



Address: 2635 Wilshire Boulevard, Santa Monica, CA 90403

Available Space: Approximately 3,950 square feet.

Parking: 10 exclusive parking spaces in rear.

Asking Rate: \$2.95 NNN per square foot per month. Tenant to pay real property taxes, insurance, repairs and maintenance to common areas, currently estimated at 31¢ per square foot per month.

Comments:

- ▶ On the hard corner of Wilshire Boulevard and Princeton Street;
- ▶ Available immediately;
- ▶ Neighbors include CVS, Albertsons, Magnolia Audio Visual, Petco, Sit 'n Sleep, New Balance, BevMo, Pier 1 Imports, Top to Top, Big 5 Sporting Goods, Staples and many other nationally and regionally recognized stores and restaurants.

For further information
or tour, please
contact exclusive agent:

Marc Pollock

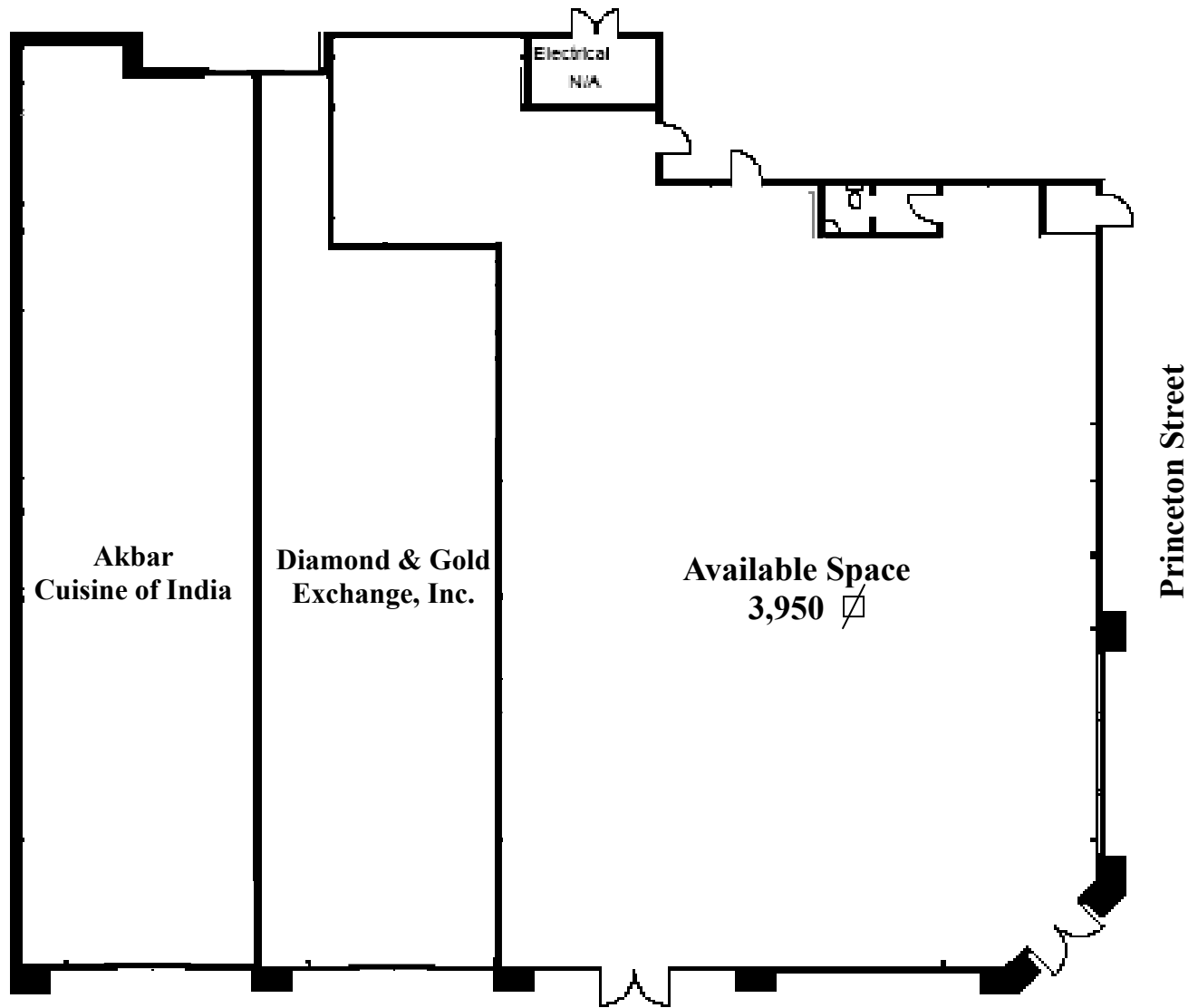
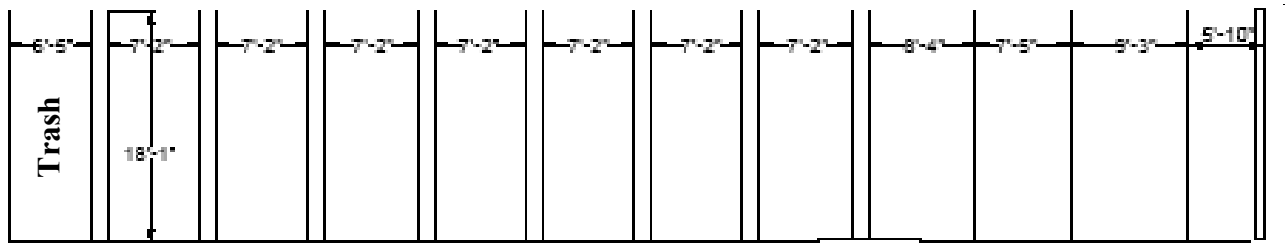
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Additional information on this
property can be found online at
www.WestsideRetail.com



**2635 WILSHIRE BOULEVARD
SANTA MONICA, CA 90403**



Wilshire Boulevard

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(s). It is your responsibility to independently confirm its accuracy and completeness. You and your advisors should conduct a careful and independent investigation to determine to your satisfaction the suitability of the property for your needs. Westside Retail, Inc. 2011