RETAIL LEASING OPPORTUNITY

WATERFRONT RETAIL SPACE AVAILABLE

29,550 SF
RETAIL SPACE



LARRY KOSMONT
Broker / President
213.507.9000
lkosmont@kosmontrealty.com
DRE LIC# 01182660

WIL SOHOLT
Senior Managing Director
310.740.5681
wsoholt@kosmontrealty.com
DRE LIC# 01836503

ANDREW PEREZ
Managing Director
951.675.1511
aperez@kosmontrealty.com
DRE LIC# 02252922

kosmont realty

Kosmont Real Estate Services
1601 N. Sepulveda Blvd., #382
Manhattan Beach, CA 90266
Tel: 424.297.1076
DRE LIC# 02058445
www.kosmontrealty.com



SITE OVERVIEW

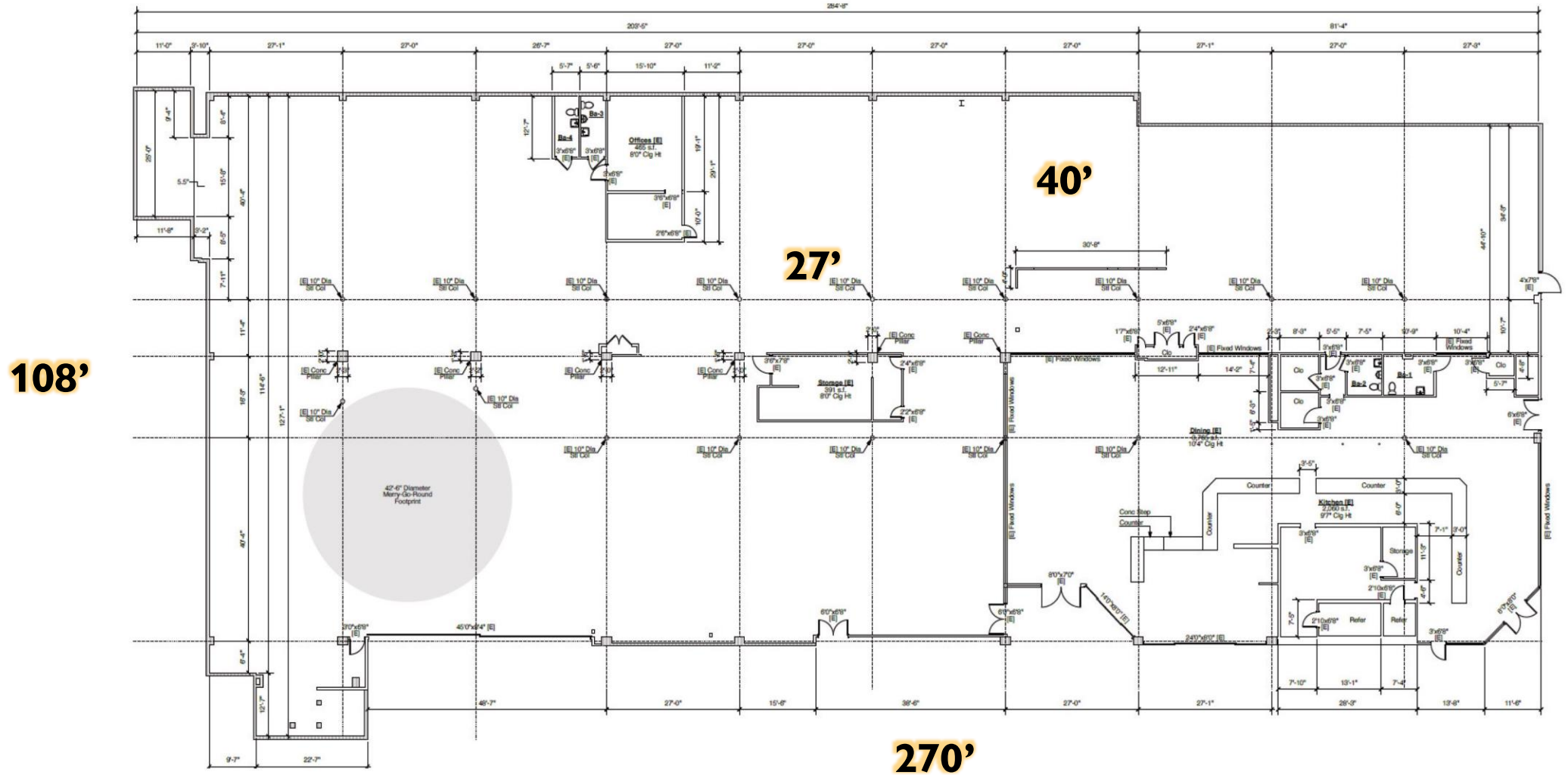
- **ADDRESS:** 123 INTERNATIONAL BOARDWALK, REDONDO BEACH, CA
- **BUILDING SIZE:** 29,550 SF
- **PARKING:** APPROX. 1,376 SPACES LOCATED WITHIN PIER PLAZA
- **YEAR BUILT:** 1972
- **CEILING HEIGHT:** MINIMUM HEIGHT @ APPROX. 10 FT.
- **LEASING OPPORTUNITY:**
  - WELL-LOCATED RETAIL SPACE ADJACENT TO PIER, SKATE PARK, AND BOARDWALK WITH HIGH FOOT TRAFFIC
  - PROPERTY IS LOCATED ON THE PROMENADE LEVEL OF PIER PLAZA WITH WATERFRONT ACCESS
  - PIER PLAZA INCLUDES OFFICE SPACE, RESTAURANTS, SHOPS, PARKING, AND OUTDOOR AMENITIES
  - CITY IS SEEKING A FAMILY-ORIENTED ENTERTAINMENT AND/OR RESTAURANT USER


CARNELIAN ST.
DIAMOND ST.
VINCENT ST.
EMERALD ST.
GARNET ST.
PACIFIC COAST HWY
TORRANCE BLVD.
ANNUAL BEACH LIFE FESTIVAL
Gil Castro-Petres / Daily Breeze
SKATE PARK
SPOHN Ranch
SUBJECT PROPERTY
PIER PLAZA
REDONDO BEACH PIER
Fgoroszko / Shutterbug
R10
CANTINA
KINCAID'S
Quality Seafood
Kirk Wester / Adobe Stock


KINCAID'S
FISH, CHOPS & STEAKS
SUBJECT PROPERTY


Quality Seafood
Since 1953
KINCAID'S
FISH, CHOPS & STEAKS

SITE PLAN

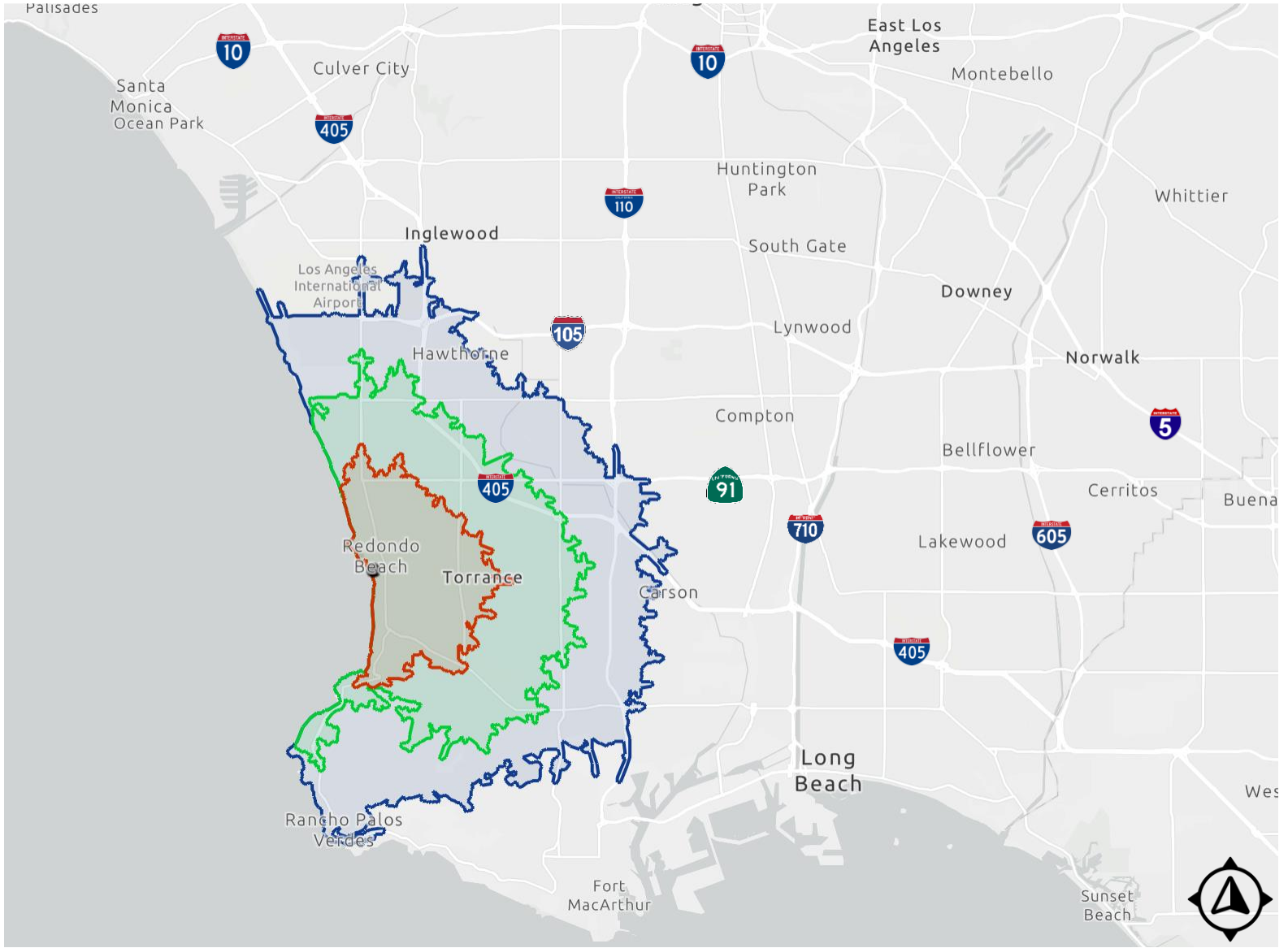




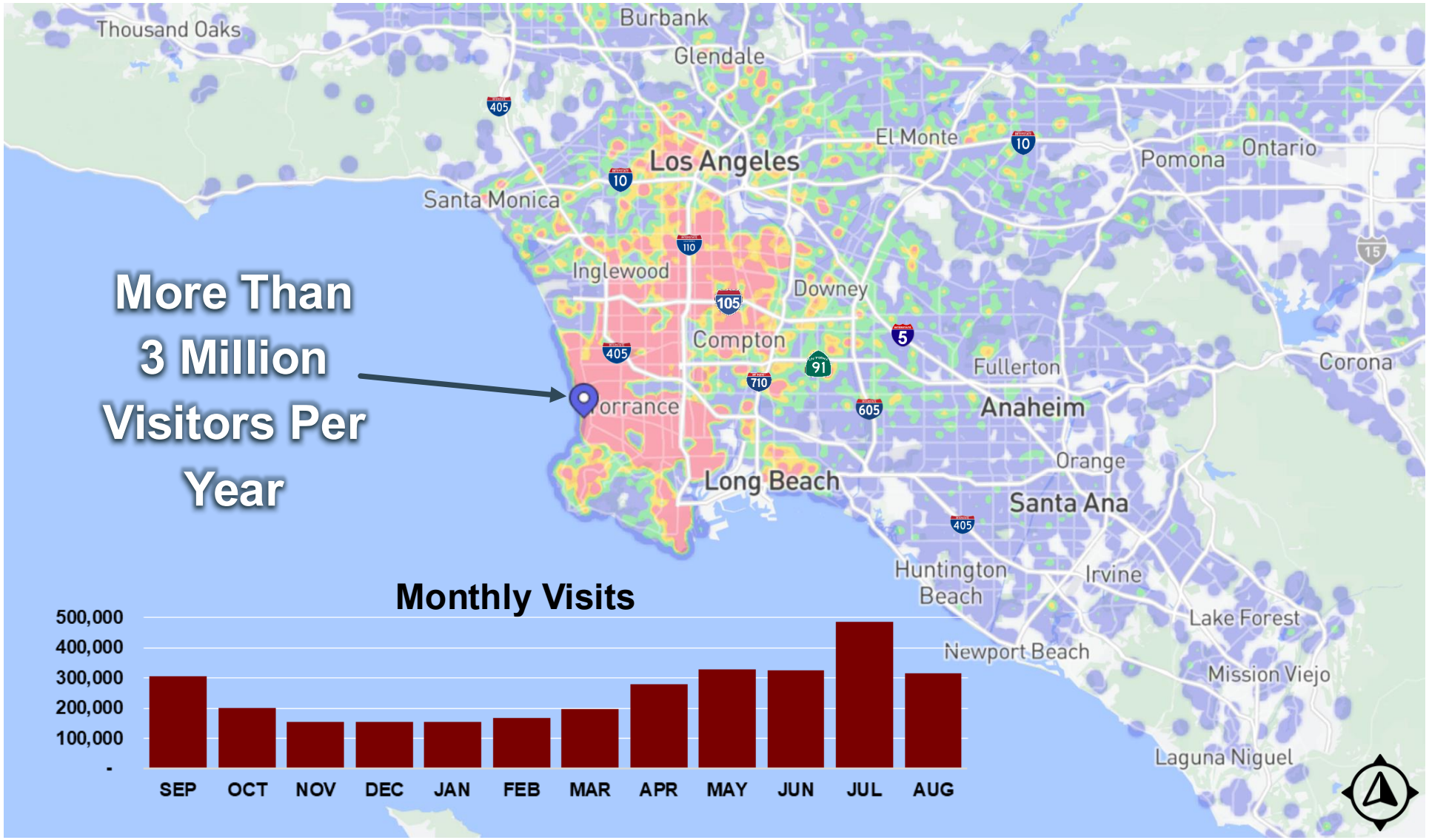


REGIONAL MAP & DEMOGRAPHICS

	Households	Population	Household Income
10 Minutes	56,000	133,000	$196,000
15 Minutes	123,000	308,000	$188,000
20 Minutes	229,000	599,000	$168,000



VISITATION TRENDS



For more information, please contact:

Kosmont Real Estate Services
1601 N. Sepulveda Blvd., #382
Manhattan Beach, CA 90266
Tel: 424.297.1076
DRE LIC# 02058445
www.kosmontrealty.com

SCAN ME



LARRY KOSMONT
Broker / President
Kosmont Realty
213.507.9000
lkosmont@kosmontrealty.com
DRE LIC# 01182660



WIL SOHOLT
Senior Managing Director
Kosmont Realty
310.740.5681
wsoholt@kosmontrealty.com
DRE LIC# 01836503



ANDREW PEREZ
Managing Director
Kosmont Realty
951.675.1511
aperez@kosmontrealty.com
DRE LIC# 02252922

This is a confidential Leasing Brochure and is provided solely for your limited use and benefit in evaluating this opportunity.

DISCLAIMER: Do not rely on any measurements or placements of any improvements depicted or shown herein, as they are estimates only. The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified the data and make no guarantee, warranty or representations whatsoever. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the properties. The value of this transaction to you depends on multiple factors, which should be evaluated by your tax, financial, and legal advisors. No express or implied representations have been made regarding any conditions pertaining to soil and/or toxic waste, hazardous materials, and/or undesirable substances in or on the properties. You and your advisors should conduct a careful, independent investigation of the properties to determine to your satisfaction the suitability of the properties for your needs.