

LAND FOR LEASE

11674 SANTA MONICA BLVD

LOS ANGELES, CA



PRIVATE CAPITAL GROUP

NEWMARK

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Property Overview



Call for Details

LEASE RATE

Address	11674 Santa Monica Blvd., Los Angeles, CA 90025 Intersection of Barrington & Santa Monica Blvd
APN	4262-008-022
Land Area	±116,231 SF
Year Built	Vacant Land
Zoning	LAC2
Term	Flexible lease term options



116,231 Square feet of land available for lease both short term and long term options will be considered. 11674 Santa Monica Boulevard presents a unique opportunity to a diverse range of potential land users. This site was formerly home to a grocery store and offers significant potential for various developments. Potential uses include retail, mixed-use spaces, or other commercial opportunities.

Its strategic position near major highways, such as the 405 and 10 freeways, the site sits along Santa Monica Boulevard and Barrington, provides unparalleled access to the entire Westside, Century City, Beverly Hills, and Santa Monica.





Neighborhood Amenities

1/2 BLOCK
to metro

1.6 MILES
to Westwood Village

3 MILES
to Brentwood Country Mart

11 MINUTES
to Santa Monica Pier

LESS THAN A MILE
to Sawtelle Japantown

33,709

Traffic Count at
Santa Monica & S. Barrington



94

Walk Score

Demographics

POPULATION



50,252
1-Mile

277,693
3-Miles

562,478
5-Miles

EMPLOYEES



59,252
1-Mile

315,048
3-Miles

598,478
5-Miles

HH INCOME



\$161,952
1-Mile

\$175,464
3-Miles

\$177,607
5-Miles

MEDIAN AGE



34.4
1-Mile

35.9
3-Miles

38.0
5-Miles



W Sunset Blvd

Brentwood



San Vicente Blvd

Brentwood
COUNTRY MART
SINCE 1948

Sepulveda Blvd

405

2

Westwood Blvd

11674 Santa Monica Blvd

Sawtelle Japantown

Montana Ave

Santa Monica Media District

Wilshire Blvd

Arizona Ave

Santa Monica Blvd

Franklin St

Stanford St

Centinela Ave

Bergamot station

WEST | EDGE

Bundy Dr

St Barrington Ave

Sawtelle Blvd

Gateway Blvd

Exposition Blvd

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