



ZACUTO GROUP
COMMERCIAL REAL ESTATE

SALE

YOUR SIGN HERE!

PEDAL

UNIS
YO

PREMIUM CRAFTED ELECTRIC MOTORBIKES
BORN IN VENICE®

2426

2426
LINCOLN
BOULEVARD
VENICE

RETAIL | SHOWROOM

OPPORTUNITY TO PURCHASE
ADJACENT PROPERTY

\$1,980,000

**2426
LINCOLN
BOULEVARD**

BILLBOARD
INCOME
\$4K / MONTH!

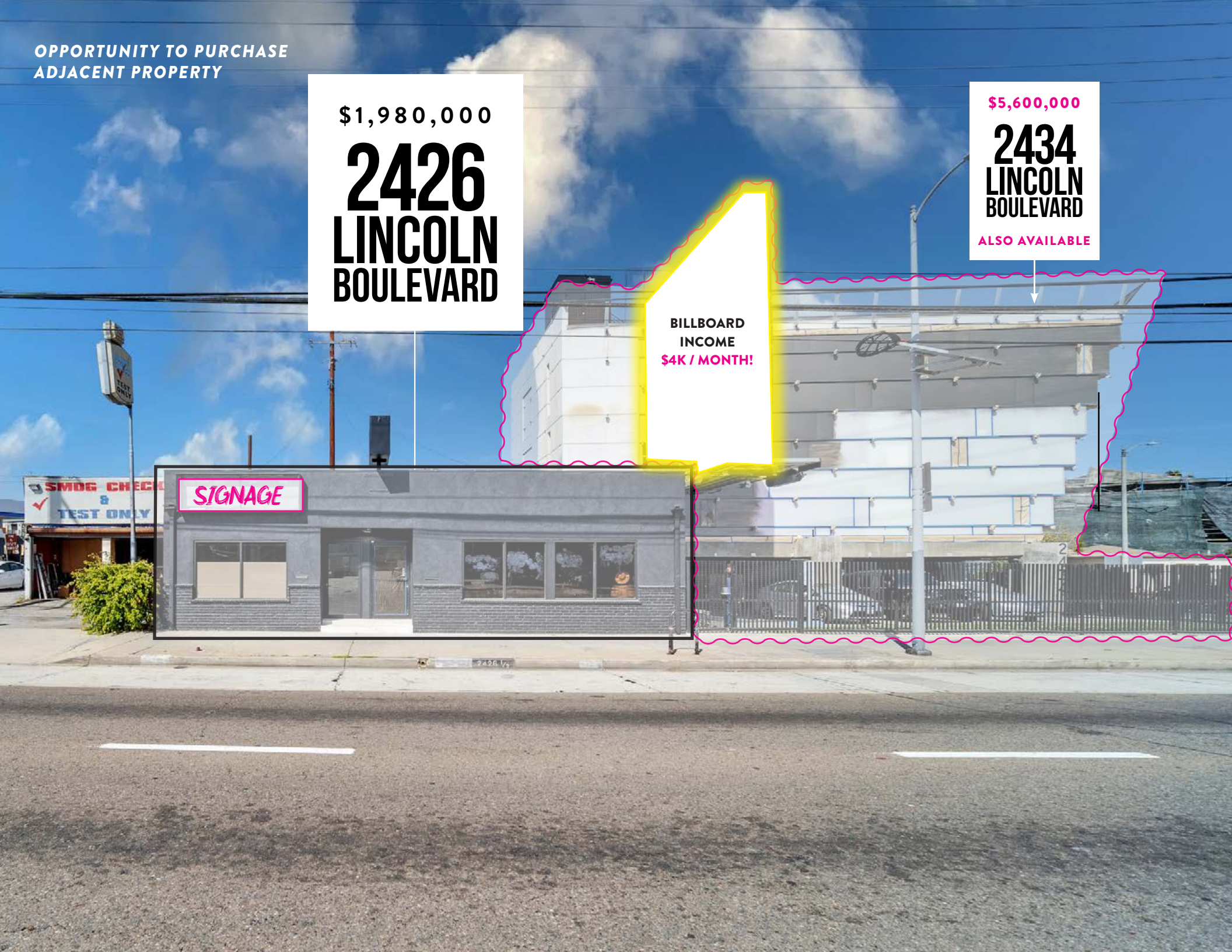
\$5,600,000

**2434
LINCOLN
BOULEVARD**

ALSO AVAILABLE

SIGNAGE

SMDG CHECK
&
TEST ONLY



SALE DETAILS

2426 LINCOLN BOULEVARD
VENICE, CALIFORNIA 90291

ASKING

\$1,980,000

SIZE

2,380 SF

LOT SIZE

3,045 SF

PPSF

\$832/SF

ZONING

C2-1-CDO TOC Tier 4

APN

4236-001-001

- Multi-functioning space with back office/storage
- Interiors with wood beam ceilings and concrete floors
- Private restrooms
- Excellent signage
- Rear alley access
+ parking for 3 vehicles
- High visibility central venice location near the intersection of Lincoln Blvd. and Venice Blvd.



LISTING TEAM



JAKE ZACUTO

Managing Director

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DRE #01377441

ANDREW SINASOHN

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DRE #01951740

SAMMY SANTANA

Director

213.807.9798

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DRE #01969450

2426 LINCOLN BLVD



2434 LINCOLN BLVD



AVAILABLE AS A PORTFOLIO \$7,580,000

TOTAL PPSF (BUILDINGS)	\$777/SF
APN	5166-005-003
TOTAL BUILDING SF	9,760 SF
LOT SIZE	8,700 SF

2426 LINCOLN BLVD

PPSF	\$832/SF
APN	5166-005-003
BUILDING SIZE	2,380 SF
LOT SIZE	3,045 SF
STORIES	1
ZONING	C2-1-CDO TOC Tier 4
YEAR BUILT	1953

2434 LINCOLN BLVD

PPSF	\$759/SF
APN	4236-001-002
BUILDING SIZE	7,380 SF
LOT SIZE	5,655 SF
STORIES	3 + ROOF
ZONING	LAC2
YEAR BUILT	2008

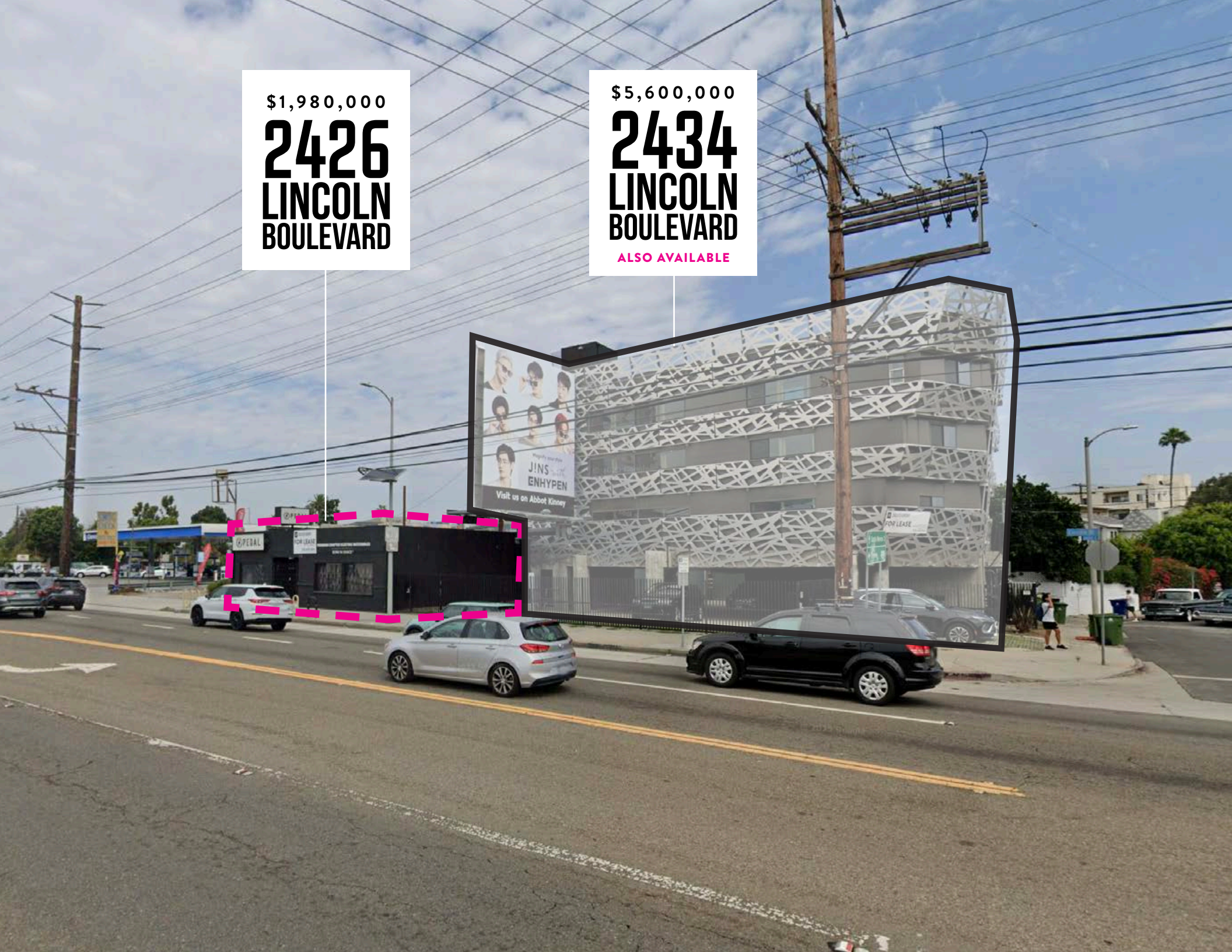
\$1,980,000

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LINCOLN
BOULEVARD**

\$5,600,000

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ALSO AVAILABLE





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LINCOLN
BOULEVARD
VENICE**



SALE

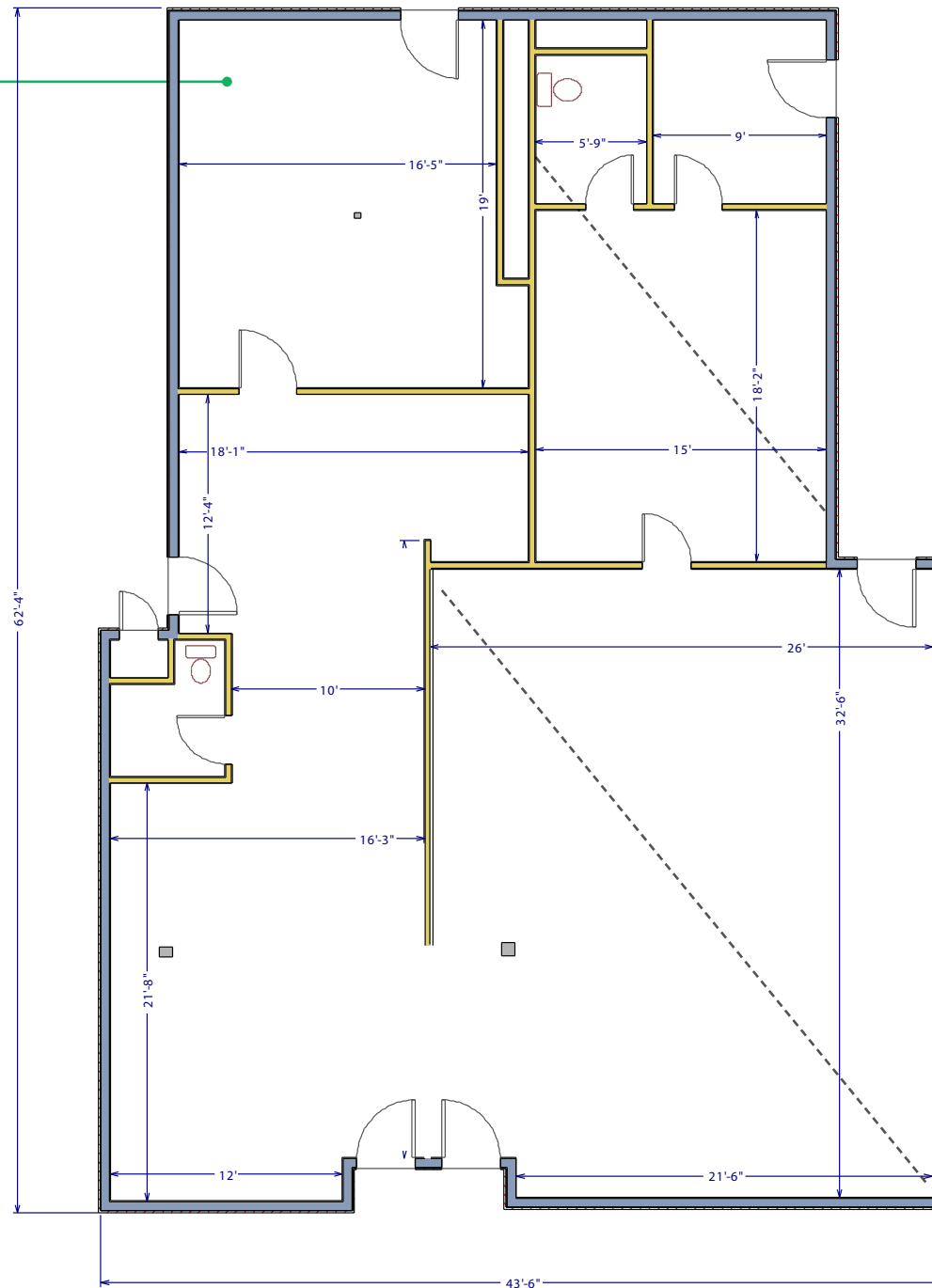
2426 LINCOLN BLVD, VENICE, CA



SALE

2426 LINCOLN BLVD, VENICE, CA

FLOOR PLAN





SALE

2426 LINCOLN BLVD, VENICE, CA



SALE

2426 LINCOLN BLVD, VENICE, CA

EXCEPTIONAL NEIGHBORS IN THE HEART OF VENICE



📍 SUPERBA | 1900 LINCOLN BLVD



📍 EREWHON | 585 VENICE BLVD



📍 NIGHT + MARKET SAHM | 2533 LINCOLN BLVD



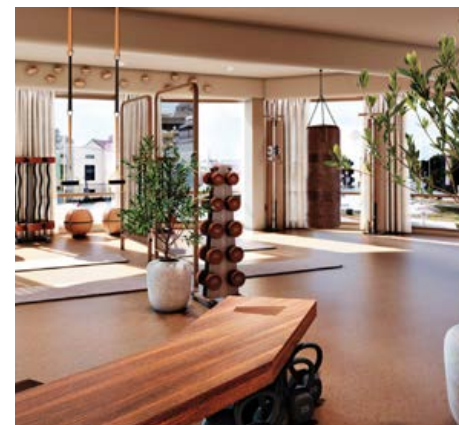
📍 ZINQUE | 1440 LINCOLN BLVD



📍 MARKET | 72 MARKET ST



📍 GRAN BLANCO | 80 WINDWARD AVE



📍 HUME | 1600 MAIN ST



📍 VENICE SKATE | 1800 OCEAN FRONT WALK



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