
- Kitchenette
- Across from old town music hall
- Air conditioned
- Newer construction



PAR
COMMERCIAL BROKERAGE

www.parcommercial.com

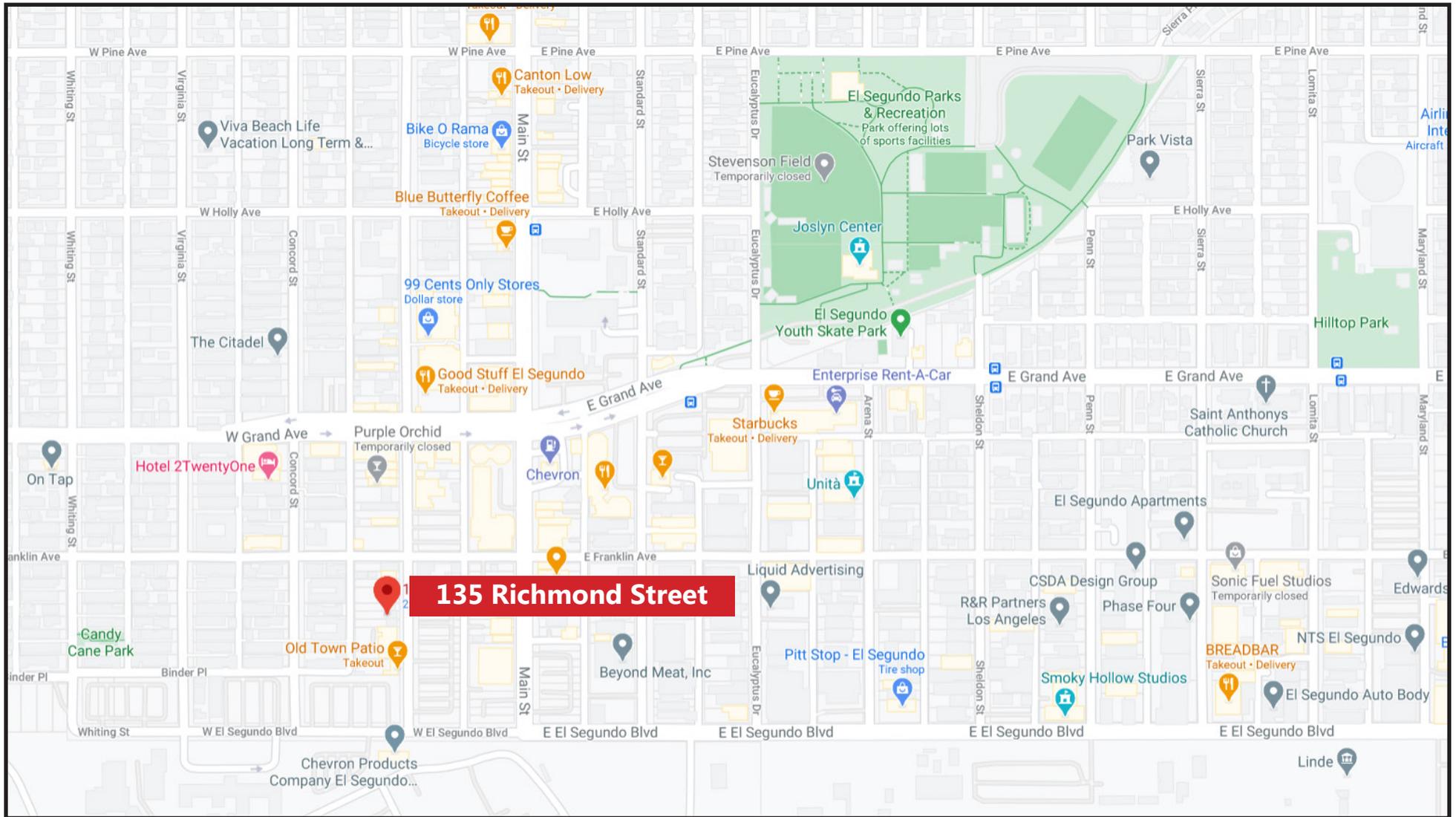
RAFAEL PADILLA
310.395.2663 X102

RAFAEL@PARCOMMERCIAL.COM
LIC# 00960188

ARTHUR PETER
310.395.2663 X101

ARTHUR@PARCOMMERCIAL.COM
LIC# 010686613

All information furnished is from sources deemed reliable and which we believe to be correct, but no representation or guarantee is given as to its accuracy and is subject to errors and omissions. All measurements are approximate and have not been verified by Broker. You are advised to conduct an independent investigation to verify all information.



PAR
COMMERCIAL BROKERAGE

www.parcommercial.com

RAFAEL PADILLA
310.395.2663 X102

RAFAEL@PARCOMMERCIAL.COM
LIC# 00960188

ARTHUR PETER
310.395.2663 X101

ARTHUR@PARCOMMERCIAL.COM
LIC# 010686613

All information furnished is from sources deemed reliable and which we believe to be correct, but no representation or guarantee is given as to its accuracy and is subject to errors and omissions. All measurements are approximate and have not been verified by Broker. You are advised to conduct an independent investigation to verify all information.

AREA INFORMATION

El Segundo is a hidden beachside gem that's quickly earning a reputation as a unique corner of Southern California. With friendly, small-town charm and an ever-growing community of diverse businesses, El Segundo is a thriving coastal community and 5.5 square mile economic powerhouse.

The City has seen tremendous growth and evolution over the past several years. El Segundo is home to the Los Angeles Times, Los Angeles Air Force Base and dozens of Fortune 500 companies. The vibrant economy includes leaders in aerospace and defense, bioscience, information technology, energy, real estate and creative media.

El Segundo has unequalled connectivity to greater LA, major freeways, three Metro stops and is just minutes from Los Angeles International Airport (LAX).

It's a great place to grow your business. It balances an ideal business environment with a small town community to provide the highest quality of life for its employers and residents. It offers beautiful residential neighborhoods, plus a vibrant downtown with chef-driven restaurants, breweries, local shopping and museums, not to mention lifestyle offerings at The Point and Plaza El Segundo, right along Pacific Coast Highway

As the home of the Los Angeles Lakers and LA Kings, the city is at the epicenter of Southern California sports culture. And with the new nearby multi-billion-dollar SoFi stadium, home to the 2022 Super Bowl and 2028 Olympics, the city expects sports enthusiasts from around the world.

EL SEGUNDO



PAR
COMMERCIAL BROKERAGE

www.parcommercial.com

RAFAEL PADILLA
310.395.2663 X102

RAFAEL@PARCOMMERCIAL.COM
LIC# 00960188

ARTHUR PETER
310.395.2663 X101

ARTHUR@PARCOMMERCIAL.COM
LIC# 010686613

All information furnished is from sources deemed reliable and which we believe to be correct, but no representation or guarantee is given as to its accuracy and is subject to errors and omissions. All measurements are approximate and have not been verified by Broker. You are advised to conduct an independent investigation to verify all information.