

PRIME RESTAURANT SPACE AT PLAZA EL SEGUNDO & THE WORKS

The Premier Shopping Destination in the South Bay
End Cap Restaurant + Patio Space for Lease on a Pad

PLAZA
EL SEGUNDO



AVAILABLE: 1,807 SF + PATIO



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OWNED BY:



JOIN:



The Container Store



NOURISH HEAL THRIVE



(Gwyneth Paltrow's Wellness Brand)



AND MANY MORE!



PLAZA EL SEGUNDO AND THE WORKS

offer a premier retail experience, combining exceptional shopping, dining, and entertainment options to create a vibrant destination that locals and visitors adore. Located in the sophisticated, yet relaxed atmosphere that is distinctively Southern California casual, this open-air coastal shopping destination offers just under 400,000 SF of upscale retail that caters to the thriving and affluent South Bay beach communities of Manhattan Beach, El Segundo and Hermosa Beach. It is located off Rosecrans and Pacific Coast Highway, which is considered the main shopping hub for the trade area. Come join Whole Foods, Container Store, Love.Life, Nordstrom Rack, Ulta Cosmetics, Home Goods, Dick's Sporting Goods and Petsmart. For dining options, visitors can enjoy delicious bites at Sauced

BBQ and Spirits or Marmalade Cafe. Conveniently located near LAX and easily accessible from

major freeways such as 405 and 105, Plaza El Segundo and The Works provide

an unforgettable experience perfect for a day out with family and friends or a night out on the town.



PLAZA EL SEGUNDO



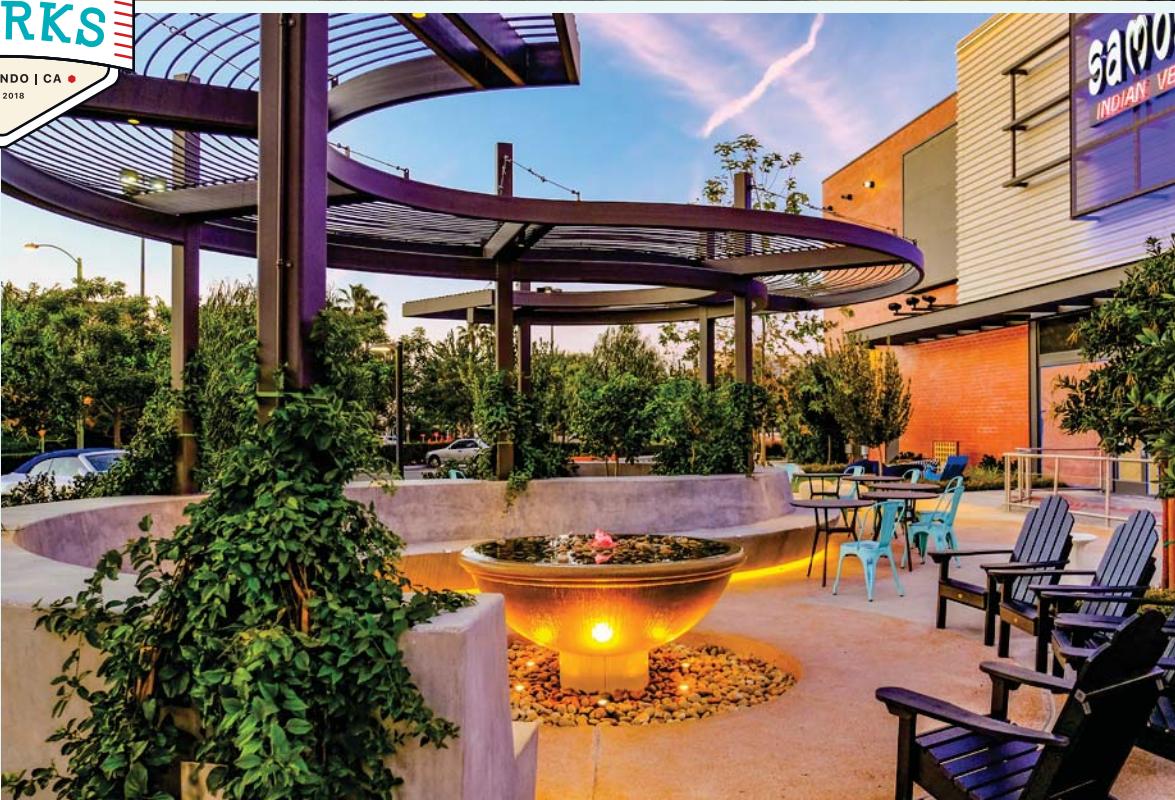
OWNED BY:

FEDERAL
1962

THE WORKS

The Works is the new gathering hub of the South Bay. It creates a sense of place with inviting commons areas, a play area for kids, outdoor games and a great spot to relax and hang out with friends.

The Works is the place to hang, shop, dine and experience life offline.



EXCITING THINGS ARE HAPPENING THE WORKS

Adjacent to Plaza El Segundo, The Works provides an entertaining experience for all ages. Kids can explore Code Ninja's, Snip-its Hair Salon, and Legacy Dance Academy, while adults can spend time at The Now Massage Boutique or Orange Twist. Dining options include Goop Kitchen, Northern Café, SeaButter, Veggie Grill and California Fish Grill. Fitness enthusiasts can visit Barry's Bootcamp, Hot 8 Yoga Studio, and The Stretch Spot.



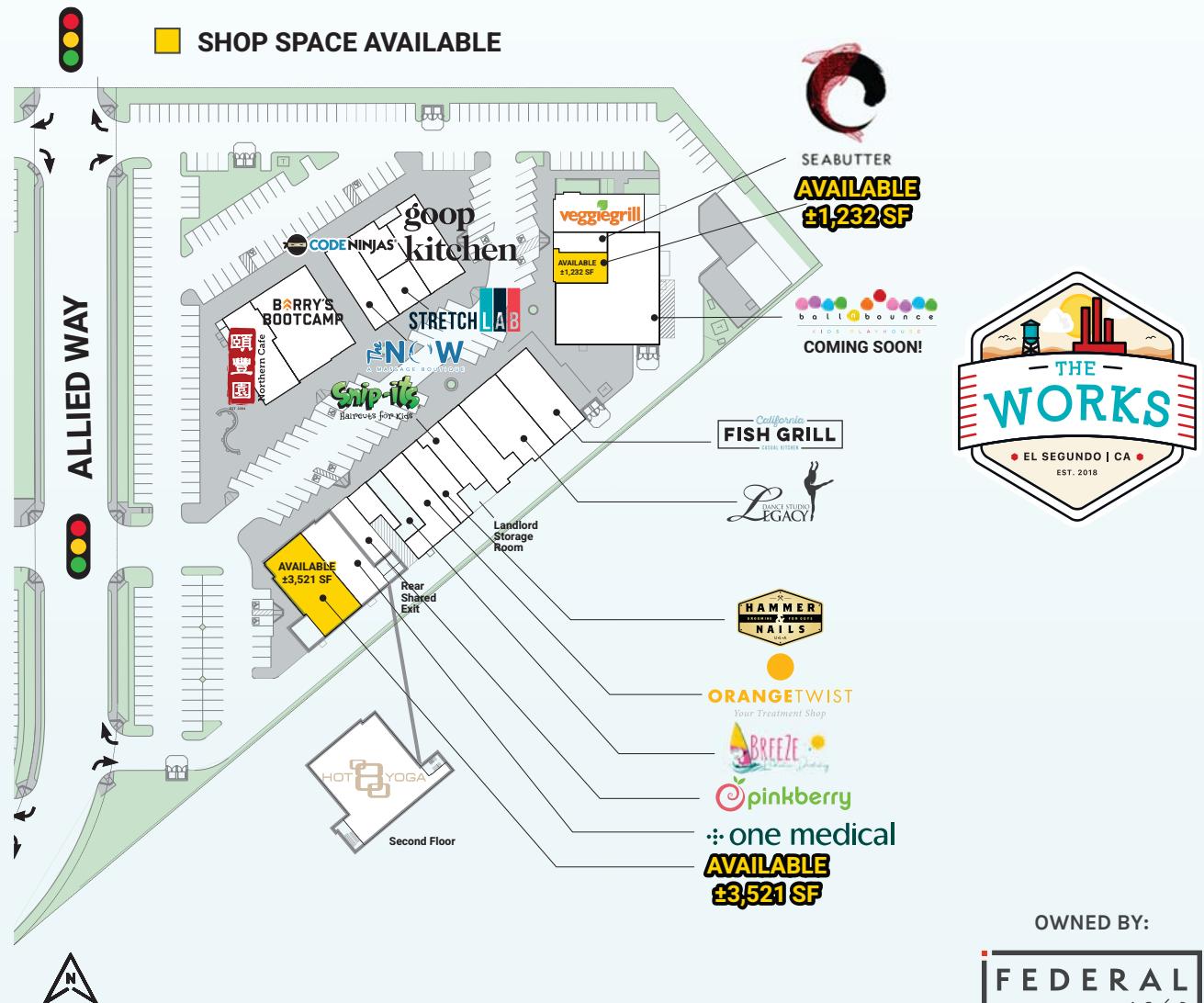
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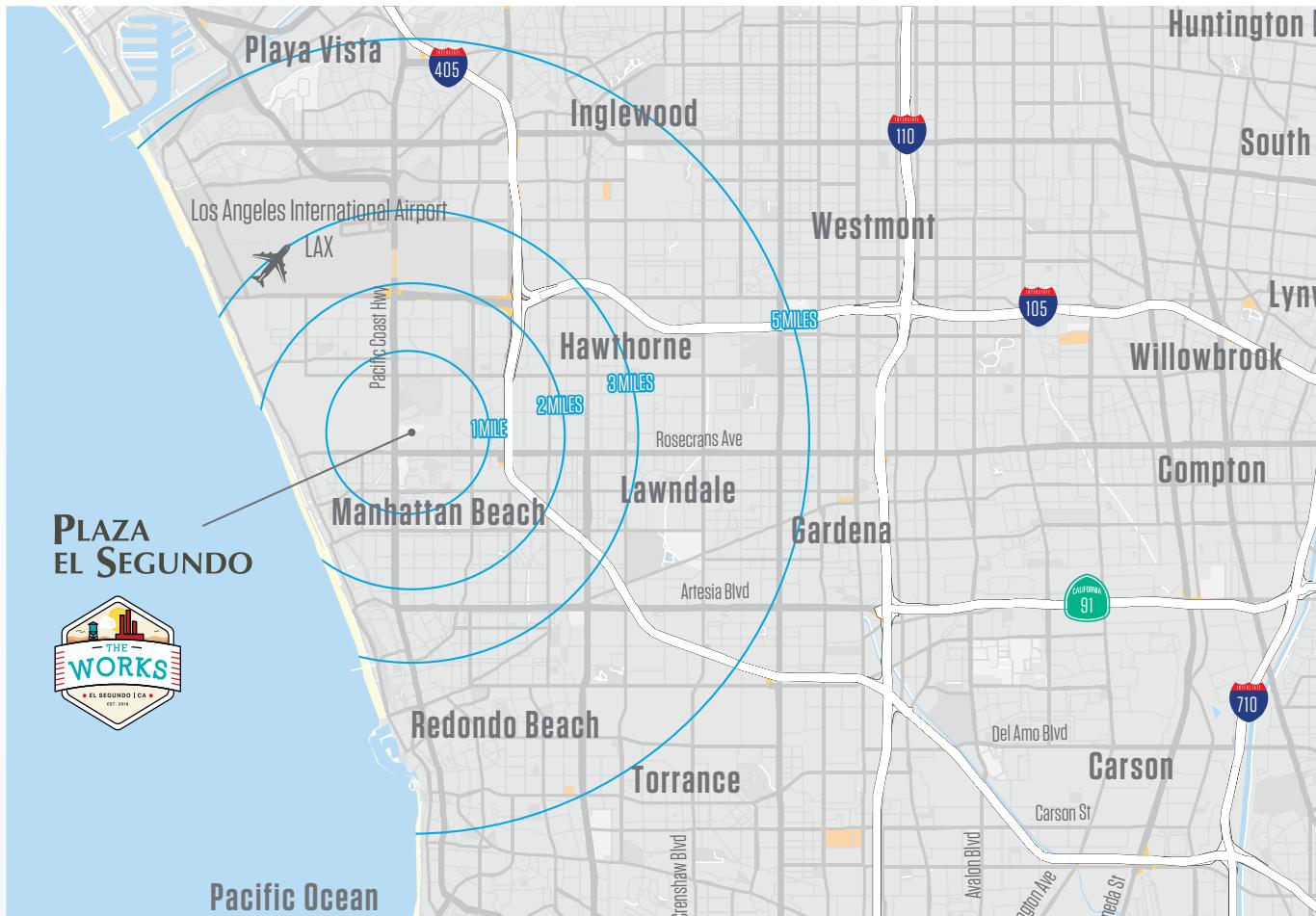
Available 1,232 SF



Restaurant 3,521 SF + 555 SF Exclusive Patio



DEMOGRAPHICS (2025 EST.)



POPULATION

	1 Mile	3 Miles	5 Miles
1 Mile	7,011	192,442	502,545
3 Miles			
5 Miles			



AVERAGE HH INCOME

	1 Mile	3 Miles	5 Miles
1 Mile	\$291,881		
3 Miles	\$188,567		
5 Miles	\$161,806		



DAYTIME POPULATION

	1 Mile	3 Miles	5 Miles
1 Mile	26,944		
3 Miles	116,571		
5 Miles	223,470		



EST. HOUSEHOLDS

	1 Mile	3 Miles	5 Miles
1 Mile	2,689		
3 Miles	70,762		
5 Miles	188,336		

Demographic Source: Applied Geographic Solutions 5/2025, TIGER Geography

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INCOME

(WITHIN 3 MILE RADIUS)

\$161,806

Estimated Average
HH Income

EMPLOYMENT

(Within 5 Mile Radius)

267,365

Employees

26,440

Businesses

3.7%

Residential
Unemployment Rate

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highland
PARTNERS

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