

1450 10TH STREET  
SANTA MONICA, CA



Jones Lang LaSalle Brokerage, Inc. RE License #01856260

# 1450 10TH STREET



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## PROPERTY HIGHLIGHTS

- Beautifully appointed medical office building in the heart of Downtown Santa Monica, within close proximity to UCLA Santa Monica Medical Center and Providence St. John's Health Center
- Convenient covered and subterranean parking, with over 4/1,000 ratio
- Walking distance to numerous shops and restaurants with an 82 Walk Score
- UCLA Santa Monica Medical Center Providence has 281 beds and receives approximately 14,000 admissions annually. St. John's Health Center has 266 beds and receives approximately 12,000 admissions annually

## AVAILABILITIES

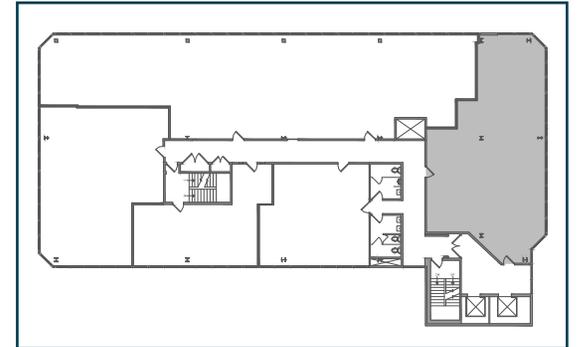
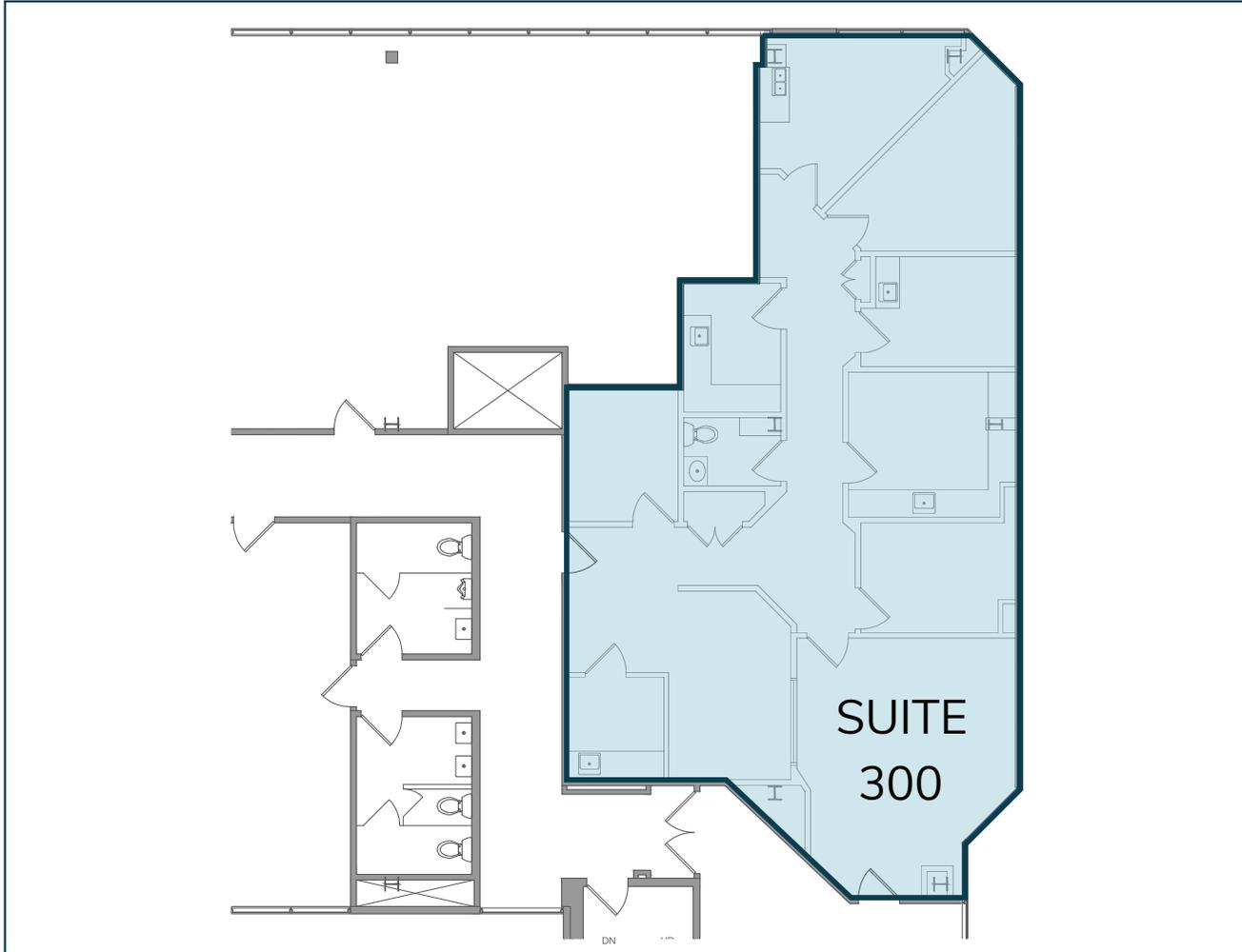
Suite 300	2,075 SF	Built-out medical suite with 3 exam rooms with sinks, large office, small lab areas, small kitchen area, and a private restroom.
Suite 402	1,431 SF	Built-out medical suite with 2 very large exam rooms with sinks, very large office, small lab area, and a private restroom.

## DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
 Percentage of Population with Insurance	76%	76%	75%
 Average Annual Healthcare Spend	\$7,615	\$8,691	\$8,596
 Median Population Age	40.7	40.7	38.9
 Percentage of Population 65+	17%	18%	17%
 Population	42,263	219,209	455,879
 Median Household Income	\$138,550	\$154,747	\$151,882

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FLOOR PLAN | SUITE 300 | 2,075 SF

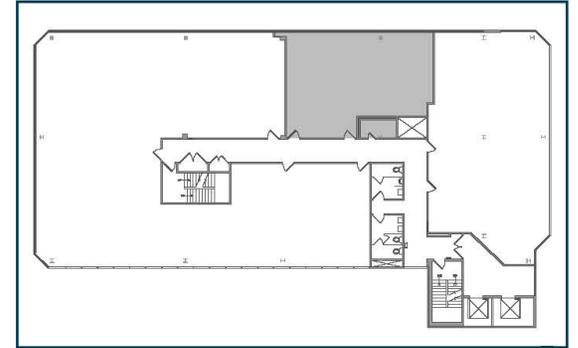
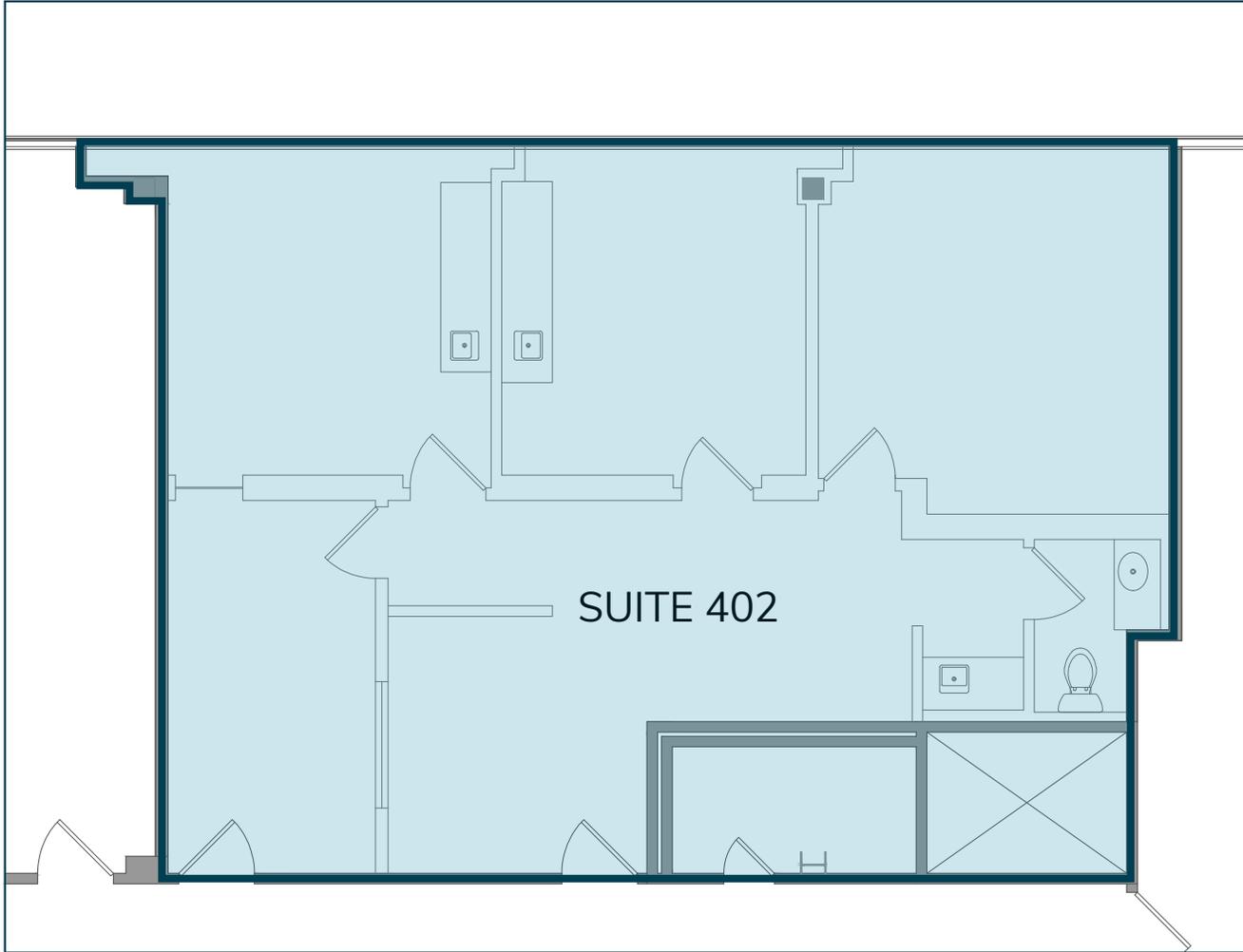


# PHOTOS | SUITE 300



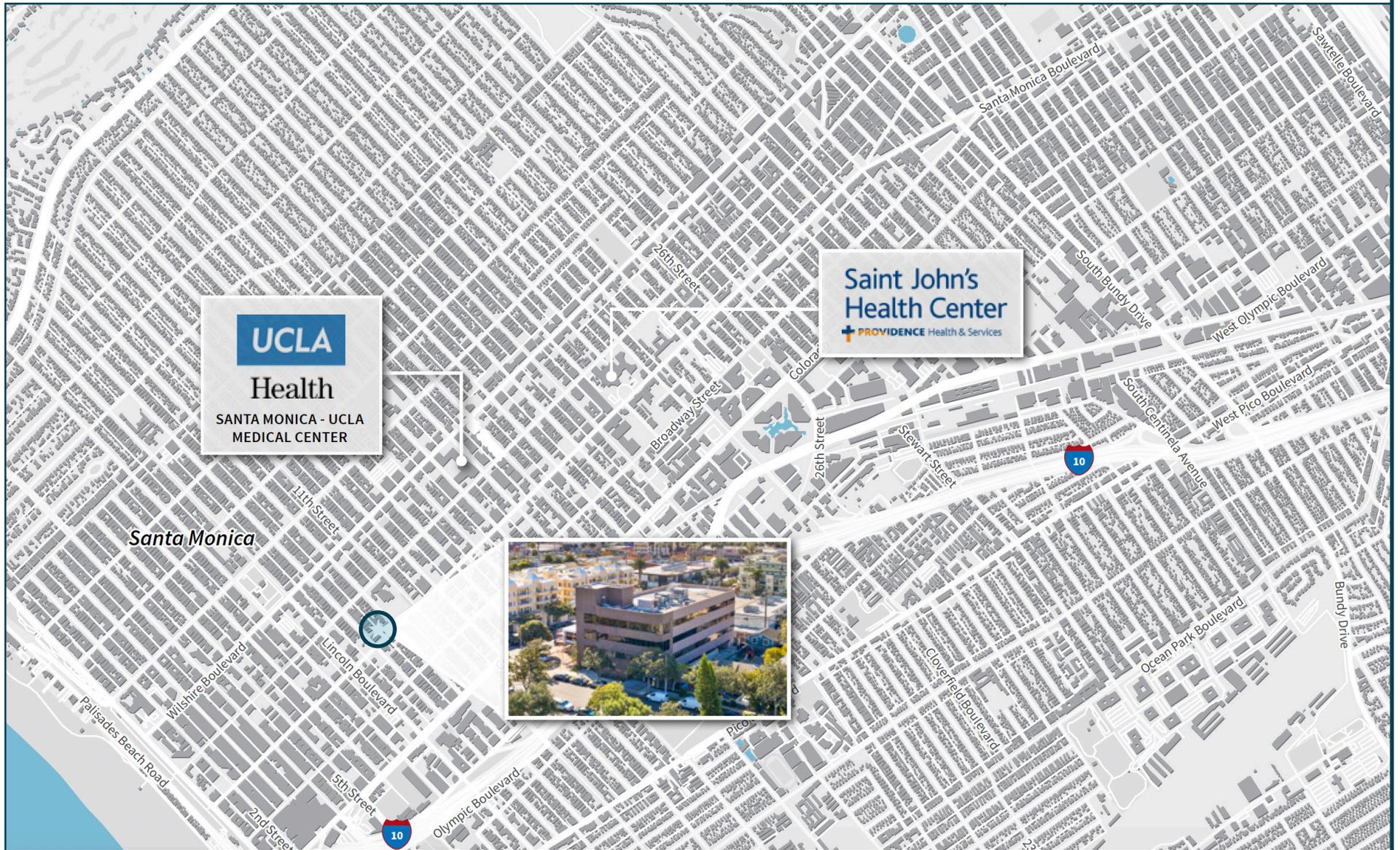
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FLOOR PLAN | SUITE 402 | 1,431 SF



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## MAP OVERVIEW



# 1450 10TH STREET SANTA MONICA, CA



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**10TH STREET  
MEDICAL BUILDING**



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