

RETAIL FOR LEASE VENICE, CA



2494 LINCOLN BOULEVARD, LOS ANGELES, CA 90291

SIZE: 2494: APPROXIMATELY 1,911 SQUARE FEET

RATE: \$3.50 PER MONTH, NNN
(NNN ESTIMATED AT \$1.20/SF/MO)

TERM: NEGOTIABLE

PARKING: 11 SHARED PARKING SPACES

AVAILABLE: IMMEDIATELY

- NEIGHBORS INCLUDE COSTCO, AT&T, IN-N-OUT BURGER, DOMINO'S PIZZA
- PROMINENT RETAIL EXPOSURE ON LINCOLN BLVD
- HEAVY TRAFFIC COUNTS
- FLOOR TO CEILING WINDOW EXPOSURE
- VENICE LOCATION /65 FEET OF FRONTAGE ON LINCOLN BLVD.



ARTHUR PETER
310.395.2663 X101

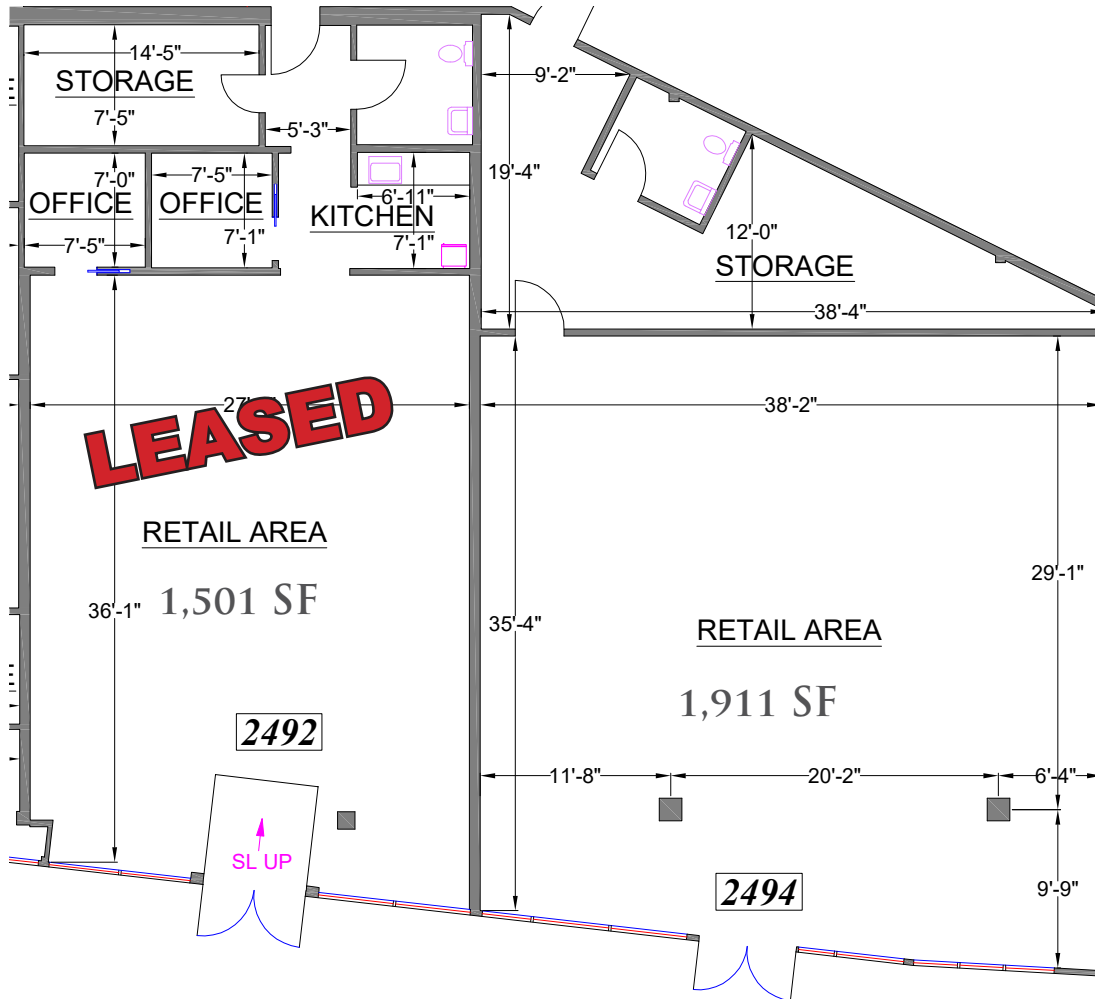
ARTHUR@PARCOMMERCIAL.COM
LIC# 01068613

GREG ECKHARDT
310.395.2663 X103

GECKO@PARCOMMERCIAL.COM
LIC# 01255469

RETAIL FOR LEASE VENICE, CA

FLOOR PLAN



LINCOLN BLVD.



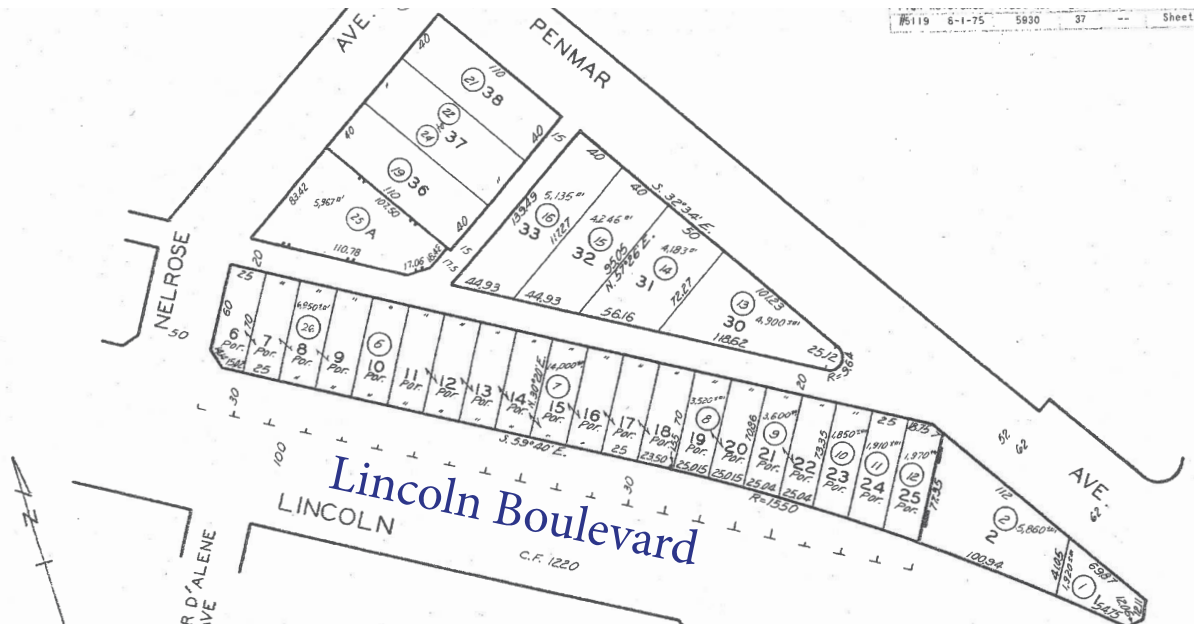
ARTHUR PETER
310.395.2663 X101

ARTHUR@PARCOMMERCIAL.COM
LIC# 01068613

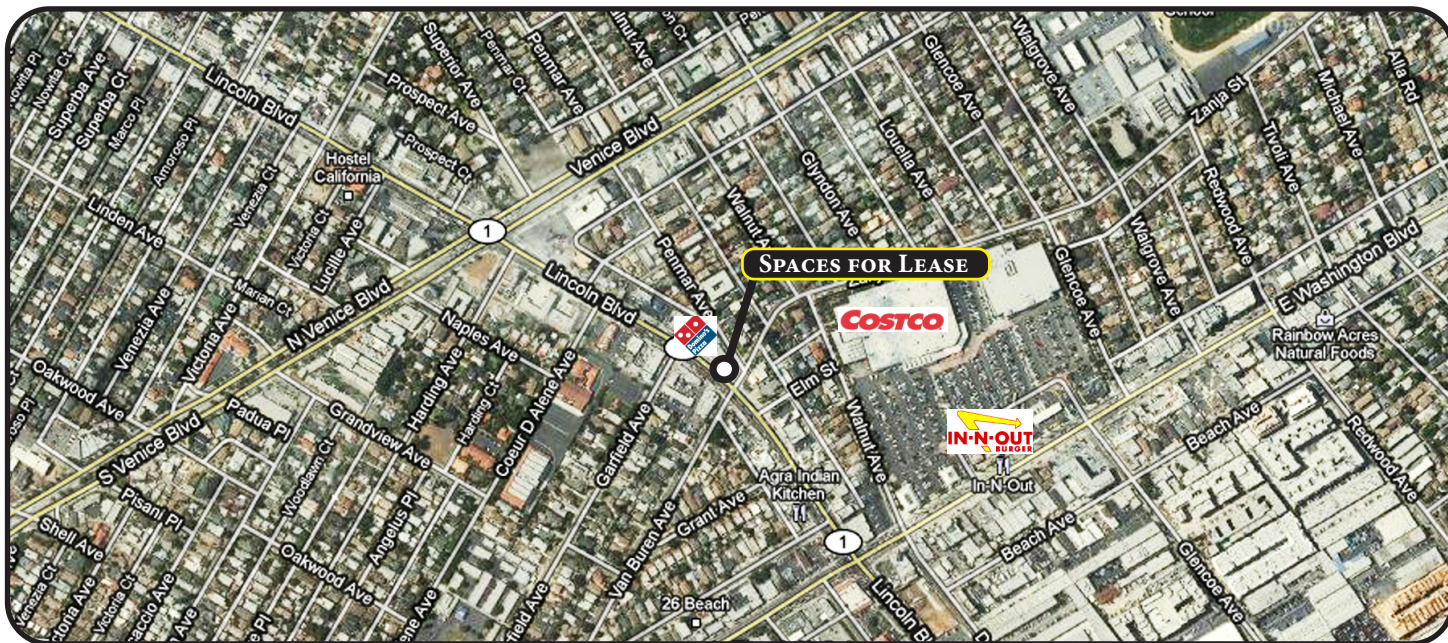
GREG ECKHARDT
310.395.2663 X103

GECKO@PARCOMMERCIAL.COM
LIC# 01255469

RETAIL FOR LEASE VENICE, CA



	1 Mile	3 Mile	5 Mile
2024 Total Population:	35,213	336,247	514,605
2024 Total Households:	18,013	113,358	245,612
Median Household Inc:	\$121,298	\$107,036	\$107,579
Median Home Value:	\$1,117,276	\$1,103,414	\$1,093,993



ARTHUR PETER
310.395.2663 X101

ARTHUR@PARCOMMERCIAL.COM
LIC# 01068613

GREG ECKHARDT
310.395.2663 X103

GECKO@PARCOMMERCIAL.COM
LIC# 01255469