

Venice

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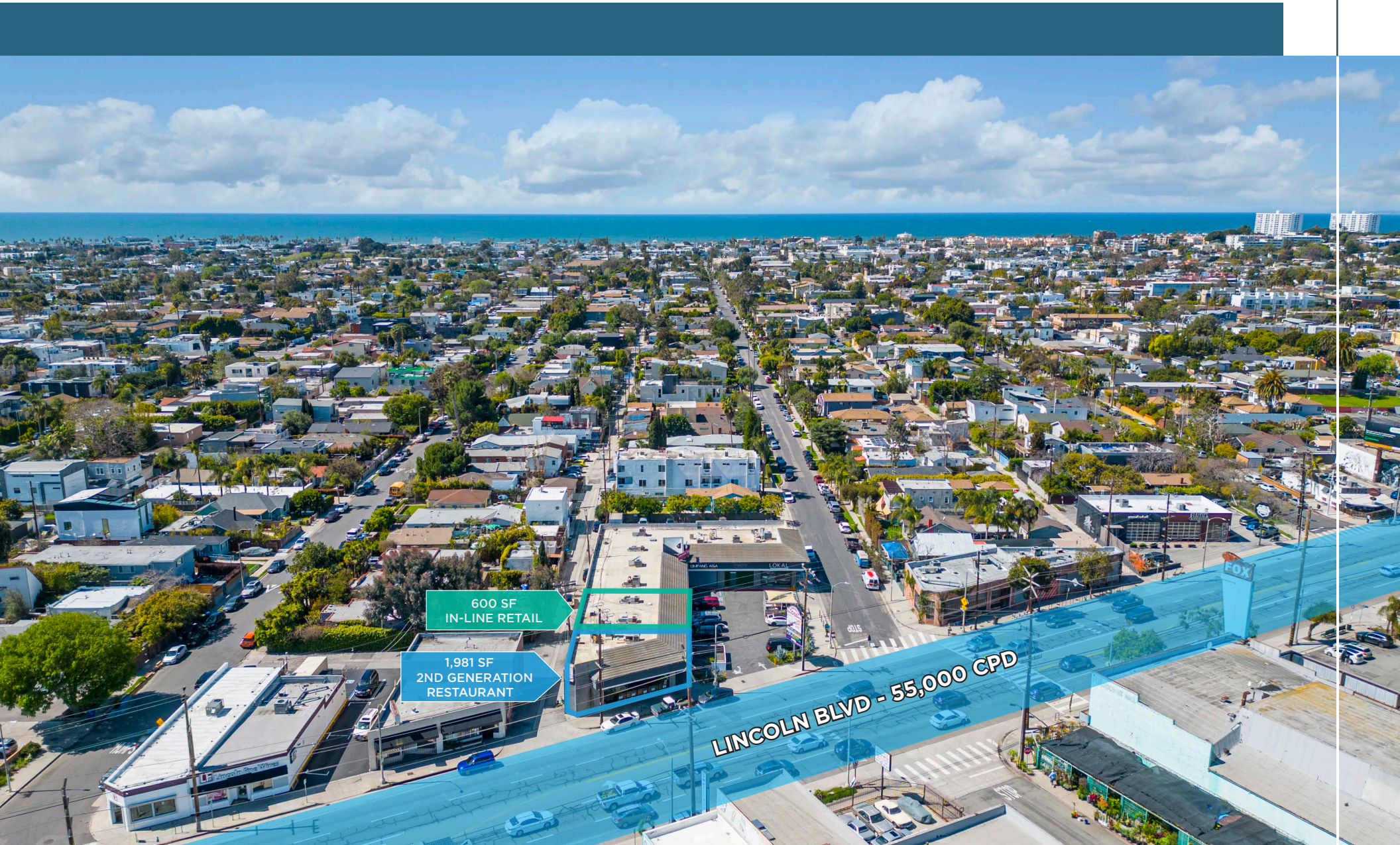
PROMINENT CORNER SHOPPING CENTER THE CORNER OF LINCOLN BLVD & VERNON CT



**2ND GENERATION END
CAP RESTAURANT - FOR LEASE**

701-715 LINCOLN BLVD
VENICE, CA 90291

THE AREA



2ND GENERATION RESTAURANT HIGHLIGHTS

- 2nd Generation Restaurant
- On-site parking (approx. 39 spaces)
- Delivered with hood and kitchen infrastructure (no key money)
- Highly visible end cap location



SPACE DETAILS

SEEKING PROMINENT RETAIL USERS

On one of the busiest streets in Venice, Lincoln Blvd, this is an opportunity to join excellent retailers. With prominent signage, and on-site parking, join an opportunity to be next to Whole Foods Market, Gelson's Market, Wurstkuche, Wanderlust Creamery, Willie Mae's Restaurant, Prince St. Pizza, and minutes away from the beach and the world-famous Abbot Kinney.



ASKING RATE

\$7.00PSF/Mo Plus NNN
(NNN Est. ±\$.80 PSF/Mo.)



AVAILABLE

Immediately



SQUARE FEET

±1,918 SF



LOCATION

701-715 Lincoln Blvd,
Venice, CA 90291



PARKING

Plentiful
On-site Parking



TURNKEY RESTAURANT

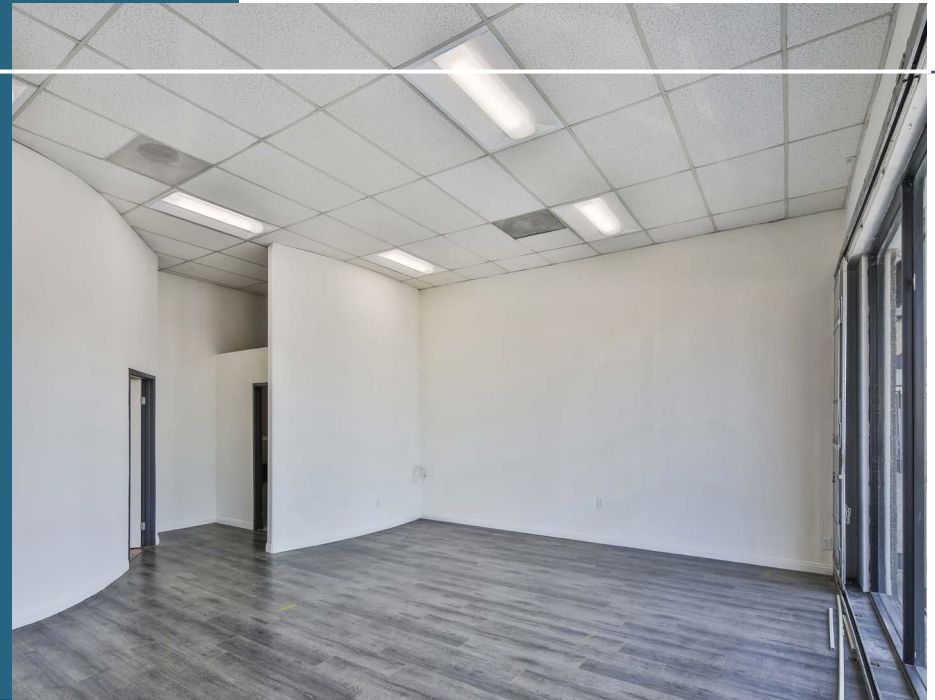
Full Service Kitchen





IN-LINE RETAIL HIGHLIGHTS

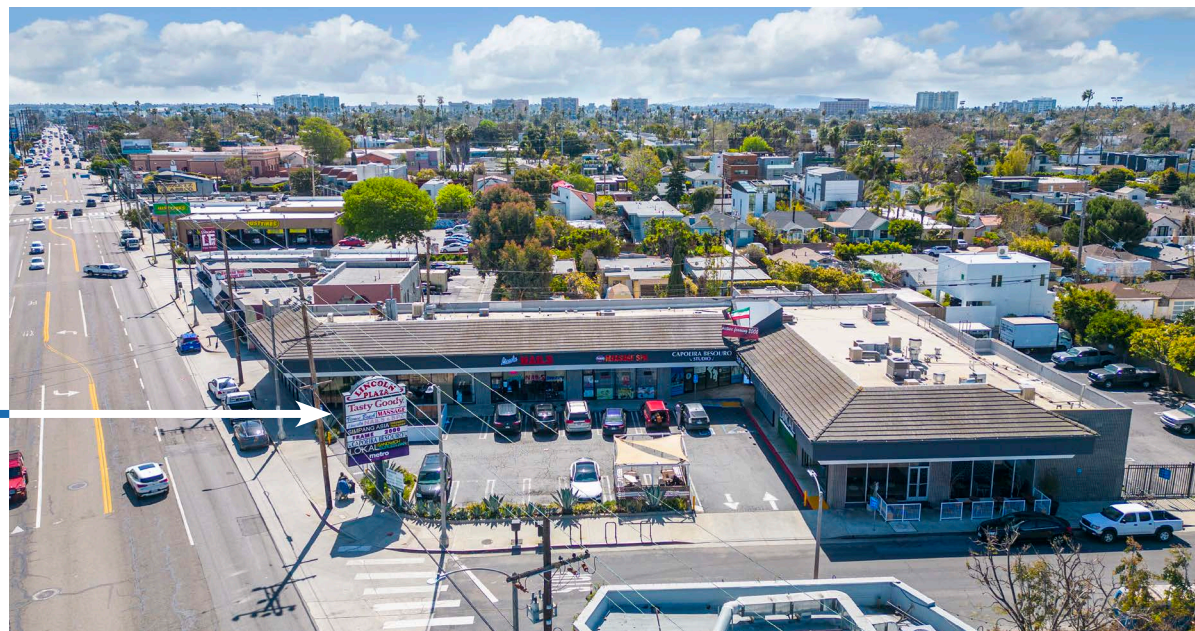
- 600 SF turnkey space
- Beautifully renovated space perfect for service uses or charming offices



PHENOMENAL SIGNAGE

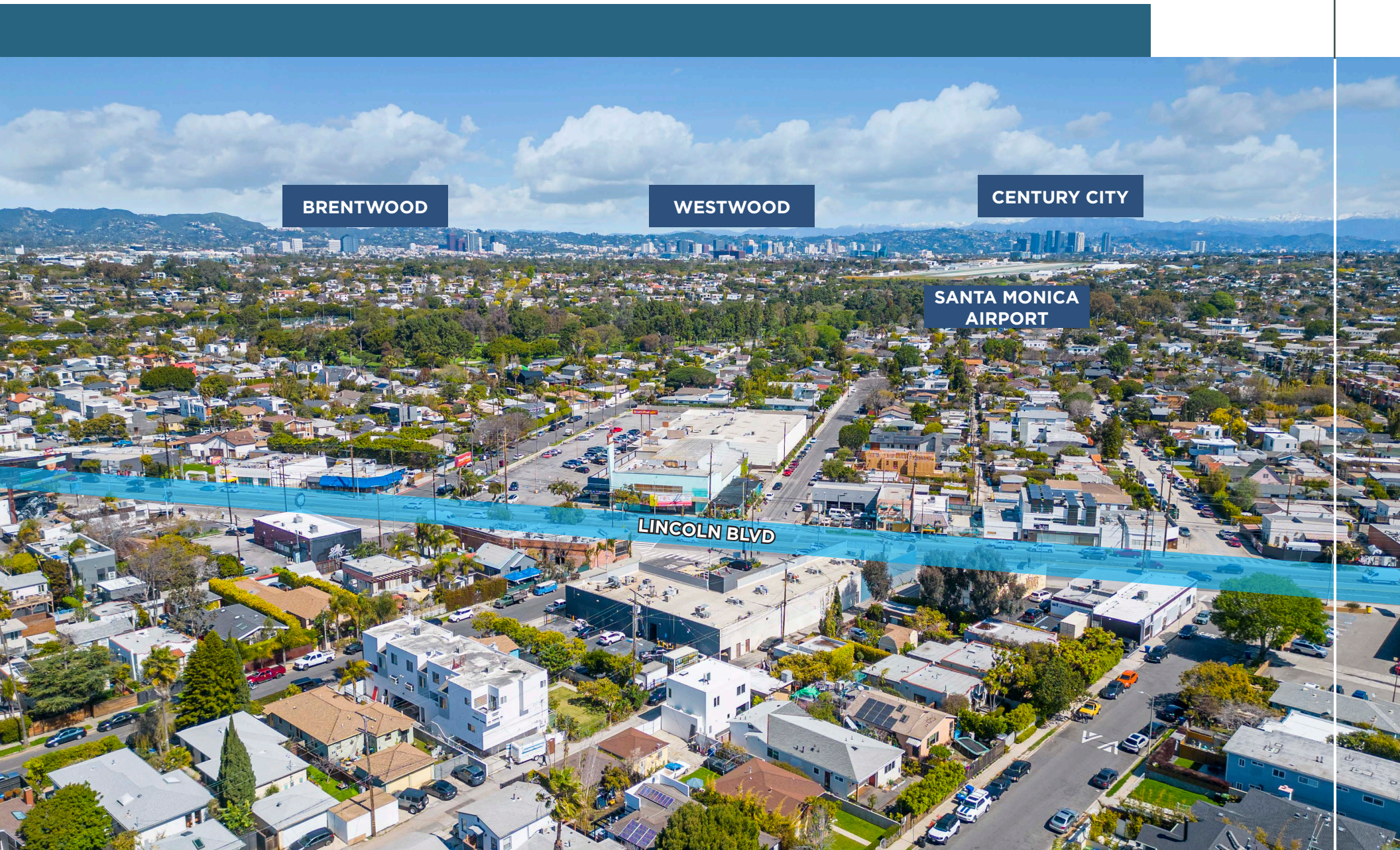


YOUR SIGN HERE



YOUR SIGN HERE

THE AREA



THE AREA



STRONG INCOME DEMOS

POPULATION

1 MILE 36,318

3 MILE 23,4778

5 MILE 498,885

AVG HOUSEHOLD INCOME

1 MILE \$178,583

3 MILE \$164,921

5 MILE \$170,603

HOUSEHOLDS
WITHIN A
1 MILE RADIUS
ON AVG. MAKE NEARLY

\$178K

NUMBER OF LOCAL
BUSINESSES WITHIN
A 1-MILE RADIUS

2,727



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