



**2830**  
**WILSHIRE**  
**BOULEVARD**  
SANTA MONICA

**HIGH VISIBILITY**  
**RETAIL / RESTAURANT**



**LEASE**



## LEASE DETAILS

2830 WILSHIRE BOULEVARD

### SIZE

± 3,700 SF

### TERM

Negotiable

### RATE

\$4.65/SF NNN  
(NNN approx. \$.35/SF)

### PARKING

Rear parking

## RETAIL/RESTAURANT/MEDICAL

Currently built-out for a restaurant with a full kitchen. Space has potential for multiple uses.

*Negotiable TI Allowance available.*

## A+ WESTSIDE LOCATION

High visibility and attractive location on Wilshire Boulevard at the gateway of Santa Monica

*Cross street is Yale Street*

## EXCEPTIONAL NEIGHBORS

Erewhon Market, Bristol Farms, Milo & Olive, The Vitamin Shoppe, Petco + a dynamic mix of restaurants and retailers



INCREDIBLE  
WILSHIRE  
BOULEVARD  
SIGNAGE

EREWHON  
ORGANIC GROCER & CAFE

### LISTING TEAM



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VENICE BEACH

PACIFIC PARK  
SANTA MONICA PIER

MALIBU

PACIFIC PALISADES

# 2830 WILSHIRE BOULEVARD SANTA MONICA

UCLA SANTA MONICA HOSPITAL

TRADER JOE'S

Fia

Starbucks

mi|o|ve

WILSHIRE MEDICAL CENTER

new balance

EREWHON  
ORGANIC GROCER & CAFE

THE VITAMIN SHOP

PETCO

WILSHIRE BOULEVARD

THE STAGHORN GARDEN

BRISTOL FARMS





A long, narrow dining room with a minimalist aesthetic. The walls and ceiling are covered in vertical wood slats, creating a warm, textured environment. The floor is a light-colored, polished material. Rows of simple wooden tables and stools are arranged on both sides of a central aisle. The lighting is soft and even, highlighting the natural wood tones. In the background, a hallway with a green exit sign is visible through an opening.

# CONCEPTS



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# Restaurant/Bar SPACE

A blank canvas to create a design-focused space ideal for restaurant uses

- **GOURMET ESTABLISHMENTS**
- **FAST CASUAL CONCEPTS**
- **WINE BAR / SHOPPE**



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# Coffee Shop SPACE

Ability to create a flagship location  
with ample seating, storage and  
high-visibility frontage





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# Retail SPACE

Possibility to create a transformative retail experience with prominent visibility along the Wilshire Boulevard corridor. Direct drive line to Santa Monica Beach.

- APPAREL
- HOME GOODS
- LIFESTYLE
- FITNESS



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# Service SPACE

Ability to operate various service-focused businesses including medical use, personal care, fitness, and animal wellness.

- HAIR SALON
- MED SPA
- VETERINARY CLINIC
- YOGA / PILATES



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# CURRENT CONFIGURATION





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# CENTRAL BAR SET UP





2830  
WILSHIRE  
BOULEVARD  
COSTA MESA, CA

SEATING AREA  
+ SUSHI BAR





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WINDOW LINE ALONG  
WILSHIRE BOULEVARD



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