

1511 ABBOT KINNEY BOULEVARD

VENICE, CALIFORNIA 90291



L I V E / W O R K / R E T A I L

jayluchs.com
For Lease
310 407 6585
Jay Luchs
Los Angeles

 **COLDWELL BANKER
COMMERCIAL**

NEWMARK

DAVID MALDONADO
T 323-702-2006
david.maldonado@cbcnrt.com
CA RE Lic. #01949738

JAY LUCHS
Vice Chairman
T 310-407-6585
jay.luchs@nmrk.com
CA RE Lic. #01260345
JAYLUCHS.COM

ADDRESS

1511 Abbot Kinney Boulevard
Venice, CA 90291

USE

Live/Work/Retail

Artist In Residence Use: will allow the manufacturing and sale of products in the building plus live/work within the premises

SIZE

Ground Floor: ±2,110 SF
2nd Floor: ±2,152 SF
3rd Floor: ±1,968 SF
TOTAL: ±6,230 SF

RENT

\$6 PSF per month NNN

NNN

±\$1.35 PSF per month



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HIGHLIGHTS

- Open layout
- Direct access from Abbot Kinney Blvd
- Floor to ceiling windows
- Garage
- Recessed and track lighting
- Multiple patios and balconies
- Restrooms
- Storage and cabinets
- Kitchen area on 3rd floor
- Great views of Abbot Kinney Blvd

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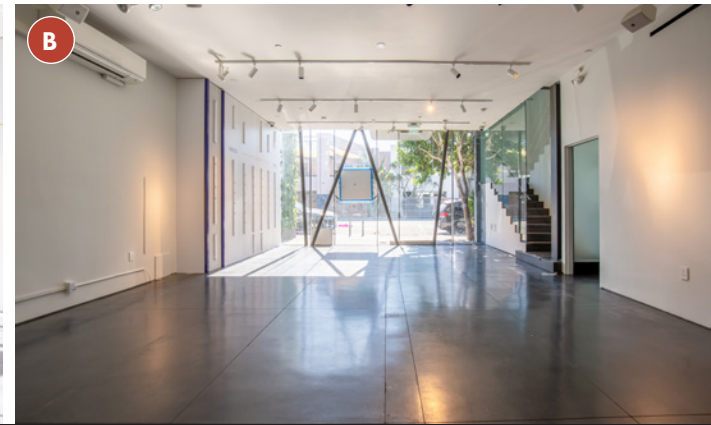
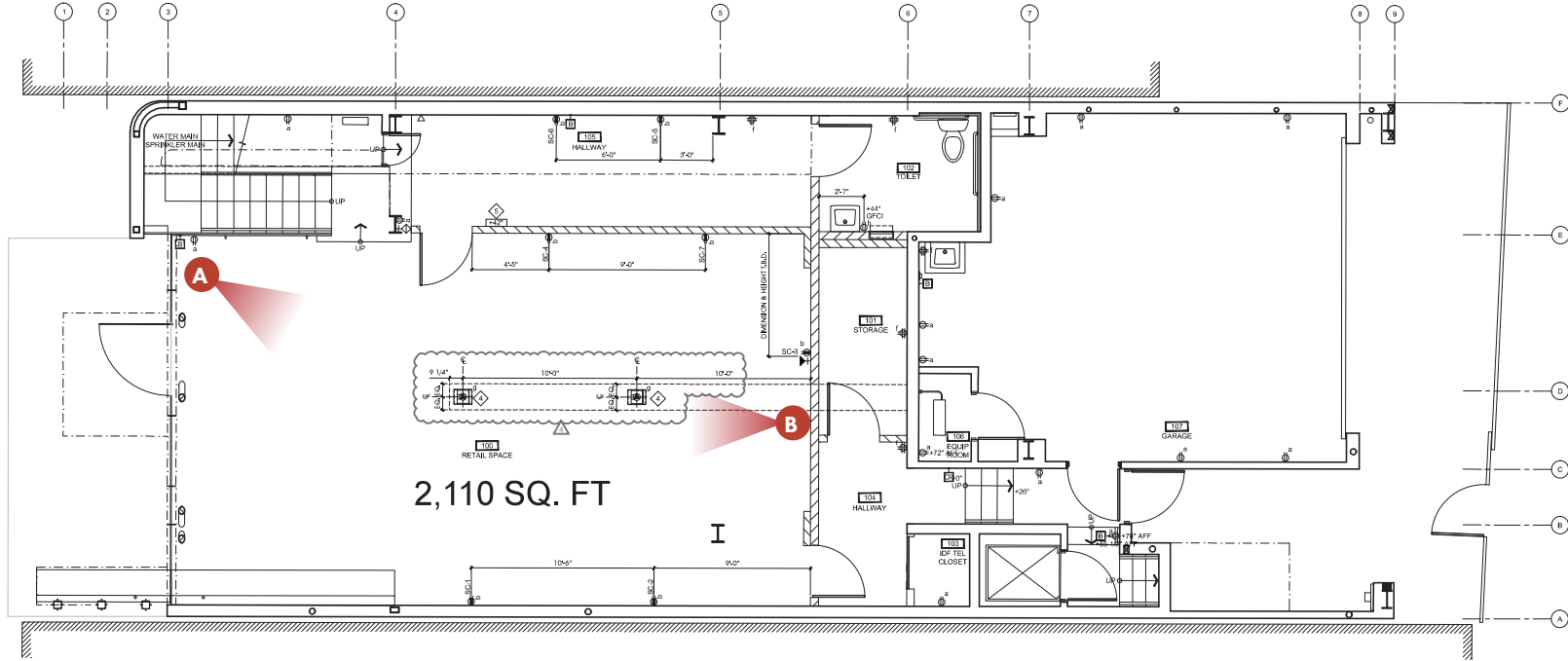
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GROUND FLOOR

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2ND FLOOR

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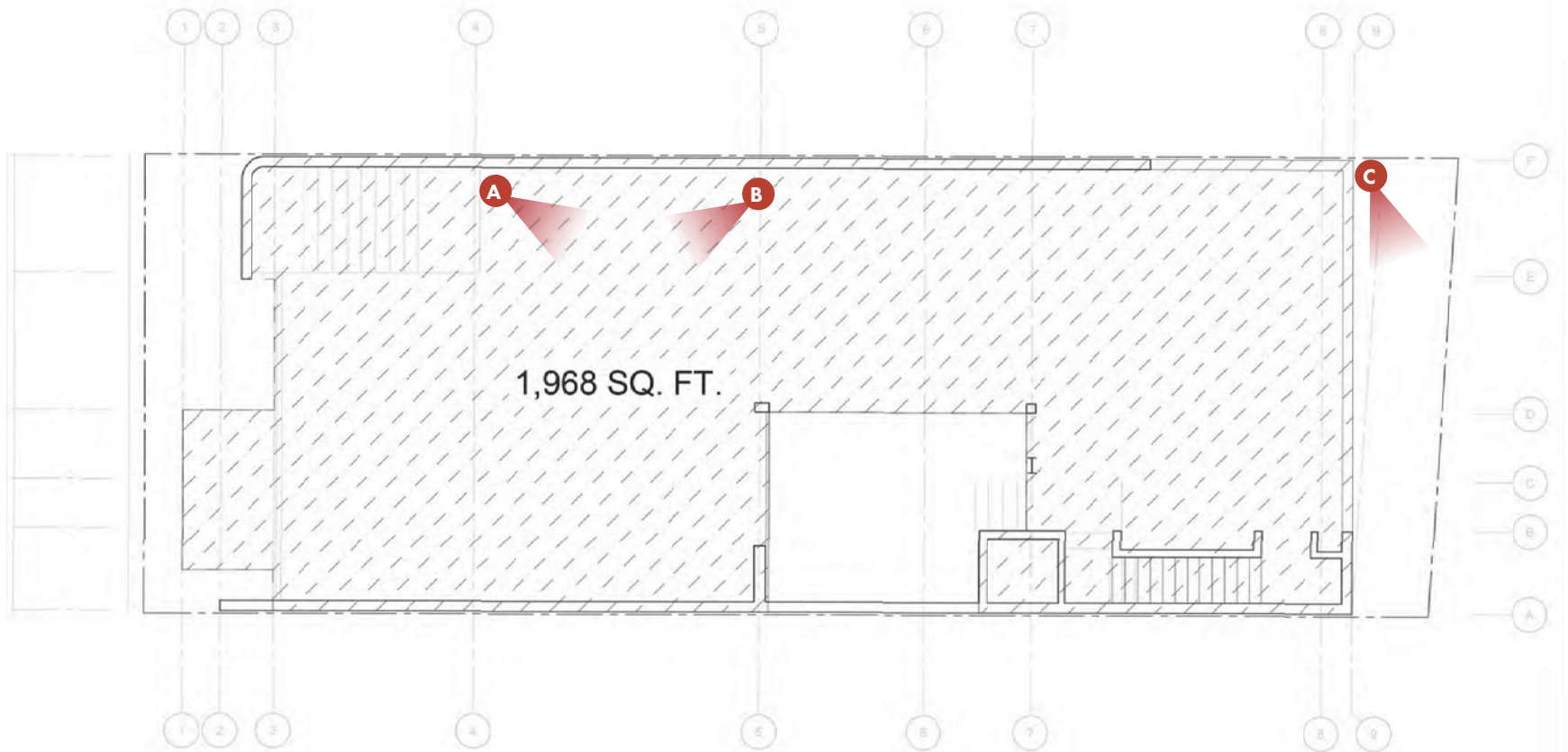
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3RD FLOOR

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The Brig

ZADIG & VOLTAIRE

nati

gorjana

GJELINA

Saje

Cha Cha

VINCE. Corridor satine
BILLY REID adidas

	Distance	Time
Venice Beach	0.8 Miles	±4 Mins
Santa Monica Airport	2.4 Miles	±9 Mins
Downtown Santa Monica	2.8 Miles	±12 Mins
LAX Airport	6.8 Miles	±21 Mins
Westfield Century City	7.4 Miles	±23 Mins
Beverly Hills	10.2 Miles	±28 Mins

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Cha Cha



BURRO

garfana

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take away

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bcd

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Aesop

GRACE LOVES LACE

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1101 **EVERLANE**
 1103 **AWAY THE GREAT.**
 1107 Kevin
 1117 General Admission
 1121 AHLEM Eyewear
 1121 **LCD**
 1121 Under Construction

SAN JUAN AVENUE
 1201 Only the Wild Ones
 1205 **THE BUTCHER'S DAUGHTER**
 1209 **DCX NIGHTCLUB**
 1219 Goodies
 1221 **K KEETSA**
 1223 Flannel
 1225 Cookman
 1227 MC2 St. Barth
 1227 Burning Torch
 1239 **greenleaf** gourmet chopshop



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ABBOT KINNEY BOULEVARD

SANTA CLARA AVENUE

1301 Vardagen
 1305 For Lease
 1311 Offices
 1315 Vacant
 1317 Hamilton Press Gallery
 1319 **I R O**
 1321 Under Construction
 1323 **PRINCIPISSA**
 1327 **velvet**
 1327 1/2 John Fluevog
 1329 Art Unified
 1329 **illesteva**
 1331
 1333 ASA Kafians
 1335 **calabro**
 1335 future **TODD SNYDER**
 1337 **CHRISTY DAWN**
 1341 Beauvillia Glass Designs
 1345 Stable Road Capital
 1349
 1351 future **BILLY REID** Originals
 1353 **VINCE. (Women)**
 1355 **VINCE. (Men)**
 1357 **SALE & STAGE** satine Corridor

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CALIFORNIA AVENUE

1401 **Cher Cha**
 1403 **KOIO** (Renovating)
 1405 Erda King
 1407 **BURRO** by Firefly Live/Work For Lease
 1413B
 1415 Classic Touch Tattoo Parlour
 1419 **gorjana**
 1421 **Sage** Lemuria
 1233
 1427 **HELENA** Take Away
 1429 **HELENA**

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MILLWOOD AVENUE

1503 **THATI**
 1505 Residential
 1507 Under Construction
 1509 **ZADIG & VOLTAIRE**
 1511
 1515 **The Bay**
 Royal Heritage Tattoo & Piercing

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PALMS BOULEVARD

1605 Beverage Pop-up
 1609 Offices
 1611 Offices
 1615 Chiropractor
 1617 **BUCK MASON** Stronghold
 1621 **SHINOLA** **HAYABONE** Stronghold
 1623
 1625
 1629
 1633 **THE TASTING KITCHEN**
 1635 Owa Kitchen+Bar
 1639 Construction
 1645 Residential
 1641 Inkerman
 1653A pressed juicery
 1653B **ALFRED** CRAFT BEER
 1661

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CRADIZ COURT

1302
 1308 Art Gallery Pop Up
 1310 **MedMen**
 1316 The Mac Studio
 1316 1/2 **HUSET**
 1320 Office building
 1324 For Lease
 1326 future **FARM RIO**

CRADIZ COURT

1302
 1308 Art Gallery Pop Up
 1310 **MedMen**
 1316 The Mac Studio
 1316 1/2 **HUSET**
 1320 Office building
 1324 For Lease
 1326 future **FARM RIO**

ANDAULSIA AVENUE

1338 **FAIRBY**
 1340 future **J CREW**
 1342 1/2 Bigfiare Fellow
 1344 **Our Place**
 1346 Residential / Office Space
 1348 Good
 1350 Sugar Nail
 1350 Friday Beers
 1354 **AVADA**
 1356 DS&D URG
 1358 **TUTTI**
 1360 Mens Liquor Market
 1362 **Macdowell**
 1410 Sandcloud
 1410 Naadam
 1410 Live
 1410 **TIMBUK2**
 1410 The Things We Do
 1420 **WARBY PARKER**
 1422
 1424
 1428 Vacant
 1430 Offices
 1432 Pudu Pudu
 1502 **Turnabout & Dandelion**
 1504 Topdrawer
 1504 **AESOP**
 1506 Mami Wata
 1508 lobby Hartley
 1510
 1514 For Lease
 1518 Office/Residence
 1520 Artist Studio / Residence
 1522 Garrett Leigh California Optical
 1522 Southern California Vibes Co.
 1524 Halton Pardee + Partners, Inc.

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RIALTO AVENUE

1612 Skylark
 1616 Piccolo Ristorante
 1624 **FRANKIE BIKINIS**
 1628 AK Studios
 1632 Office
 1636 BlackCrows (upstairs)
 1636 Lavish Tan (Upstairs)
 1636 Hoff Optometry and Eyewear
 1638 **BUCK MASON** - Moving
 1644 FP Movement
 1644C Logan Hollowell
 1650 **GROW** - Lot For Sale
 1656 Office

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 STREET MAP

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