

— 2011-2013 LINCOLN BLVD, SANTA MONICA, CA 90405 —



FOR SALE

**IKON**
PROPERTIES

MCRES
PROPERTIES

PROPERTY SUMMARY

**2011-2013 LINCOLN BLVD
SANTA MONICA, CA 90405**

Property type: Retail

Year built: 1965

Parcel number: 4284-002-003

Building: 2,300 SF

Lot: 4,067/.09 SF/AC

Zoning: SMC4



LOCAL COMMUNITY MAP

SANTA MONICA PIER

PerBurger
Santa Monica Pier
66
Last Burger on Land

LOBSTER

Bruno's
ITALIAN RESTAURANT

BOBBA GUMP
SHRIMP CO.
RESTAURANT & BAR

BIG DEAN'S
OCEAN FRONT CAFE

Downtown Santa Monica
THIRD STREET PROMENADE



ups THE UPS STORE

Pollo Loco

PANDA EXPRESS
CHINESE KITCHEN

Pita House
Mediterranean Cuisine

Domino's Pizza

Santo's Cantina
Handmade Pizzas

7 ELEVEN

SUBWAY

SUSHI HANASHI



Walgreens

O'Reilly
AUTO PARTS

SUBJECT PROPERTY

Lincoln Blvd

PROPERTY HIGHLIGHTS

- ✓ Located in the Heart of Santa Monica
- ✓ High Visibility Retail Store on Lincoln Blvd
- ✓ Spacious Layout with Flexible Floor Plan for Multiples Uses
- ✓ Excellent Opportunity for Owner-User/Investor
- ✓ Strong Demographics and Traffic counts
- ✓ Secured Gated Parking

SUBJECT
PROPERTY



Grant St

Lincoln Blvd

Bay St

Pico Blvd

PROPERTY PHOTOS

2011-2013 LINCOLN BLVD • SANTA MONICA, CA 90405



DEMOGRAPHICS

2011-2013 LINCOLN BLVD • SANTA MONICA, CA 90405

POPULATION

	1 Mile	3 Mile	5 Mile
2028 Projection	35,174	207,548	447,448
2023 Estimate	35,553	210,668	454,128
2010 Census	33,790	204,806	441,284
Growth 2023 - 2028	-1.07%	-1.48%	-1.47%
Growth 2010 - 2023	5.22%	2.86%	2.91%

2023 POPULATION

	1 Mile	3 Mile	5 Mile
White	27,546 77.48%	161,644 76.73%	329,800 72.62%
Black	2,304 6.48%	8,510 4.04%	20,095 4.42%
Am. Indian & Alaskan	330 0.93%	1,765 0.84%	3,654 0.80%
Asian	3,634 10.22%	28,373 13.47%	77,609 17.09%
Hawaiian & Pacific Island	57 0.16%	402 0.19%	924 0.20%
Other	1,681 4.73%	9,974 4.73%	22,046 4.85%
U.S. Armed Forces	16	122	217

HOUSEHOLDS

	1 Mile	3 Mile	5 Mile
2028 Projection	18,968	104,268	211,946
2023 Estimate	19,196	106,130	215,613
2010 Census	18,253	104,128	210,965
Growth 2023 - 2028	-1.19%	-1.75%	-1.70%
Growth 2010 - 2023	5.17%	1.92%	2.20%
Owner Occupied	3,734 19.45%	33,021 31.11%	76,728 35.59%
Renter Occupied	15,462 80.55%	73,109 68.89%	138,884 64.41%

DEMOGRAPHICS DETAILED REPORT

2011-2013 LINCOLN BLVD • SANTA MONICA, CA 90405

2023 POPULATION BY OCCUPATION

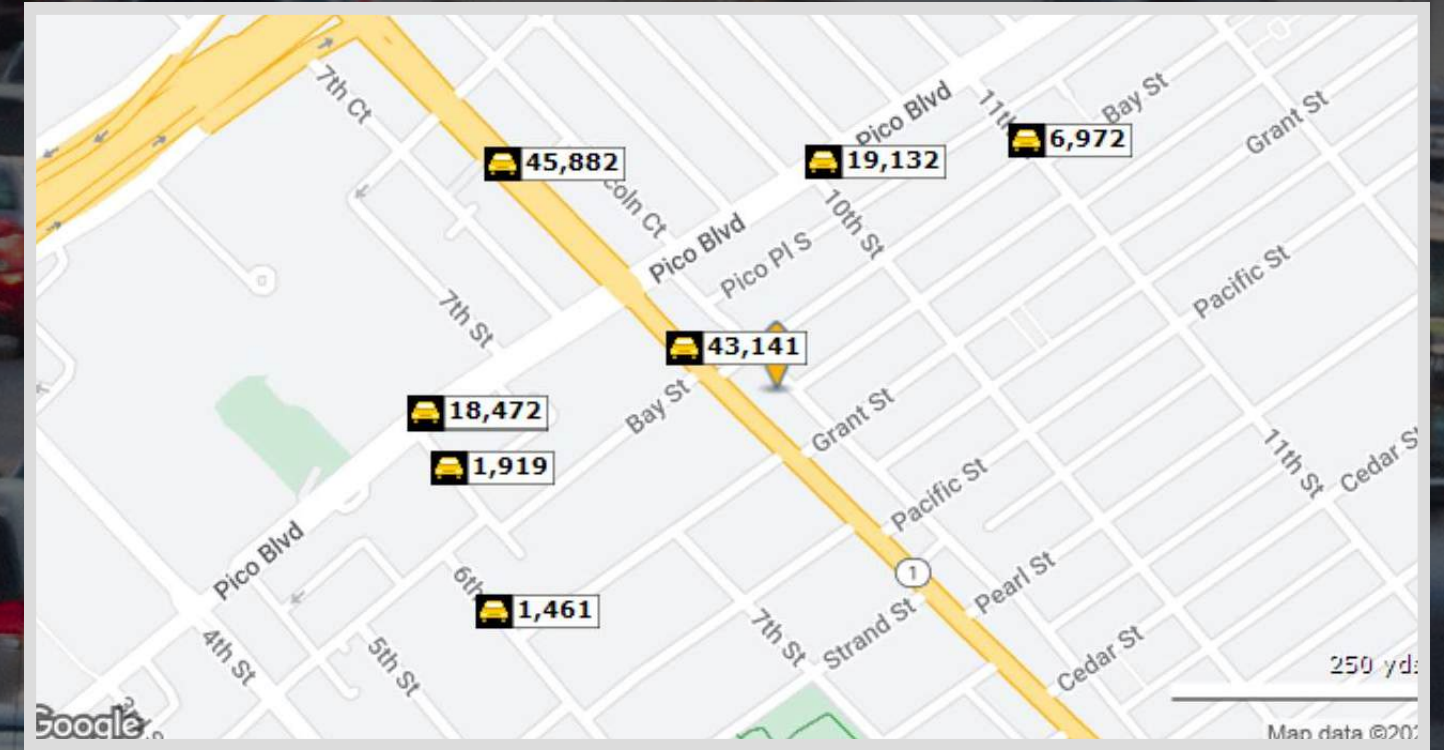
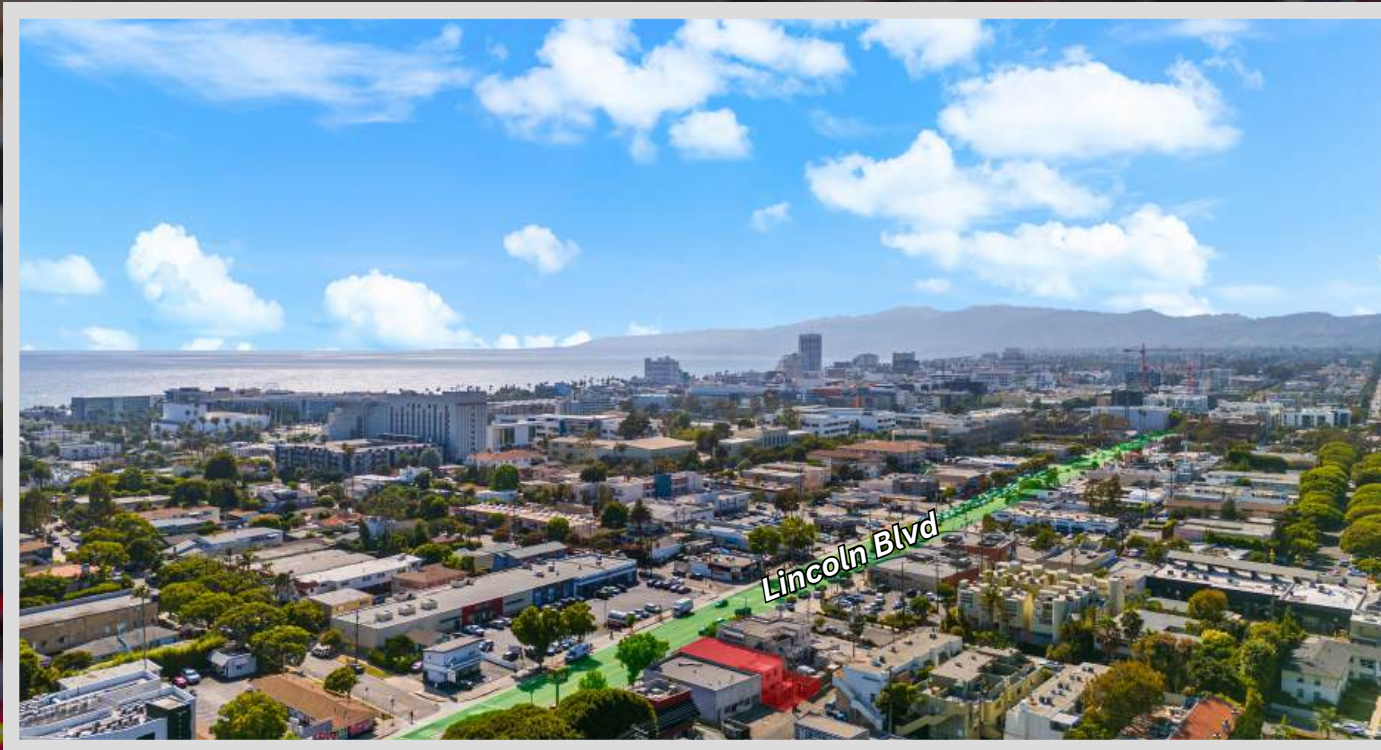
	1 Mile	3 Mile	5 Mile
Real Estate & Finance	1,485 4.00%	11,064 4.82%	22,746 4.76%
Professional & Management	17,017 45.80%	107,802 46.96%	219,207 45.83%
Public Administration	464 1.25%	2,247 0.98%	5,006 1.05%
Education & Health	3,607 9.71%	22,776 9.92%	54,237 11.34%
Services	2,532 6.82%	13,597 5.92%	28,615 5.98%
Information	2,187 5.89%	14,361 6.26%	25,869 5.41%
Sales	3,584 9.65%	22,136 9.64%	46,606 9.74%
Transportation	863 2.32%	5,260 2.29%	11,409 2.39%
Retail	1,541 4.15%	8,877 3.87%	18,383 3.84%
Wholesale	465 1.25%	2,306 1.00%	4,703 0.98%
Manufacturing	818 2.20%	5,251 2.29%	11,015 2.30%
Production	766 2.06%	3,885 1.69%	8,438 1.76%
Construction	527 1.42%	2,340 1.02%	5,167 1.08%
Utilities	324 0.87%	2,528 1.10%	5,962 1.25%
Agriculture & Mining	54 0.15%	249 0.11%	406 0.08%
Farming, Fishing, Forestry	0 0.00%	87 0.04%	131 0.03%
Other Services	919 2.47%	4,796 2.09%	10,443 2.18%

2010 HOUSEHOLDS BY HH SIZE

	1 Mile	3 Mile	5 Mile
1-Person Households	9,374 51.36%	46,552 44.71%	86,334 40.92%
2-Person Households	5,581 30.58%	34,352 32.99%	70,639 33.48%
3-Person Households	1,781 9.76%	12,162 11.68%	26,513 12.57%
4-Person Households	1,037 5.68%	7,424 7.13%	18,114 8.59%
5-Person Households	300 1.64%	2,350 2.26%	6,077 2.88%
6-Person Households	107 0.59%	790 0.76%	2,061 0.98%
7-or more Person Households	72 0.39%	499 0.48%	1,226 0.58%

TRAFFIC COUNT

2011-2013 LINCOLN BLVD • SANTA MONICA, CA 90405



TRAFFIC COUNT

Street		Traffic Volume	Distance from Subject	
Lincoln Blvd	Bay St	0.02 SE	41,856	MPSI .06
Lincoln Blvd	Bay St	0.02 SE	43,141	MPSI .06
Pico Blvd	10th St	0.01 SW	19,132	MPSI .14
6th St	Pico Pl	0.01 SE	1,919	MPSI .19
Pico Blvd	6th St	0.01 S	19,969	MPSI .20
Pico Blvd	6th St	0.01 S	18,472	MPSI .20
6th St	Grant St	0.02 SE	1,461	MPSI .20
Lincoln Blvd	Michigan Ave	0.05 NW	44,519	MPSI .21
Lincoln Blvd	Michigan Ave	0.05 NW	45,882	MPSI .21
11th St	Bay St	0.01 SE	6,972	MPSI .21

EXCLUSIVELY REPRESENTED BY



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FOUNDER

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