

FOR LEASE

LIGHTHOUSE FRONTAGE First Floor Retail Space



685 Lighthouse Avenue, Monterey California



LIGHTHOUSE AVENUE FRONTAGE

- 1,440 SF
- Move-in Ready
- Ample Street Parking
- High Foot Traffic Lighthouse District
- 98 Walk Score

DESCRIPTION

- New Construction - Built in 2000
- Adjacent to On the Beach Surf Shop and LaBahia Mexican Restaurant
- Standard Retail Buildout
- Private Restroom

Prominently situated on the corner of Lighthouse and Prescott Avenues, Lighthouse Square stands as a remarkable testament to exemplary architectural design

SITE PLAN

LIGHTHOUSE FRONTAGE First Floor Retail Space



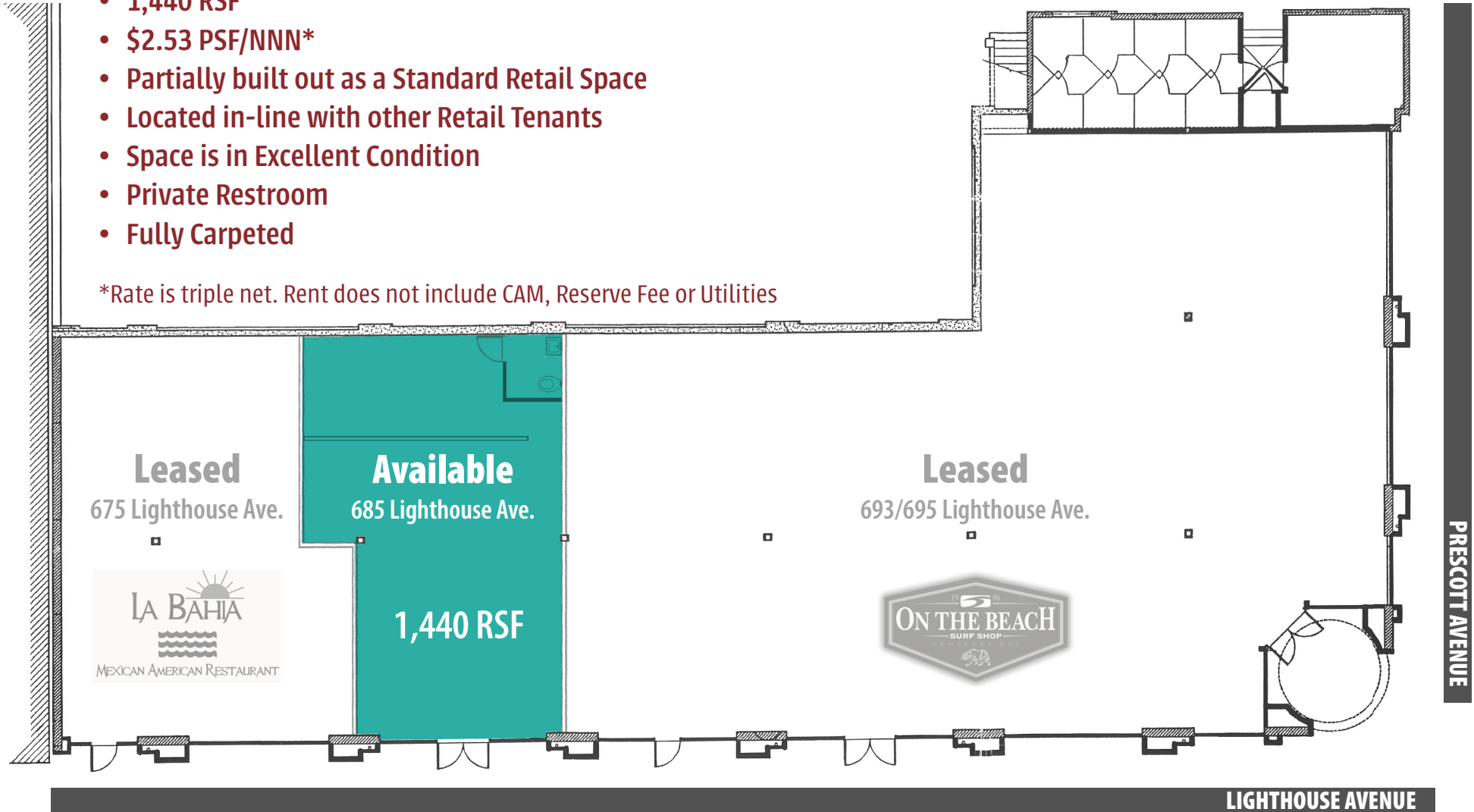
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PROPERTY DETAILS

- 1,440 RSF
- \$2.53 PSF/NNN*
- Partially built out as a Standard Retail Space
- Located in-line with other Retail Tenants
- Space is in Excellent Condition
- Private Restroom
- Fully Carpeted

*Rate is triple net. Rent does not include CAM, Reserve Fee or Utilities

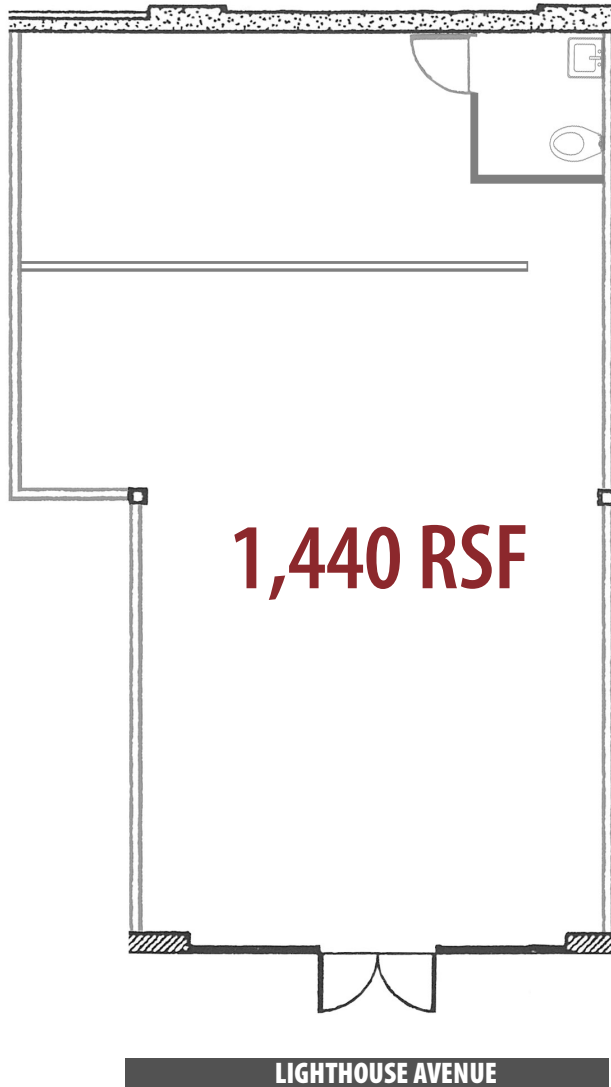


FLOOR PLAN

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Approximately 1,440 +/- square feet of Floor Area located within the area marked. The depicted locations are approximate layouts, sizes, and locations.

RETAIL MAP

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LIGHTHOUSE DISTRICT

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The Lighthouse District in Monterey, California boasts over 100 intriguing specialty shops, restaurants and nightlife establishments to be explored! We're an up and coming district located just three blocks away from Monterey's historic Cannery Row. Although we're not as well known as our famous sister district, you'll find delightful surprises waiting for you in the Lighthouse District.

The Lighthouse District is a primarily residential and commercial area located to the northwest of downtown Monterey and Cannery Row. It stretches from just north of Fisherman's Wharf up to the Pacific Grove border. It's named for the iconic Point Pinos Lighthouse in neighboring Pacific Grove, which is a short drive (or a pleasant coastal walk) away from the district. While the lighthouse itself isn't technically in the Lighthouse District, it's a major defining feature of the area's identity and history.

Key Characteristics

Residential Focus: The Lighthouse District is an established neighborhood with a mix of single-family homes, apartments, and smaller multi-unit buildings.

Historical Charm: Many of the homes and buildings in the Lighthouse District have a rich history, with architecture reflecting Monterey's past. You'll find older homes with distinctive details, often with a New England or Victorian influence, along with some Craftsman-style structures.

Varied Commercial Scene: The district features a mix of local businesses, including restaurants, cafes, shops, antique stores, and services. This is often less about flashy tourist destinations and more about meeting the needs of the community.

Ocean Views and Access: Given its location along the Monterey coastline, many parts of the Lighthouse District offer beautiful views of the bay and the Pacific Ocean. There are also access points to beaches and the Monterey Bay Coastal Trail.

Strong Community Feel: The Lighthouse District has a strong sense of community, with local events and gatherings that often reflect the area's character. It's a place where you might see neighbors chatting on the sidewalk or residents supporting their local businesses.

Proximity to Attractions: The Lighthouse District offers easy access to places like Fisherman's Wharf (a short drive or walk south along the coast), Monterey Bay Coastal Trail (runs through the area, offering beautiful coastal walks and bike rides), Pacific Grove (with its charming Victorian architecture, tide pools, and the Point Pinos Lighthouse), World Famous Historic Cannery Row (packed with attractions, restaurants, and souvenir shops), and the Monterey Bay Aquarium.

The Lighthouse District has a local feel, with a mix of residential and community-oriented businesses, featuring a diverse mix of smaller, often family-owned businesses.

If you are looking for a business location in Monterey, the Lighthouse District is an attractive choice for its combination of charm, community, and accessibility.

CONTACT

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CANNERY ROW AND CANNERY ROW COMPANY

In the late 19th and early 20th centuries, Monterey's Ocean View Avenue—now known as Cannery Row—emerged as a bustling hub for the sardine canning industry. The area attracted a diverse workforce, including Chinese, Japanese, Portuguese, and Italian immigrants, each contributing to the community's unique cultural fabric. The canneries thrived during World War I and II, with production peaking at 1.4 million cases in 1918. However, overfishing and changing oceanic conditions led to the industry's decline by the mid-20th century, leaving the area economically depressed and physically deteriorated. The Cannery Row Company's origins trace back to 1968 when restaurateurs Ted Balestreri and Bert Cutino opened The Sardine Factory in a former cannery workers' dining hall. Recognizing the area's potential, they partnered with Harry Davidian and George Zarounian in 1976 to form the Foursome Development Company, which later became the Cannery Row Company. Their collective vision was to rejuvenate the derelict Cannery Row into a premier destination that honors its historical roots while fostering economic growth.

Cannery Row Company is the leading owner and operator of 175,000 square feet of prime retail and commercial space along the historic Cannery Row in Monterey, California. With a diverse portfolio spanning over 90 tenants, we offer premium leasing opportunities in one of the most visited waterfront destinations on the West Coast. We specialize in curating a mix of national brands, boutique retailers, unique dining experiences, and entertainment venues to create an engaging and dynamic visitor experience. Whether you're looking for a flagship storefront, restaurant space, or specialty shop, our leasing team provides tailored solutions to match your business goals.

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Director of Leasing

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