

FOR LEASE

RETAIL
STOREFRONT

412 BROADWAY
SANTA MONICA, CA 90401

AVAILABLE



RAFAEL PADILLA

310.395.2663 X102

RAFAEL@PARCOMMERCIAL.COM

LIC# 00960188

RUDY QUINTANAR

310.395.2663 X128

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LIC# 00912513



PROPERTY OVERVIEW

412 BROADWAY
SANTA MONICA, CA 90401

412 Broadway is located one block from Third Street Promenade, in the center of Downtown Santa Monica, within walking distance of the Metro E Line at Colorado and 4th Street, the beach, Santa Monica Pier, and more. Downtown Santa Monica brings about 20.6 million visitors each year whose spending has reached roughly \$954 million. Local residents, tourists, and employees from all over Los Angeles visit Downtown Santa Monica to enjoy the relaxing vibes and outdoor dining options. The immediate area is home to various financial services (Chase, Wells Fargo, Bank of America, Capital One) fitness businesses, spa's, ETC.

SIZE: Approximately 2,350 square feet

RATE: \$4.50 per square foot monthly + NNN

NNN: \$1.10 per square foot monthly

TERM: 3 - 5 years

AVAILABLE: Immediately

PARKING: Public structures



- » Beautiful exposed bow truss ceiling
- » Concrete floors
- » Wide store frontage
- » Air conditioned
- » Prime Downtown Santa Monica Location
- » Adjacent to Third Street Promenade and Various National Tenants, Including Target + Trader Joe's Grocery
- » Just Blocks From Beach + Famed Santa Monica Pier
- » Strong Walkability + Traffic Scores

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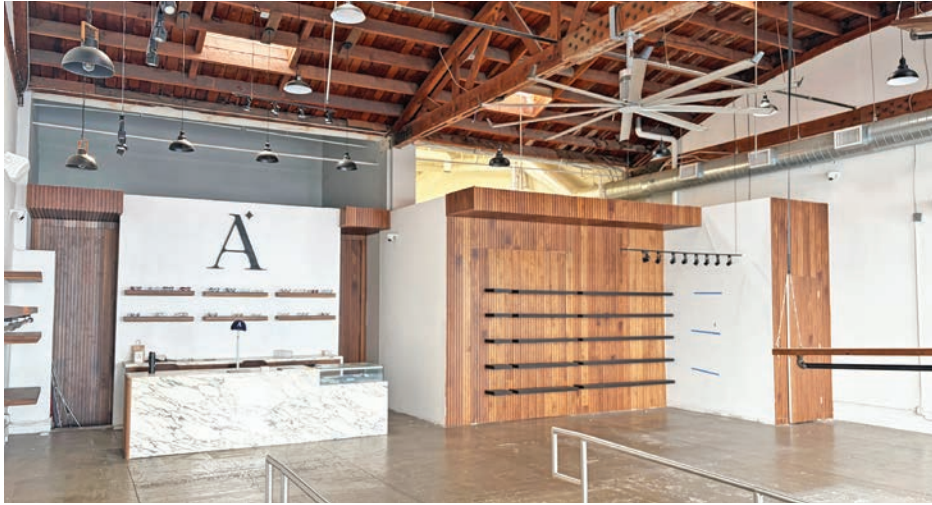


All information furnished is from sources deemed reliable and which we believe to be correct, but no representation or guarantee is given as to its accuracy and is subject to errors and omissions. All measurements are approximate and have not been verified by Broker. You are advised to conduct an independent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

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INTERIOR VIEWS

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AREA AMENITIES

412 BROADWAY
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BY YOUR SIDE

CAFES/RESTAURANTS

- 1 Fig
- 2 800 Degrees
- 3 Hillstone
- 4 Wally's Wine
- 5 California Pizza Kitchen
- 6 Wokano
- 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 | 36 Madewell | 41 Papyrus |
| 28 J. Crew | 37 The Body Shop | 42 Nordstrom |
| 29 Old Navy | 38 Lululemon | 43 Santa Monica Place |
| 30 Sephora | 39 Anthropologie | |
| 31 Max Studio | 40 LUSH | |

ARTS & ENTERTAINMENT

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

HOTELS

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

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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