



- Address:** 1314 Wilshire Boulevard, Los Angeles, CA 90404
- Available Space:** ~~Ground Level: Approximately 9,490 square feet Leased~~
Second Level: Approximately 7,420 square feet
- Parking:** ~~20~~ 8 exclusive subterranean parking spaces, plus two city-owned parking lots behind the Premises with a total of 98 parking spaces.
- Rental Rate:** \$1.95 NNN per square foot per month. Tenant to pay real property taxes, fire, and liability insurance, estimated at 55¢ per square foot per month.
- Comments:**
- ▶ Landmark location on desirable Wilshire Boulevard;
 - ▶ Excellent signage;
 - ▶ Approximately 39,806 cars pass this location daily (according to 2009 data);
 - ▶ Neighbors include Performance Bicycles, Rite Aid, Staples, Gap, Whole Foods, Ulta Beauty (coming soon), New Balance, Video & Audio Center, Ortho Mattress, LensCrafters and many other established retailers and restaurants.

For further information
or tour, please
contact exclusive agents:

Marc Pollock
License #00881177
Marc@WestsideRetail.com

Mark Einbund
License #00826287
Mark@WestsideRetail.com

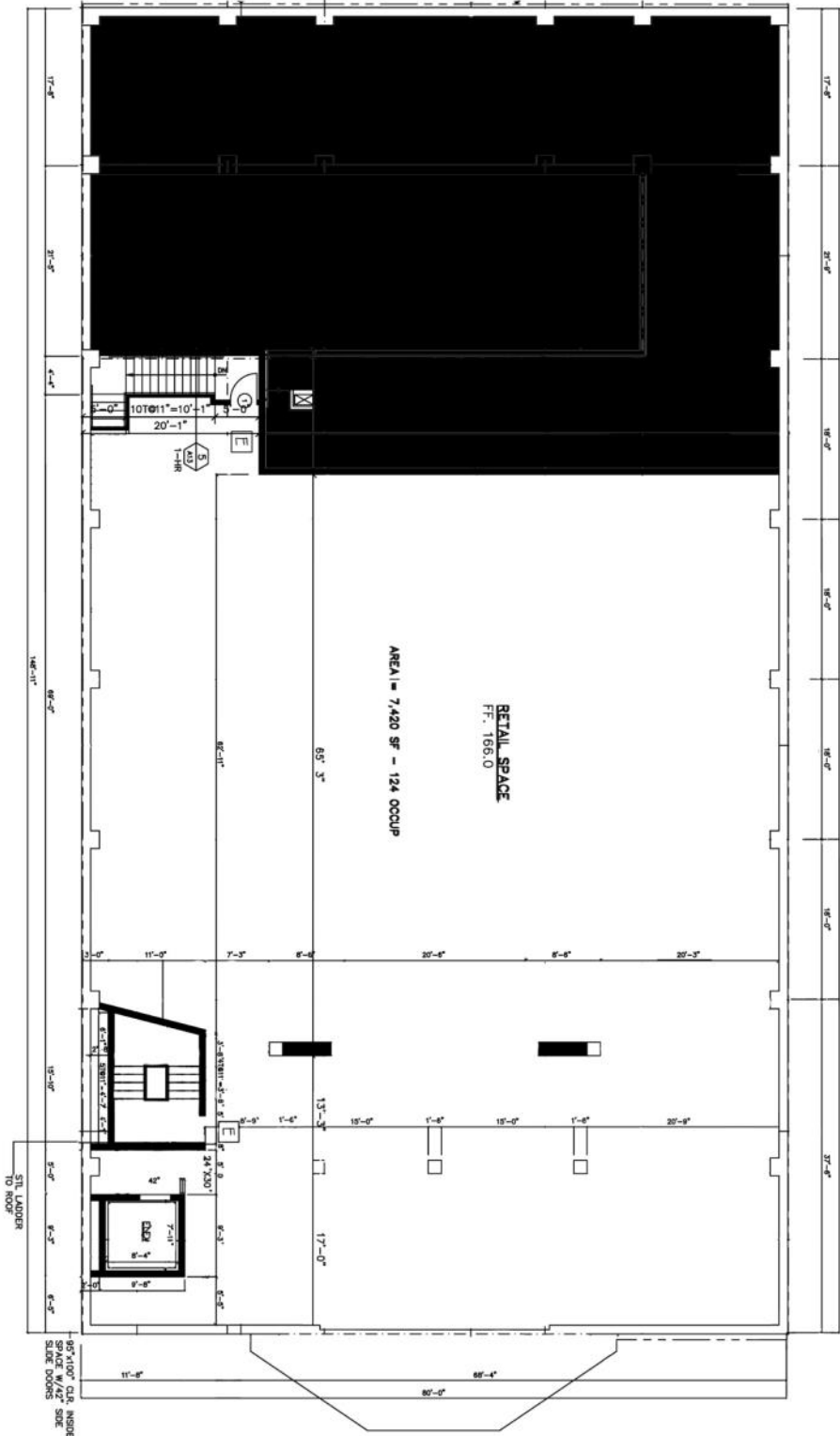
11847 Gorham Avenue
Suite 120
Los Angeles, CA 90049
Phone 310.826.8000
Fax 310.826.8333

Additional information on this
property can be found online at
www.WestsideRetail.com



1314 WILSHIRE BOULEVARD SANTA MONICA, CA 90404

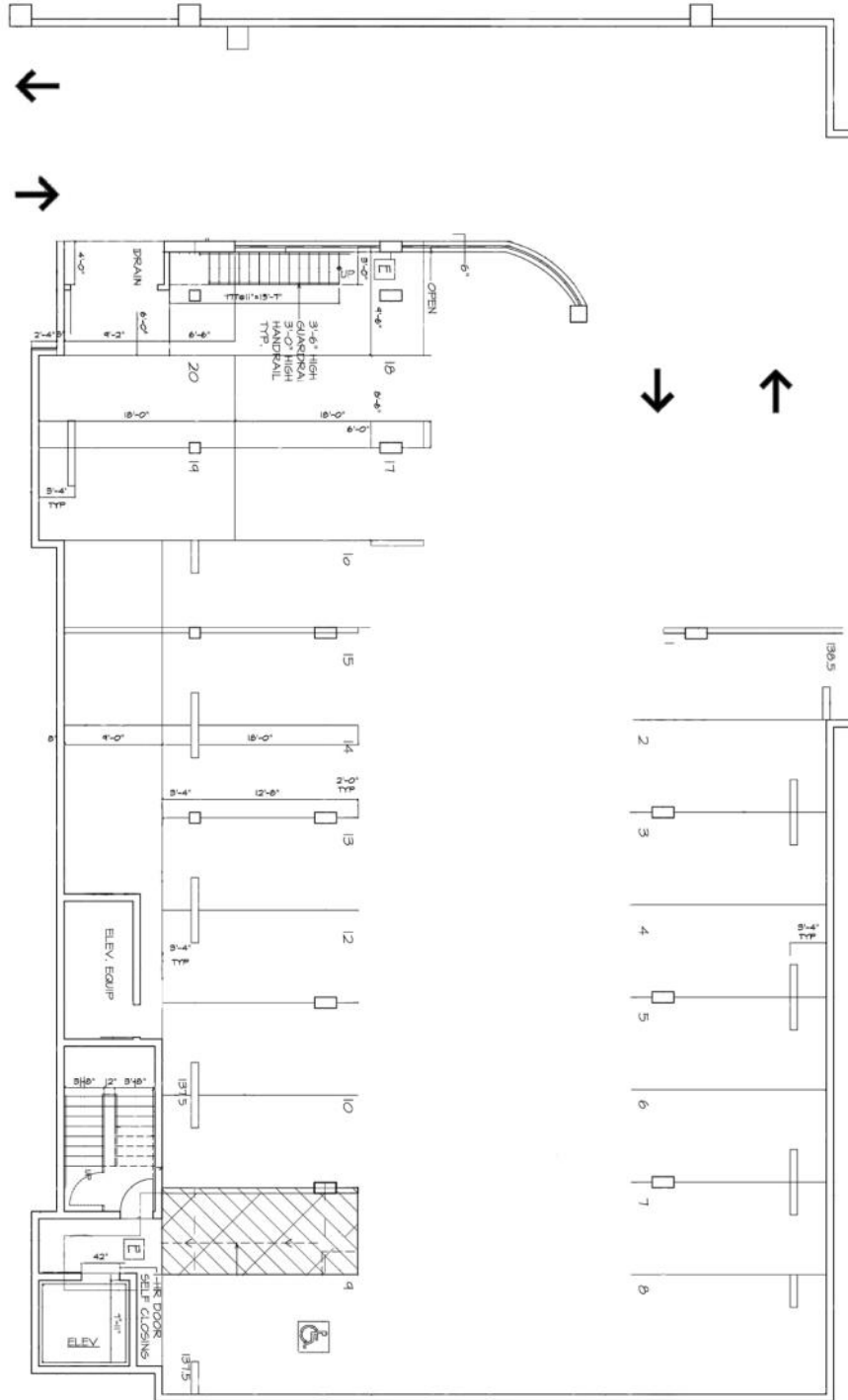
SECOND FLOOR



The information contained on this site plan is for illustration purposes only, not drawn to scale, and not intended to make any representation or warranty as to the actual number of parking spaces, or to the size, nature of improvements, identity or location of any existing or proposed tenant. It is your responsibility to independently confirm its accuracy and completeness. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. Westside Retail, Inc. 2017

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GARAGE



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