

2nd Generation Restaurant Space

FOR LEASE



418 WILSHIRE BOULEVARD • Santa Monica, CA 90401



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SIZE: Approximately 2,700 rentable square feet

RATE: \$6.25 per square foot per month, NNN (NNN estimated to be 0.40 per square foot per month)

PARKING: Steps away from two public parking structures

AVAILABLE: Immediately

PLEASE DO NOT DISTURB EXISTING TENANT

- **Outdoor covered patio area**
- **2nd generation restaurant space**
- **Furniture and equipment available**
- **CUP in place for beer and wine license**
- **Steps from Third Street Promenade and the beach**
- **Dense trade area with significant retail, office and mixed-use developments nearby**
- **Ceiling height is 16 feet and up to 20 feet including the space above the currently exposed rafters**



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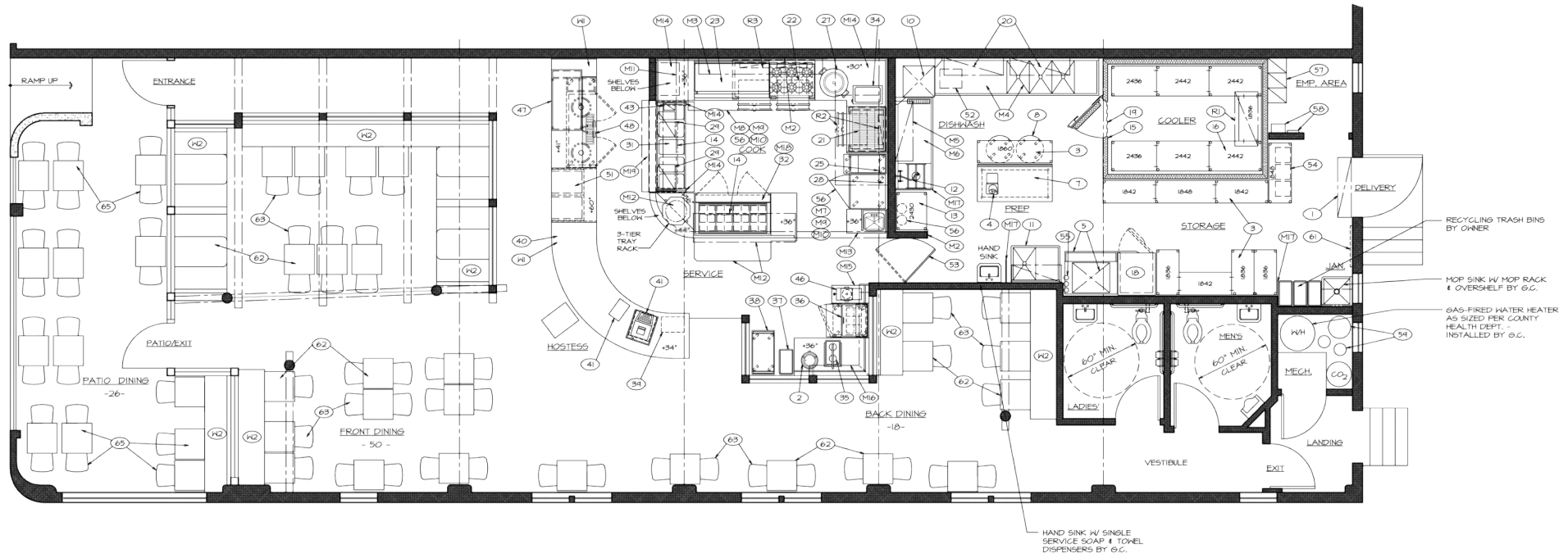
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Wilshire Blvd.



G.C. TO POST THE FOLLOWING SIGN IN CONSPICUOUS LOCATION:

4th Ct.



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CAFES/RESTAURANTS

- 1 Fig
- 2 800 Degrees
- 3 Hillstone
- 4 Wally's Wine
- 5 California Pizza Kitchen

- 6 Panini Kabob Grill
- 7 1212 Santa Monica
- 8 Lemonade
- 9 Locanda Del Lago
- 10 Tender Greens
- 11 Uovo

- 12 HiHo Burger
- 13 Cava
- 14 Sugarfish
- 15 The Misfit
- 16 Barney's Beanery
- 17 BOA Steakhouse

- 18 Water Grill
- 19 The Veranda
- 20 Thai Dishes
- 21 KazuNori
- 22 Meat on Ocean
- 23 Del Frisco's

- 24 True Food
- 25 Bruxie
- 26 BIBIBOP

SHOPPING

- 27 Banana Republic
- 28 J. Crew
- 29 Old Navy
- 30 Sephora
- 31 Max Studio
- 32 Flight 23
- 33 Victoria Secret
- 34 Sunglass Hut
- 35 Zara
- 36 Madewell
- 37 The Body Shop
- 38 Lululemon
- 39 Anthropologie
- 40 LUSH
- 41 Papyrus
- 42 Nordstrom
- 43 Santa Monica Place

ARTS & ENTERTAINMENT

- 44 Arclight Cinemas
- 45 AMC Broadway 4
- 46 AMC Santa Monica 7

HOTELS

- 47 Fairmont Miramar
- 48 The Huntly
- 49 Shore Hotel
- 50 Wyndham
- 51 Ocean View Hotel
- 52 Georgian Hotel
- 53 Hotel Carmel
- 54 Shangri-La
- 55 Loews

SPAS/BEAUTY

- 56 Exhale LA
- 57 Massage Co
- 58 Ocean Oasis
- 59 Skin Med Spa
- 60 Burke Williams
- 61 Tikkun Holistic
- 62 Lloyd's Barbershop
- 63 Glam&Go
- 64 Salon Republic
- 65 Saulino Smith
- 66 Drybar
- 67 Brambila Salon
- 68 Carlton Hair

BANKS

- 69 Bank of America
- 70 OneWest Bank
- 71 Chase Bank
- 72 Wells Fargo
- 73 U.S. Bank
- 74 Citibank
- 75 Union Bank

FITNESS

- 76 Burn Fitness
- 77 SoulCycle
- 78 Pure Barre
- 79 Pilates Platinum
- 80 Equinox
- 81 Yogaco
- 82 24 Hour Fitness
- 83 Orangetheory
- 84 Hot 8 Yoga
- 85 Cycle House



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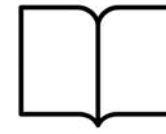
Housing Units
21,605
 20.21% owner occupied



Estimated Population
42,069
 6.62% growth 2010-2019
 1.75% growth 2019-2024



Median Home Value
\$977,836



Educational Attainment
65%
 with college or higher degree



Average Household Income
\$110,509
 44% earn more than \$100k



Apparel, Food/Entertainment & Services
\$586,816
 2019 yearly consumer spending

POPULATION

	1-MILE RADIUS	3-MILE RADIUS	5-MILE RADIUS
2024 Projected Population	42,805	238,586	491,003
2019 Estimated Population	42,069	233,277	481,566
2010 Census Population	39,456	212,274	445,885
Growth 2019-2024	1.75%	2.28%	1.96%
Growth 2010-2019	6.62%	9.89%	8.00%
2019 ESTIMATED HOUSEHOLD INCOME \$50,000 +			
\$50,000-\$74,999	2.59%	12.63%	13.21%
\$75,000-\$99,000	11.94%	11.19%	11.44%
\$100,000 +	43.23%	47.06%	45.65%
TOTAL	57.76%	70.88%	70.30%
2019 Estimated Average HH Income	\$110,509	\$124,995	\$122,775
2019 Estimated Households	21,605	115,016	225,092



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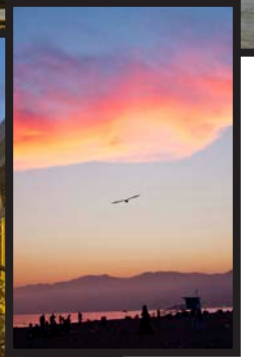
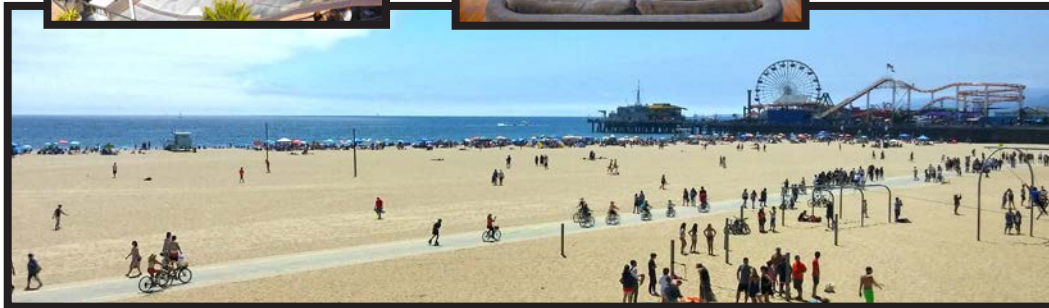
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Santa Monica is a world-class shopping, dining and entertainment destination just a stone's throw from the Pacific Ocean. Over 6.5 million visitors a year come from around the globe to visit Santa Monica, named one of National Geographic's top ten beach cities in the world.



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