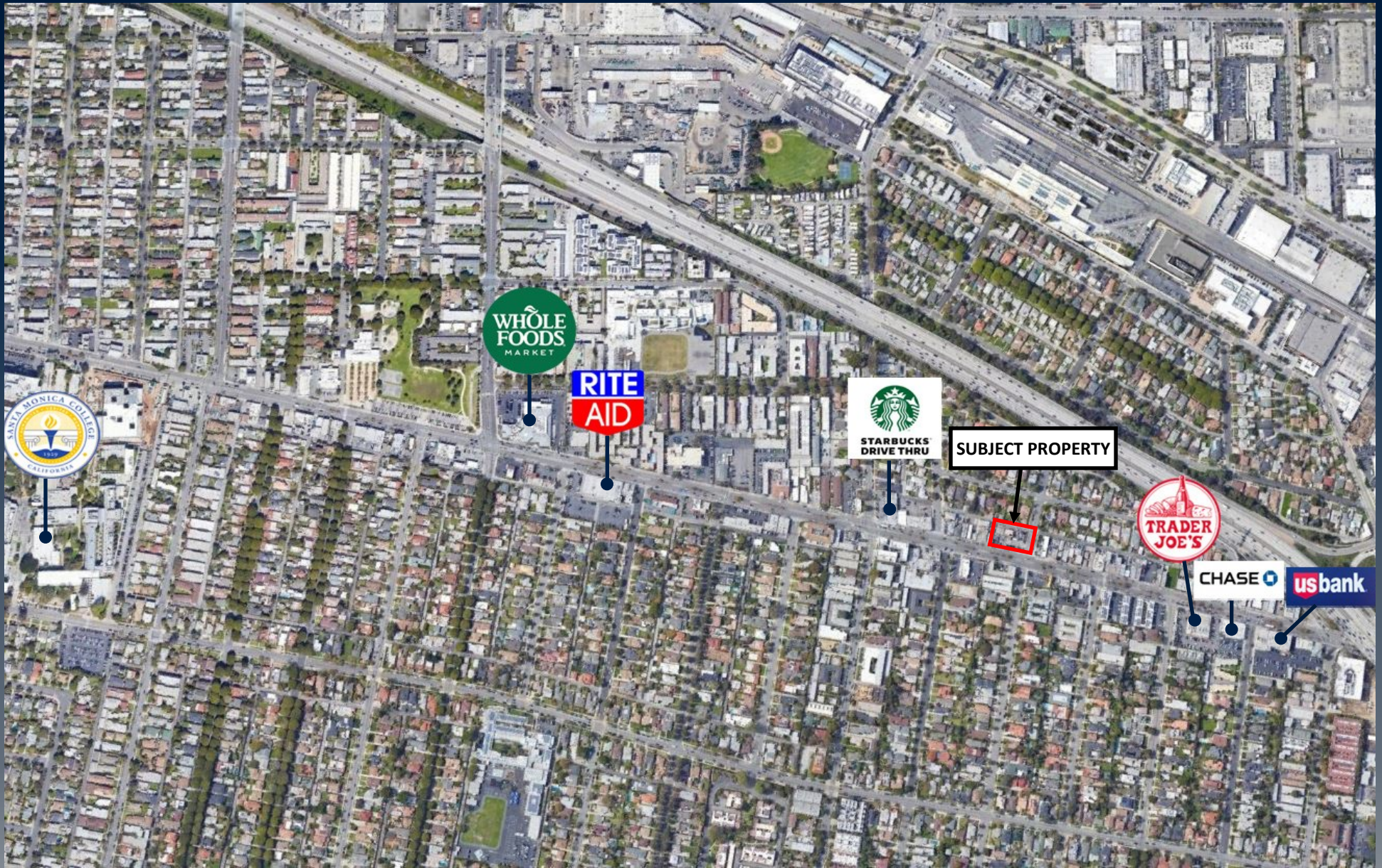


FOR SALE - SANTA MONICA DEVELOPMENT SITE



2929 PICO BOULEVARD
SANTA MONICA, CA 90405

FOR SALE - SANTA MONICA DEVELOPMENT SITE



PROPERTY INFORMATION

Address: 2929 Pico Boulevard, Santa Monica, CA 90405

Lot Size: 15,227 square feet, with 143 lineal feet of Pico Boulevard frontage.

Asking Price: \$7,500,000 all cash. Property will be delivered free and clear of any financing.

PROPERTY HIGHLIGHTS

- ◆ Northwest corner of Pico Boulevard and Dorchester Avenue;
- ◆ Approximately 42,361 cars pass this location daily;
- ◆ Phase 1 and 2 available;
- ◆ Neighbors include Whole Foods Market 365, 99 Cents Only Stores, Rite Aid Pharmacy, Trader Joe's, Chase Bank, McDonald's, Starbucks Drive-Thru, 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

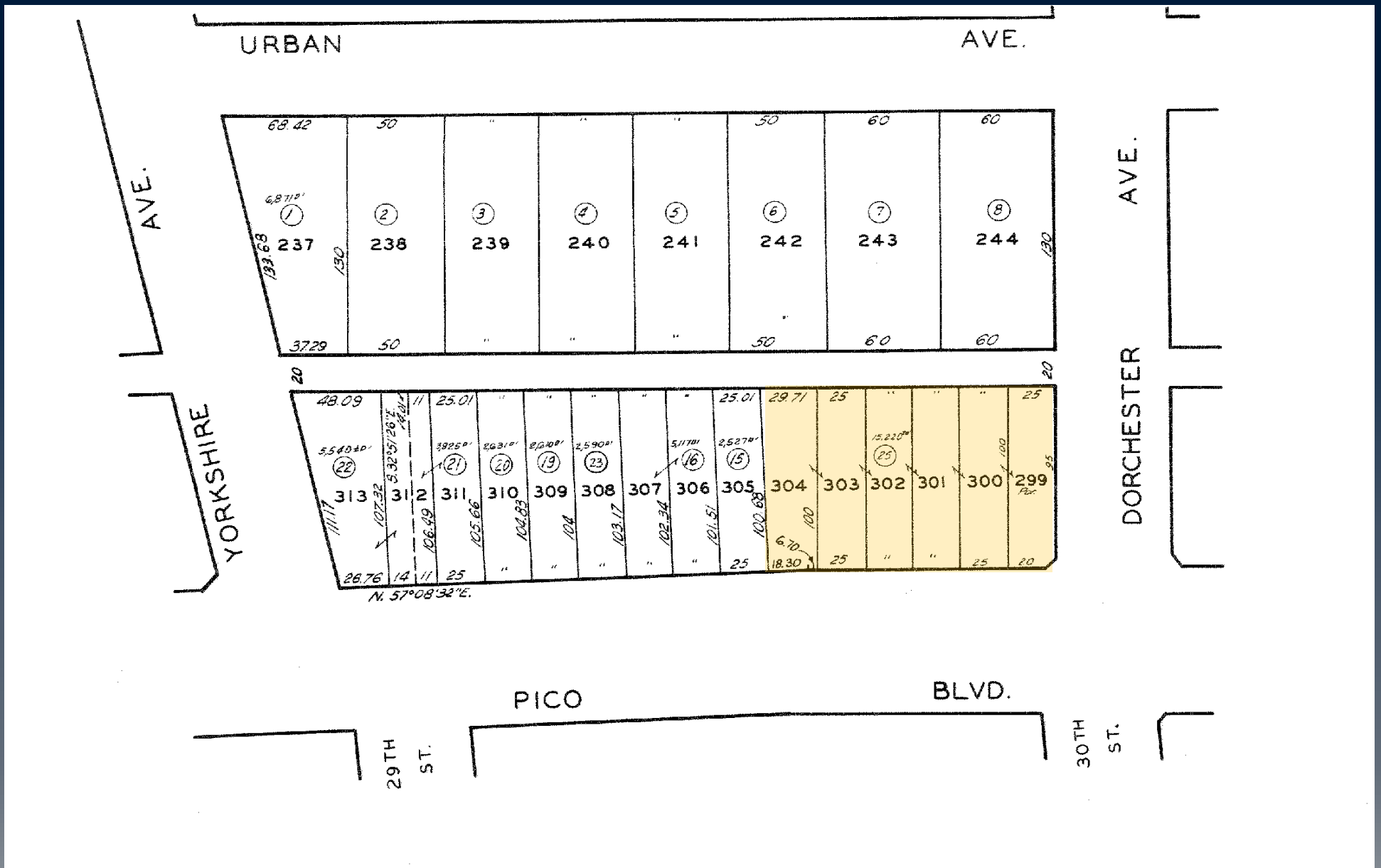
Mark@WestsideRetail.com

This information has been obtained from sources believed reliable, and the information contained on any 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 or nature of improvements, nor the identity or location of any existing or proposed tenant. While we do not doubt the accuracy contained in this offering package, we have not verified it and make no guarantee, warranty or representation about it. You and your advisors should conduct a careful and independent investigation to determine to your satisfaction the suitability of the property for your specific needs. Westside Retail, Inc. 2022

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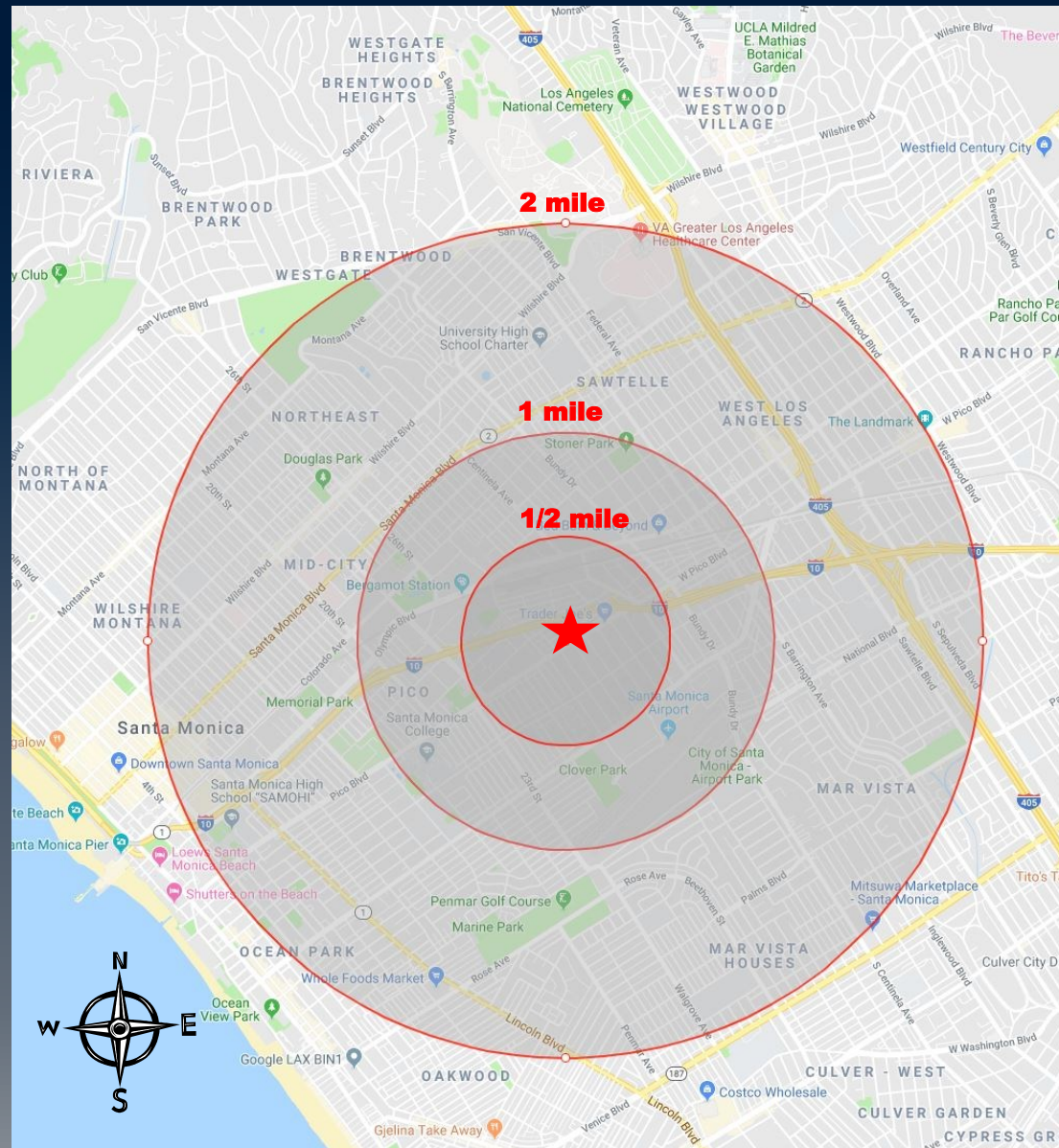
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