

±1,439 & 1,935 SF 2ND GEN RESTAURANTS FOR LEASE

# SHOPS AT PLAYA DEL ORO

LINCOLN BLVD & MANCHESTER AVE, LOS ANGELES, CA



AVAILABLE  
±1,935 SF

For leasing, please contact:

**Matt Saker**

Lic. 02016706

T 424 282 5236

Matt.Saker@BetaAgency.com

**Mitchell Hernandez**

Lic. 01875229

T 310 430 7790 x102

Mitchell.Hernandez@BetaAgency.com

**Richard Rizika**

Lic. 01044064

T 310 430 7790 x101

Richard.Rizika@BetaAgency.com

**beta.**

BetaAgency.com





# PROJECT OVERVIEW

## AREA CO-TENANCY:



- **The gateway to Playa Vista**, servicing nearby white collar employees and densely populated, affluent residential with incomes over \$130,000.
- Proximity to the **405 and 105 Freeways**, LAX International Airport and Loyola Marymount University.
- Site is highly visible along **Lincoln Blvd and Manchester Avenue**, two major coastal arteries.
- Convenient **free indoor parking** on site.
- Center provides an **excellent mix of daily needs uses**, including grocery, fitness and exceptional food choices.



# PHOTOS





# SITE PLAN



## POPULATION

| 1 Mile | 2 Mile | 3 Miles |
|--------|--------|---------|
| 21,957 | 58,399 | 161,553 |



## AVG. HOUSEHOLD INCOME

| 1 Mile    | 2 Mile    | 3 Miles   |
|-----------|-----------|-----------|
| \$136,206 | \$147,990 | \$131,068 |



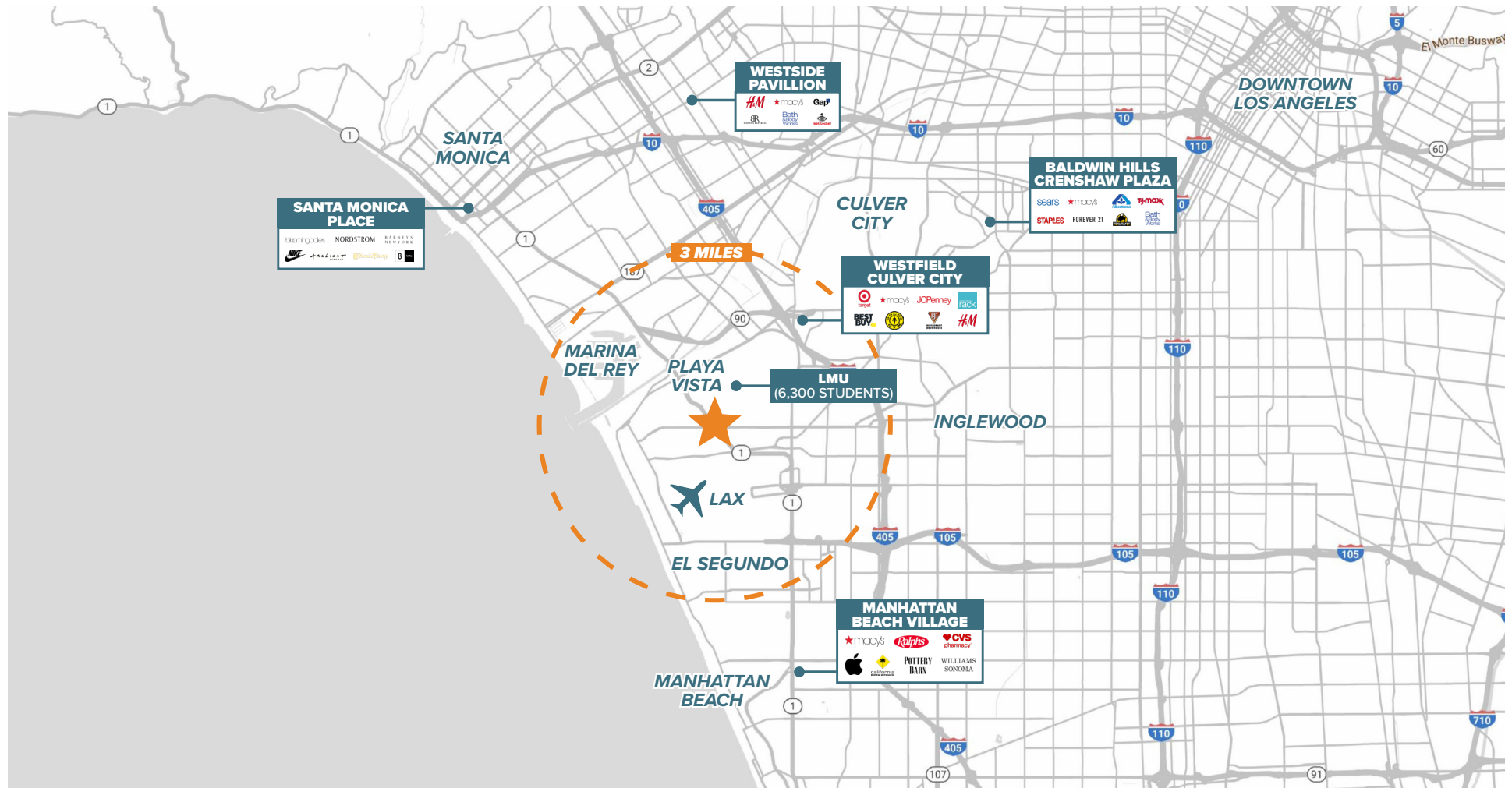
## DAYTIME POPULATION

| 1 Mile | 2 Mile  | 3 Miles |
|--------|---------|---------|
| 16,927 | 100,339 | 198,036 |

±1,439 & 1,935 SF 2ND GEN RESTAURANTS FOR LEASE

# SHOPS AT PLAYA DEL ORO

LINCOLN BLVD & MANCHESTER AVE, LOS ANGELES, CA



For leasing, please contact:

**Matt Saker**  
Lic. 02016706  
T 424 282 5236  
Matt.Saker@BetaAgency.com

**Mitchell Hernandez**  
Lic. 01875229  
T 310 430 7790 x102  
Mitchell.Hernandez@BetaAgency.com

**Richard Rizika**  
Lic. 01044064  
T 310 430 7790 x101  
Richard.Rizika@BetaAgency.com

**beta.**