

RESTAURANT/BAR
FOR LEASE

1026 WILSHIRE BOULEVARD
Santa Monica, CA 90401



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SIZE: Approximately 5,474 rentable square feet
(Ground Floor: 4,518 RSF; Mezzanine: 956 RSF)

RENT: \$24,750 per month, NNN
(NNN estimated to be \$3,500 per month)

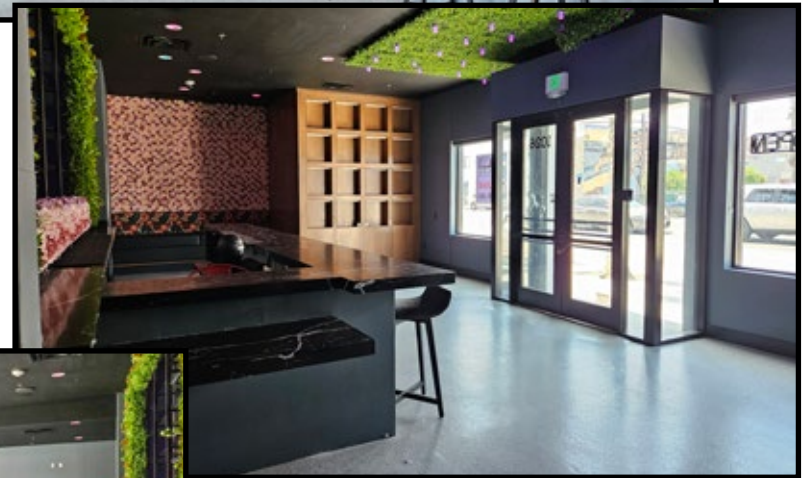
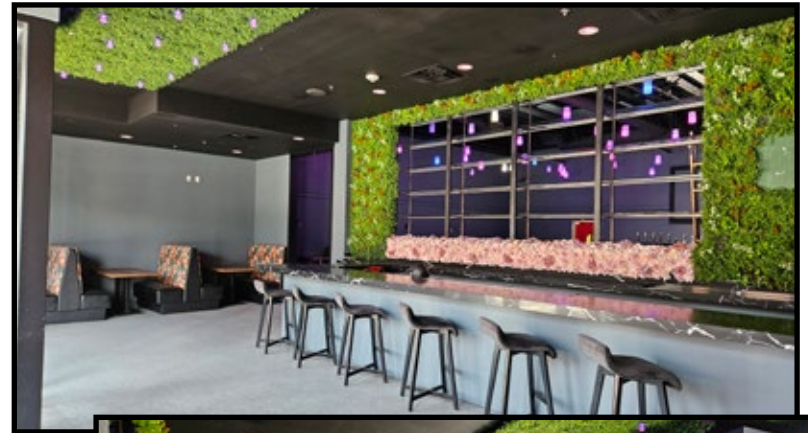
TERM: Negotiable direct lease

AVAILABLE: Immediately

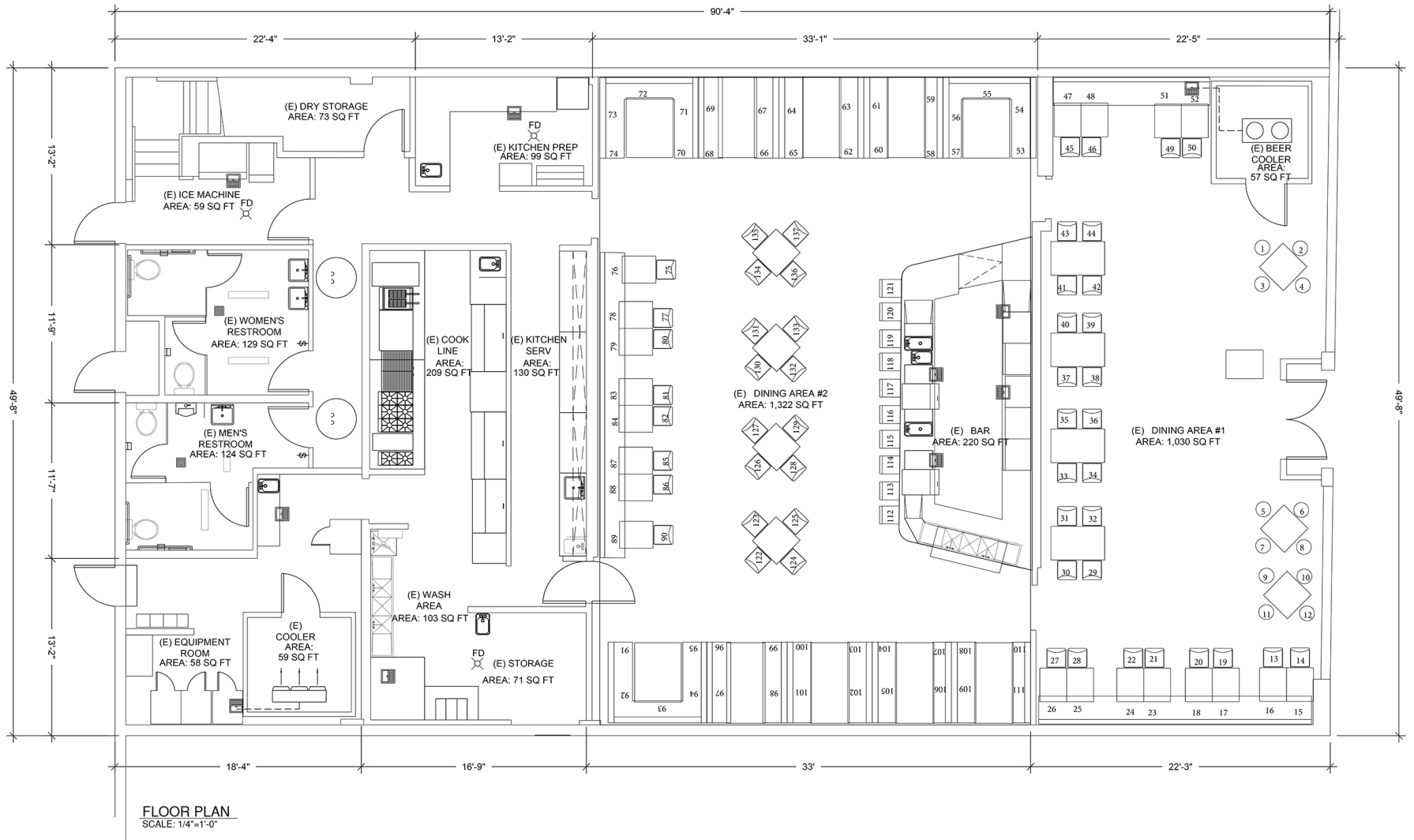
PARKING: Twenty three (23) shared parking spaces

KEY FEE: Call Broker

- Turn key restaurant and bar with FF & E available
- Type 47 full liquor license available
(8:00 AM - 12:00 AM Daily)
- Approved for 137 seats (11 tables and 21 booths)
- Completely remodeled in 2013
- Approximately 48 feet of street frontage and excellent signage on Wilshire Boulevard



RENTABLE: 4,518 SF



www.parcommercial.com

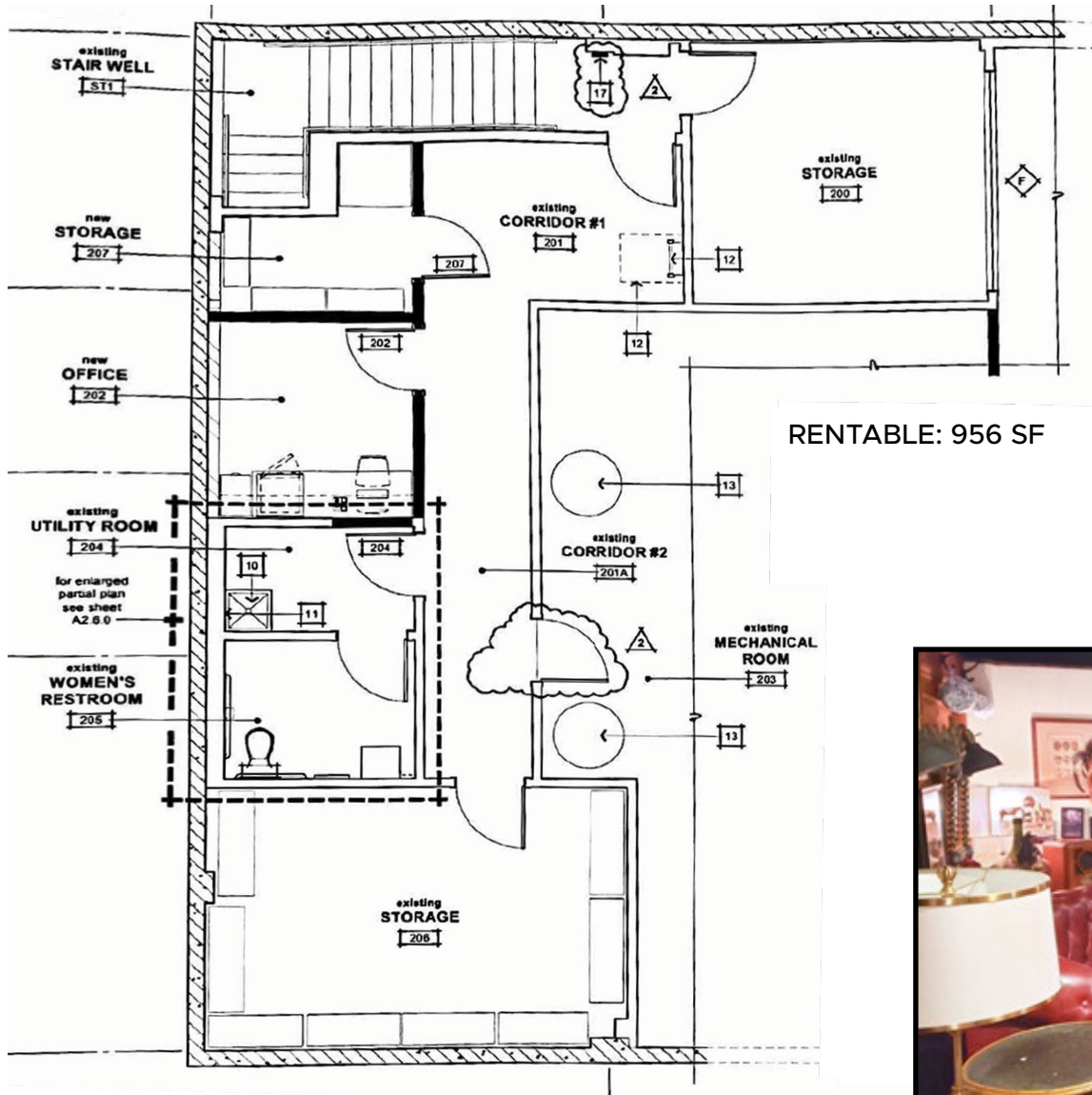
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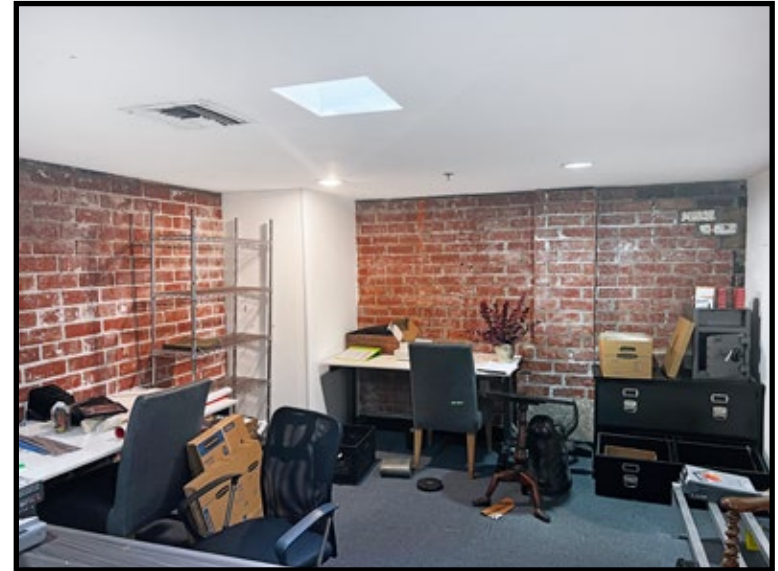
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Mezzanine



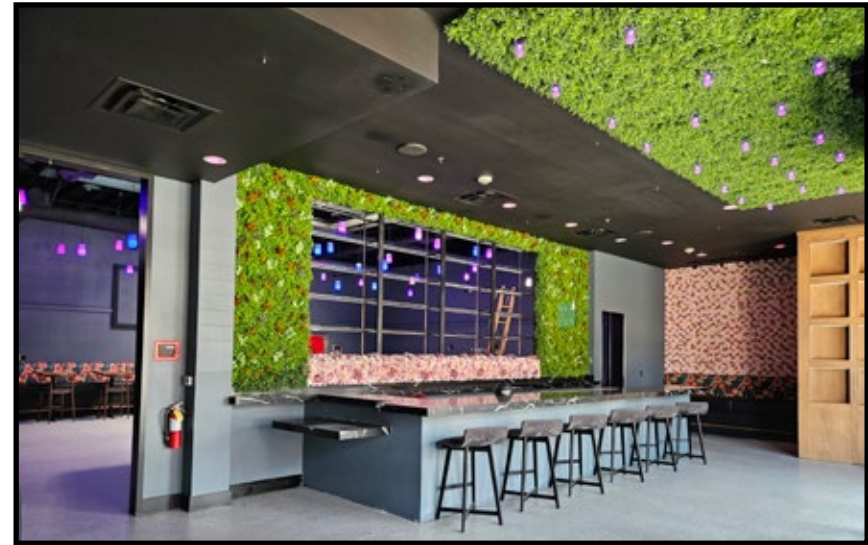
RENTABLE: 956 SF



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Kitchen Photos



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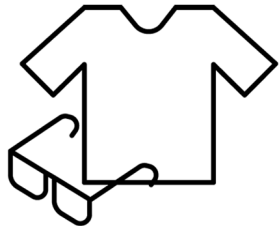
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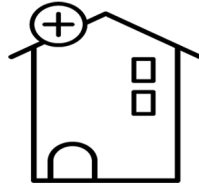
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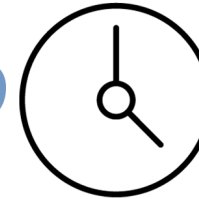
WITHIN 1 MILE



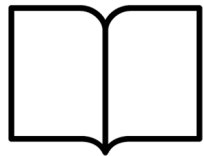
Apparel, Food/Entertainment & Services
\$385,670
 2023 yearly consumer spending



Median Home Value
\$1,055,759



Estimated Population
41,594



Educational Attainment
63%
 with college or higher degree



Average Household Income
\$139,514



Housing Units
23,170

POPULATION

	1-MILE RADIUS	3-MILE RADIUS	5-MILE RADIUS
2028 Projected Population	41,594	181,868	406,953
2023 Estimated Population	42,122	185,048	413,207
2010 Census Population	40,441	182,189	403,063
Growth 2023-2028	-1.25%	-1.72%	-1.51%
Growth 2010-2023	4.16%	1.57%	2.52%

2023 HOUSEHOLDS BY HH INCOME \$50,000 +

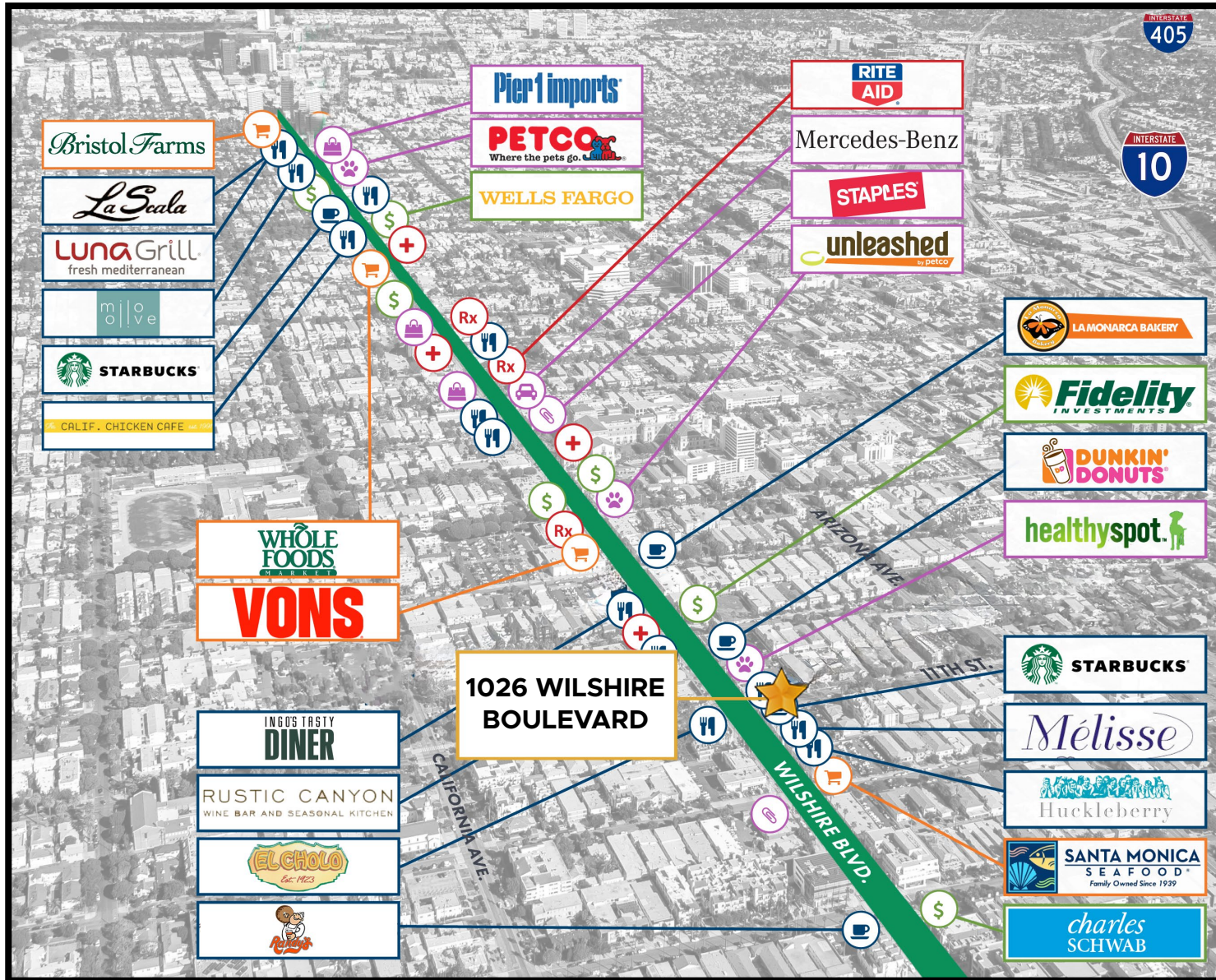
\$50,000-\$74,999	2,110	9,356	21,205
\$75,000-\$99,000	1,997	9,136	19,888
\$100,000 +	12,826	50,842	102,060
TOTAL	16,933	69,334	143,153
2023 Estimated Average HH Income	\$139,514	\$142,315	\$137,501
2023 Estimated Households	23,170	92,287	192,708



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SANTA MONICA

is a world-class shopping, dining and entertainment destination just a stone's throw from the Pacific Ocean. Over 24 million visitors a year come from around the globe to visit Santa Monica, named one of National Geographic's top ten beach cities in the world. Placing your business at the center of this dynamic community gives you access to nearly half a million residents within a 5-mile radius and nearly seven million visitors each year. Santa Monica is California luxury and California cool in one stunning, vibrant location.



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