CONFIDENTIAL: PLEASE DO NOT DISTURB EXISTING TENANT

THE CITY BY THE BEACH:
With fame and attitude to spare, miles of magnificent beach, and eclectic, educated and affluent residents, Santa Monica has long been a star attraction in Southern California.

ABOUT THE PROPERTY
:: LOCATION: 1453 Third Street Promenade (at Broadway)
:: SIZE: ±3,484 SF rentable interior plus 691 SF outdoor patio
:: BASE RENT: $10.50 per square foot per month
:: CAM/NNNs: Approximately $0.87 per square foot per month
:: TENANT ALLOWANCE: None
:: PARKING: On-site parking available

HIGHLIGHTS
:: Ground floor of 7 story, Class A mixed-use building with 127,000 square feet
:: Steps from the Newly remodeled Santa Monica Place. A world class shopping destination, scheduled to reopen August 6, 2010. The Center will include Bloomingdales, Nordstrom’s, Hugo Boss, Burberry, Kitson and other famous high end retailers.
:: Two blocks from the Pacific Ocean and the Santa Monica Pier.
Very Hip European Retailer (OPENING 2011)

1453 Third Street Promenade
At Broadway | Santa Monica, California
±3,400 SF Interior with Patio

FOR MORE INFORMATION PLEASE CONTACT:

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Los Angeles, CA 90067
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Downtown Santa Monica Map (from: downtownsm.com)

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Surrounding Promenade Tenants:
- Ripcurl
- Forever 21
- H&M
- Café Crepe
- Urban Outfitters
- Z-Gallerie
- Quicksilver
- Bebe
- Guess
- Aldo

Surrounding Promenade Tenants:
- Kitson
- Nike
- Tiffany & Co.
- Louis Vuitton
- Charles David
- BCBG
- Ted Baker
- Burberry
- Barney’s Co-op
  A more....
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AT BROADWAY | SANTA MONICA, CALIFORNIA
±3,400 SF INTERIOR WITH PATIO

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