

OFFICE

FOR LEASE

Rentable
CONTIGUOUS SF: 880
TOTAL AVAIL SF: 880
TOTAL BLDG SF: 6,460



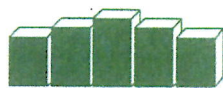
ADDRESS 2419 LINCOLN BLVD, VENICE, CA ZIP 90291

**GREAT COMMERCIAL SPACE IN VENICE AREA
AVAILABLE FOR LEASE, 2-5 YEAR TERM, WITH C.O.L.A.
OFF STREET PARKING AVAILABLE
ON LINCOLN BL, CLOSE TO VENICE BEACH AND 90 FREEWAY**

LEASE RENTAL \$ 1,450 Rate/SF \$ 1.65 NNN ☒ Rentable ☐ Usable ☐ Load % 10.00
Lease Terms 2-5 YEARS Tenant Improvement Allowance/SF TBD
SALE PRICE \$ NFS Price/SF \$ Possession Immediate
Sale Terms
Maximum Contig. SF 880 # 201 Building Name
Minimum Available SF 880
Total Available SF 880 Land SF 6,665
Floors Total 2 # Floors Available 1 Typical Floor Size 3,230
Existing Improvements PRIVATE RESTROOM
Pkg. Spaces 2-T Rate 0.00 Year Built 1930R1950 Sprkd N Elevators 0 Const F/S
Thomas Bk Pg# 672-A5 Zone LAC2 To Show Call Broker - OCCUPIED BY Sp. Feat.
AGENT Greg R. Tucker (310-264-1622) or Ernie A. Farhat Region W Listing #
FIRM Sanjo Investments

Submitted by Sanjo Investments

This information has been furnished from sources which we deem reliable, but for which we assume no liability. The information contained herein is given in confidence, with the understanding that all negotiations pertaining to this property be handled through the submitting office. All measurements are approximate.



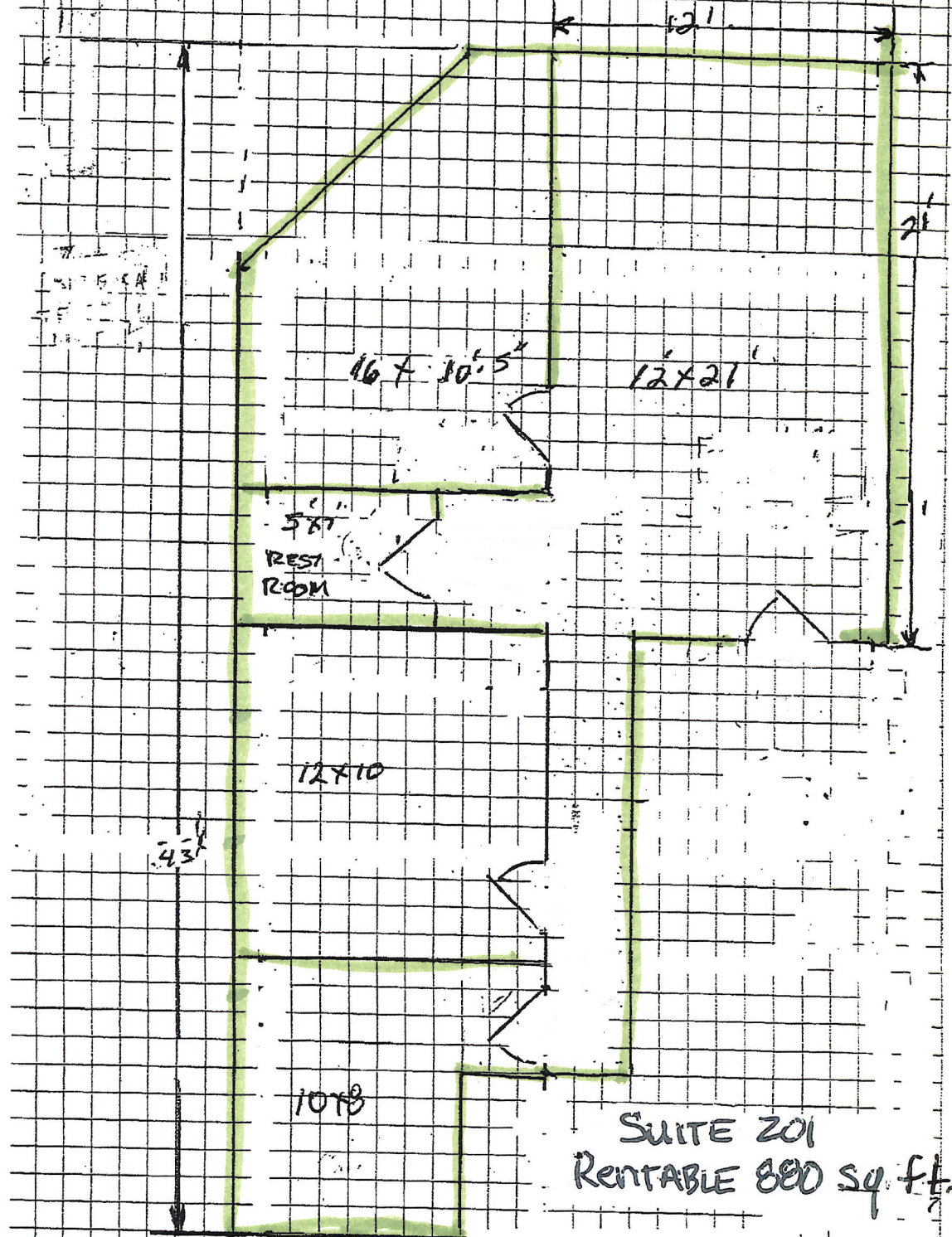
SANJO INVESTMENTS

COMMERCIAL & INDUSTRIAL REAL ESTATE

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web site: www.sanjoinvestments.com

1024 HARDING AVE
FLOOR PLAN SUITE 201



Initials

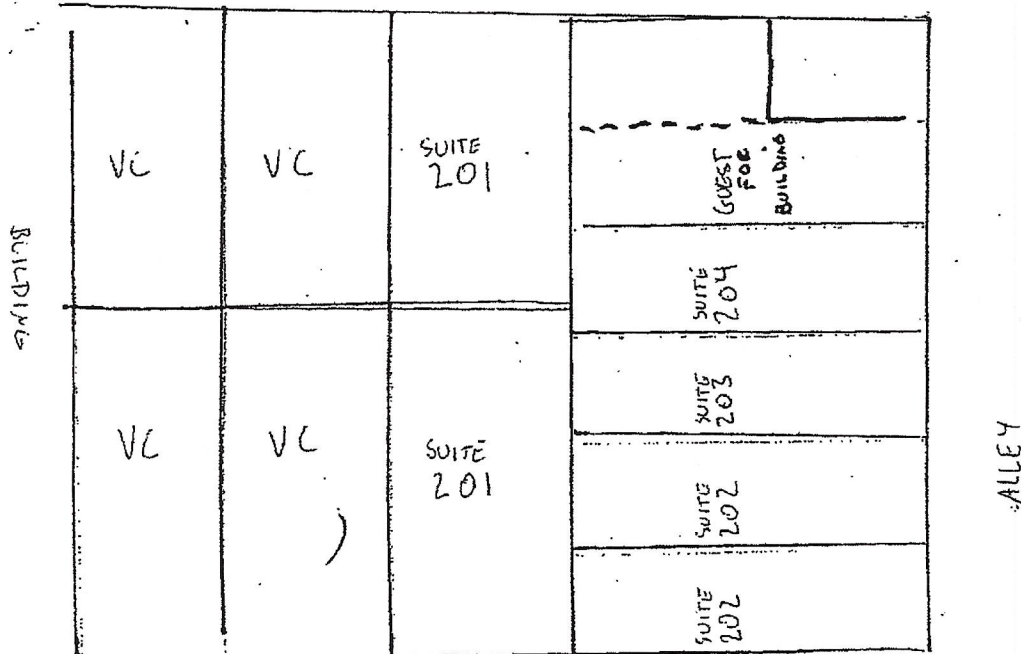


EXHIBIT "A"

Initials



PARKING DIAGRAM
 2419 Lincoln Blvd
 1024 HARDING AVE
 VENICE, CALIFORNIA 90291



HARDING AVE.

Initials

Initials

Exhibit "A"