

FOR LEASE

1114 22nd Street, Manhattan Beach, CA



PROPERTY HIGHLIGHTS:



Existing
Preschool/
Day Care
Facility



2 Buildings
Consisting of
6,400 SF and
1,861 SF



Available Q3
2025



Newly Remodeled
Building



Located in the Heart of
Manhattan Beach

For additional information, please contact:

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STEVE
MILLER
COMPANY

WESTPAC
PARTNERS

2024 DEMOGRAPHICS:



POPULATION

1 Mile	21,133
3 Miles	177,008
5 Miles	435,170



AVERAGE HH INCOME

1 Mile	\$314,841
3 Miles	\$209,711
5 Miles	\$160,341



DAYTIME POPULATION

1 Mile	19,911
3 Miles	103,903
5 Miles	209,311

Demographic Source: Applied Geographic Solutions
05/2024, TIGER Geography

