

# RETAIL | SHOWROOM

**216 N. CANON DRIVE**

216 N. Canon Drive Beverly Hills, CA 90210



## PROPERTY DESCRIPTION

Discover an unparalleled leasing opportunity at 216 N. Canon Drive in Beverly Hills. This distinctive property embodies modern elegance and boasts prime visibility in a prestigious location. With its sleek, contemporary design and versatile layout, the property offers an exceptional canvas for showcasing your brand. Its proximity to renowned luxury retailers and high-end dining establishments ensures exposure to a discerning clientele. The spacious interiors, high ceilings, and abundant natural light create an inviting atmosphere for customers. Take advantage of this coveted space to elevate your retail or street retail business in one of the most sought-after destinations in Beverly Hills.

## PROPERTY HIGHLIGHTS

- Prime visibility in prestigious Beverly Hills location
- Sleek, contemporary design with modern elegance and high ceilings
- Versatile layout for retail or spa business
- Proximity to renowned luxury hotel, retailers and dining establishments
- Parking spot in the back for \$150/mo. Public lot right across the street and tons of street parking with meters

## OFFERING SUMMARY

|                  |                       |
|------------------|-----------------------|
| Lease Rate:      | \$8.25 SF/month (NNN) |
| Number of Units: | 1                     |
| Available SF:    | 2,087 SF              |
| NNN:             | \$2,500 / mo          |
| Building Size:   | 10,550 SF             |

| DEMOGRAPHICS     | 0.3 MILES | 0.5 MILES | 1 MILE |
|------------------|-----------|-----------|--------|
| Total Households | 937       | 2,991     | 15,067 |
| Total Population | 1,773     | 5,982     | 30,677 |

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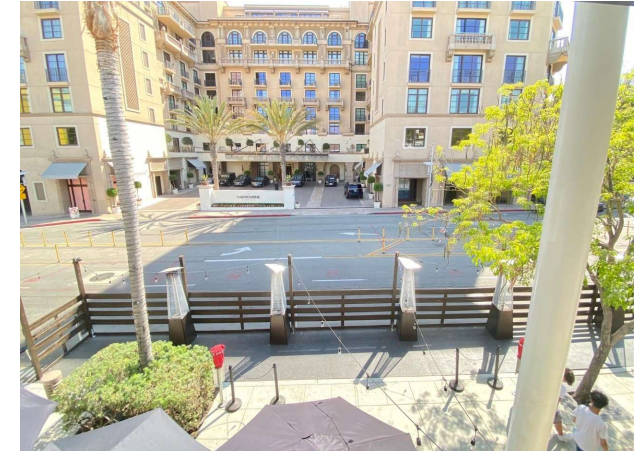
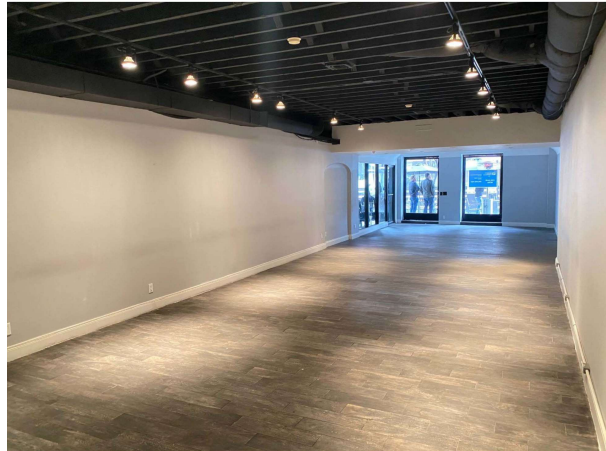


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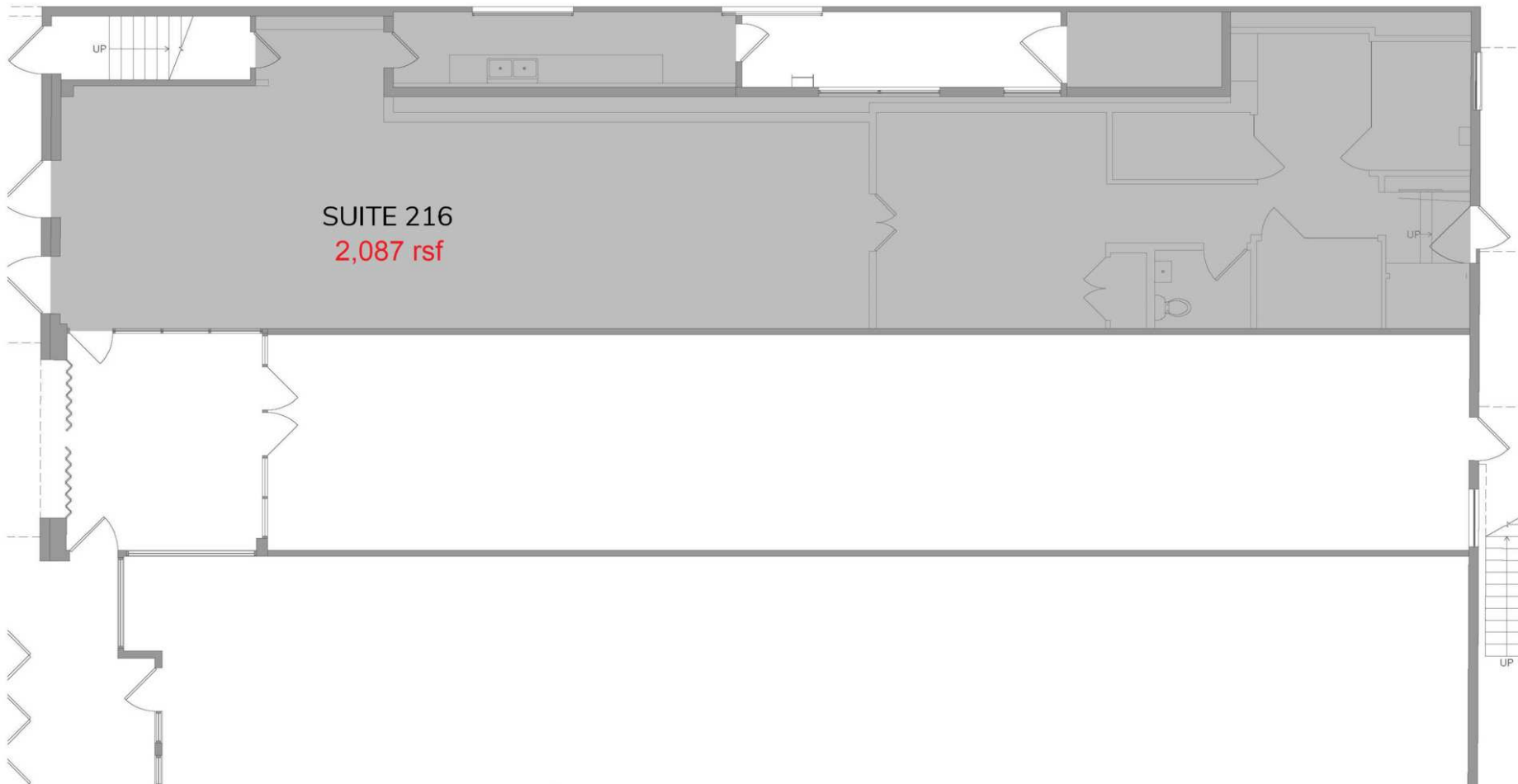


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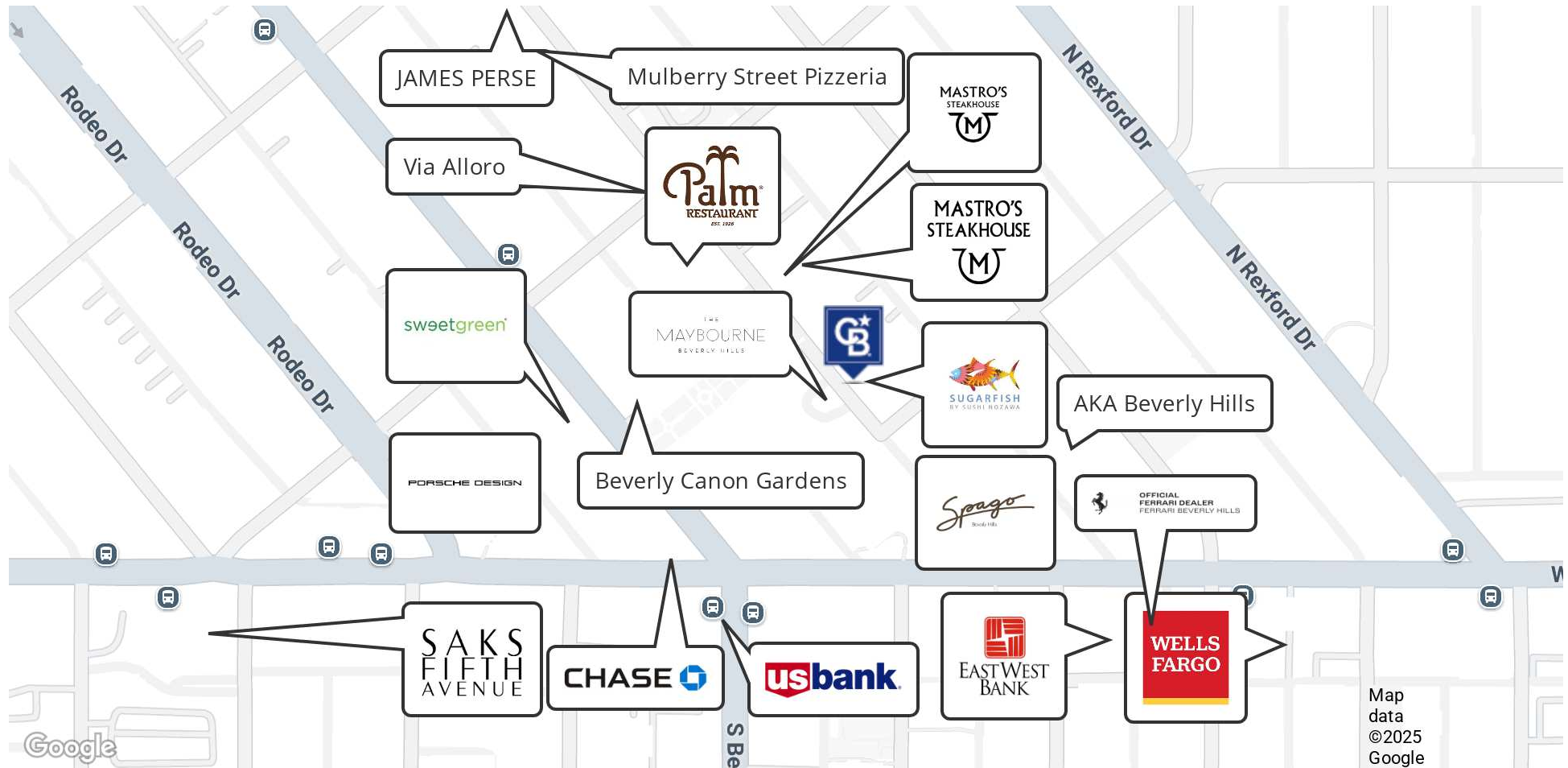
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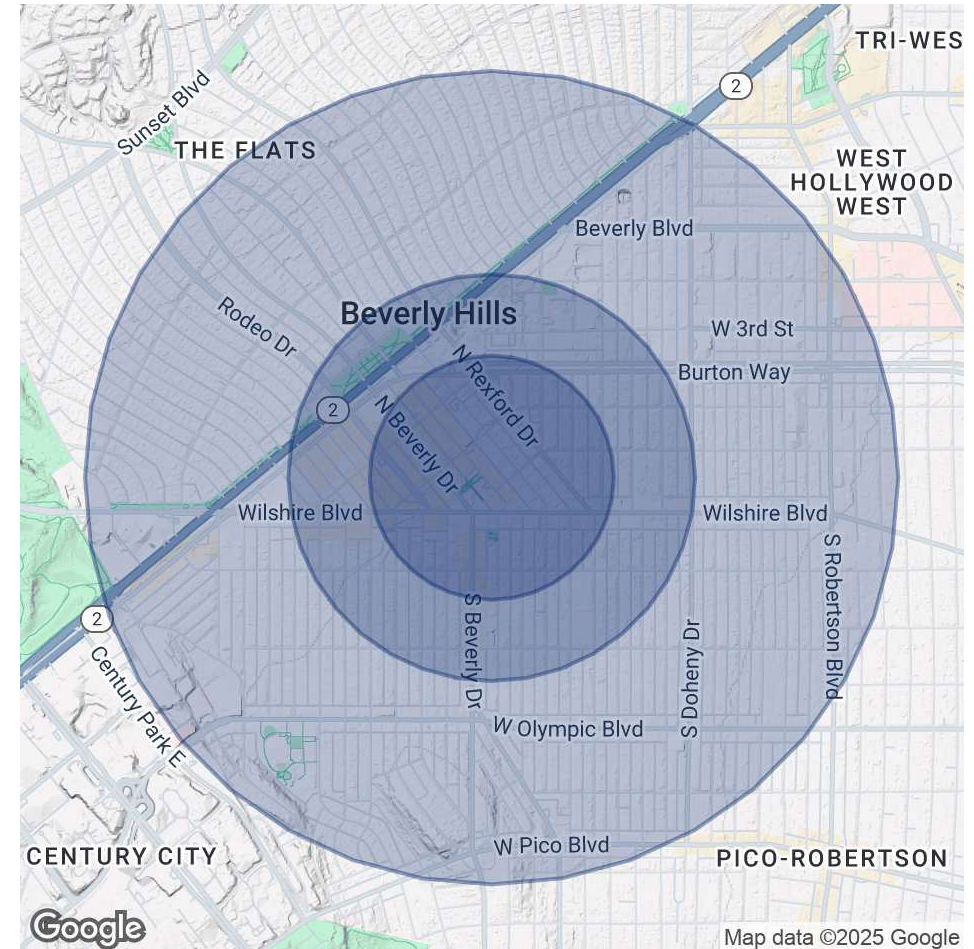
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| POPULATION           | 0.3 MILES | 0.5 MILES | 1 MILE |
|----------------------|-----------|-----------|--------|
| Total Population     | 1,773     | 5,982     | 30,677 |
| Average Age          | 50        | 47        | 46     |
| Average Age (Male)   | 46        | 45        | 44     |
| Average Age (Female) | 53        | 49        | 47     |

| HOUSEHOLDS & INCOME | 0.3 MILES   | 0.5 MILES   | 1 MILE      |
|---------------------|-------------|-------------|-------------|
| Total Households    | 937         | 2,991       | 15,067      |
| # of Persons per HH | 1.9         | 2           | 2           |
| Average HH Income   | \$140,027   | \$143,159   | \$162,846   |
| Average House Value | \$1,938,143 | \$1,953,582 | \$1,860,546 |

Demographics data derived from AlphaMap



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