



# GREAT RATE HIGH TRAFFIC LOCATION Ground Floor Retail or Office



ADDRESS: 1661 Lincoln Boulevard, Santa Monica CA 90401

RETAIL SPACE: 5,810 approximate square footage - Available November 15, 2003

RATE: **\$1.95 NNN**

TERM: 3 – 5 years with options to extend available.

PARKING: Parking Structure immediately adjacent to the space.  
3 per 1000 sf at \$60 per space.

SPACE:

- ◆ Large window line along Lincoln Boulevard.
- ◆ Highly Improved Space
- ◆ Easy access parking adjacent to the space.

AREA:

- ◆ Prime Downtown Santa Monica Location
- ◆ Good Exposure to Santa Monica (10) Freeway
- ◆ State of the Art Production Facility Building

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1661 Lincoln Blvd. Santa Monica

# Ground Floor Layout

