

# STATE-OF-THE-ART SPA/WELLNESS FACILITY FOR SALE



1812 LINCOLN BOULEVARD  
*Santa Monica California*

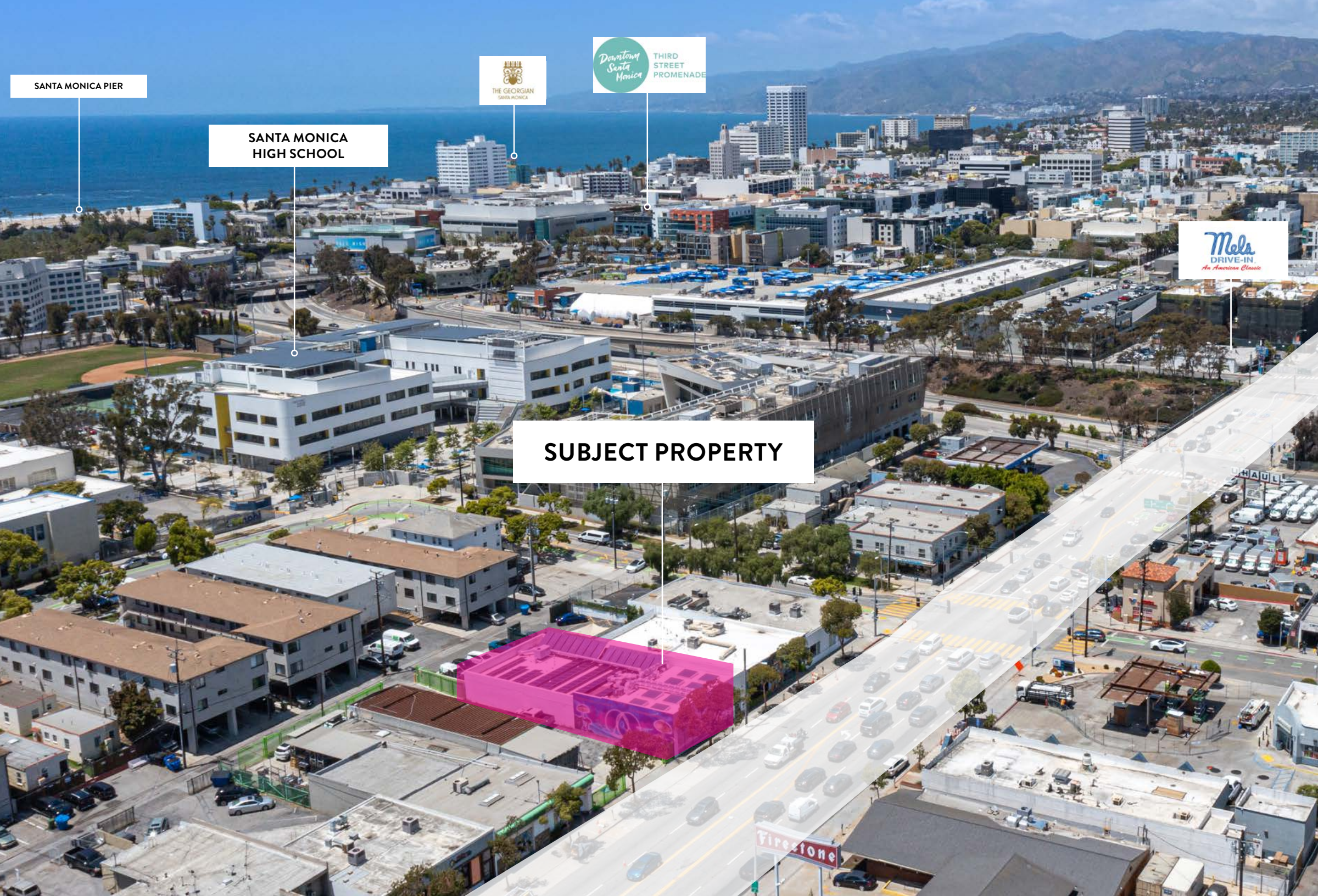
SANTA MONICA PIER

SANTA MONICA  
HIGH SCHOOL



Mela  
DRIVE-IN  
*An American Classic*

SUBJECT PROPERTY



**FOR SALE**

## PROPERTY INFORMATION

1812 LINCOLN BOULEVARD  
SANTA MONICA, CA 90404

*Newly transformed spa/wellness facility  
along a dynamic stretch of Lincoln Blvd  
between Olympic Blvd + Pico Blvd.*

- *Flexible space use*
- *Large street facing windows*
- *High visibility signage*
- *4 parking spaces in the rear*
- *Excellent Westside location*

### BUILDING SIZE

5,500 SF

**DELIVERED  
VACANT**

### LOT SIZE

7,004 SF

**RENOVATED  
IN 2022**

### LISTING TEAM

#### JAKE ZACUTO

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#### BEN KHOUBIAN

Senior Director  
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DRE #02197728



## PROPERTY DETAILS

1812 LINCOLN BOULEVARD  
SANTA MONICA, CA 90404

BUILDING PRICE	\$3,590,000
BUILDING SIZE	5,500 SF
LAND SIZE	7,004 SF
PPSF (BUILDING)	\$653/SF
PPSF (LAND)	\$513/SF
YEAR BUILT/RENOVATED	1951/2021
ZONING	SMC4
PARCEL NUMBER	4290-004-025



The property has undergone extensive renovations, including significant upgrades to infrastructure, plumbing, and electrical systems, along with thoughtfully executed high-end cosmetic improvements throughout.

## ADDITIONAL UPGRADES

- Installation of solar + thermal panels
- Sky Source atmospheric water maker
- ADA compliant spaces



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*Santa Monica California*



  
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1812

1808



DOGTOWN COFFEE

CASA DEL MAR

VICEROY HOTEL

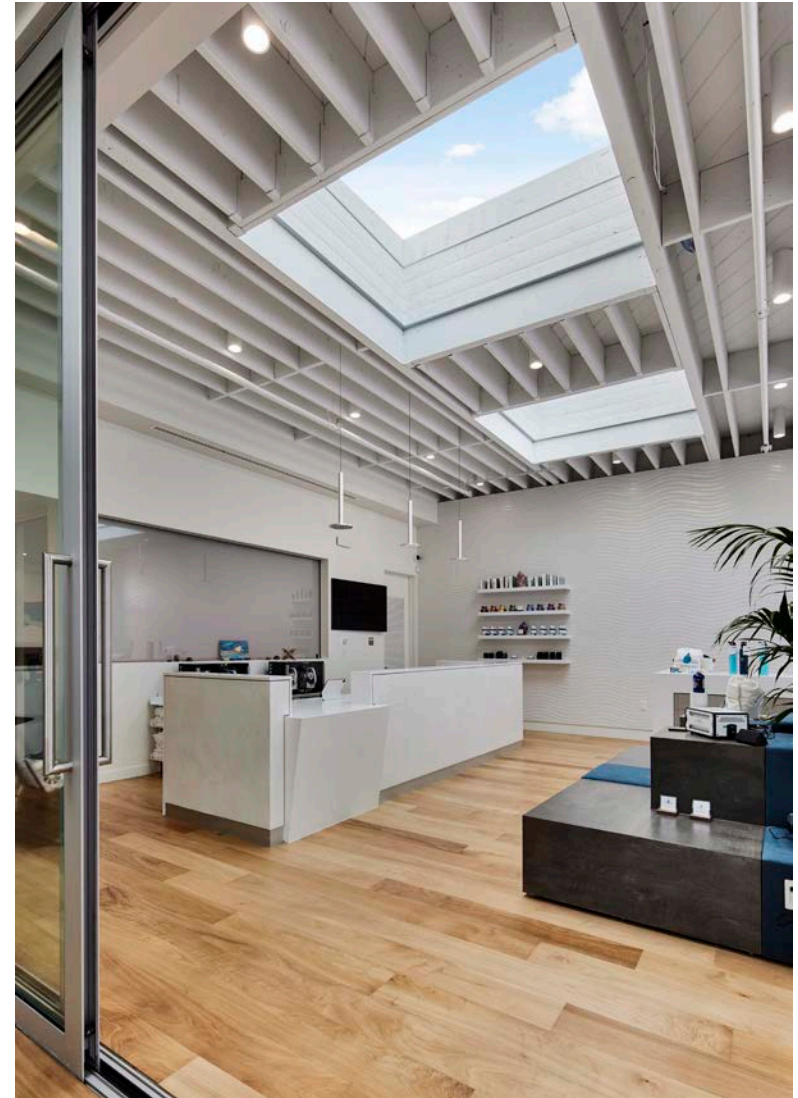
SANTA MONICA  
HILTON

SANTA MONICA  
HIGH SCHOOL

SUBJECT PROPERTY

MICHIGAN AVENUE

LINCOLN BOULEVARD



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*Santa Monica California*



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RARE ON-SITE PARKING  
FOR UP TO 4 CARS

1812 LINCOLN BOULEVARD  
*Santa Monica California*



## ZACUTO GROUP

COMMERCIAL REAL ESTATE

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