

# 901 ABBOT KINNEY BOULEVARD

VENICE BEACH COMPOUND FOR LEASE



**NEWMARK**

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REAL ESTATE

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## ADDRESS

901 Abbot Kinney Boulevard  
Venice, CA 90291

## USE

Retail/Restaurant/Office

## SIZE

Space A: ±4,748 SF

Space B: ±3,248 SF

Space D: ±3,440 SF

**TOTAL: ±11,436 SF**

## RENT

\$8 PSF per month NNN

## NNN

±\$1.95 PSF per month

## PARKING

26 Parking spaces  
Up to 40 spaces with valet  
\$175 per car per month



EXTERIOR PHOTOS



**AVAILABLE SPACE**



**SPACE A**  
±4,748 SF

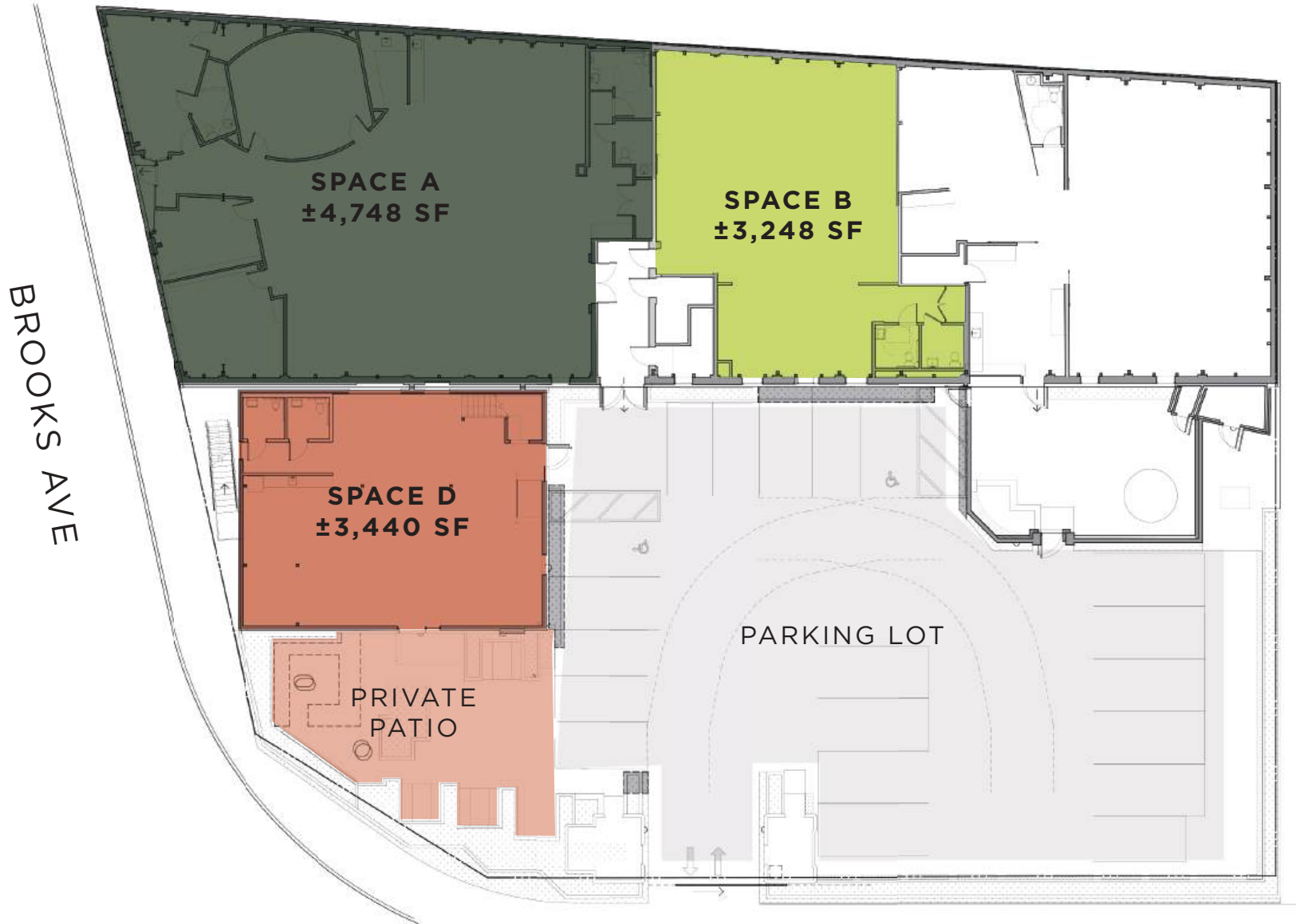
**SPACE B**  
±3,248 SF

**SPACE D**  
±3,440 SF

**PRIVATE  
PATIO**

**PARKING LOT**

**ABBOT KINNEY BLVD**

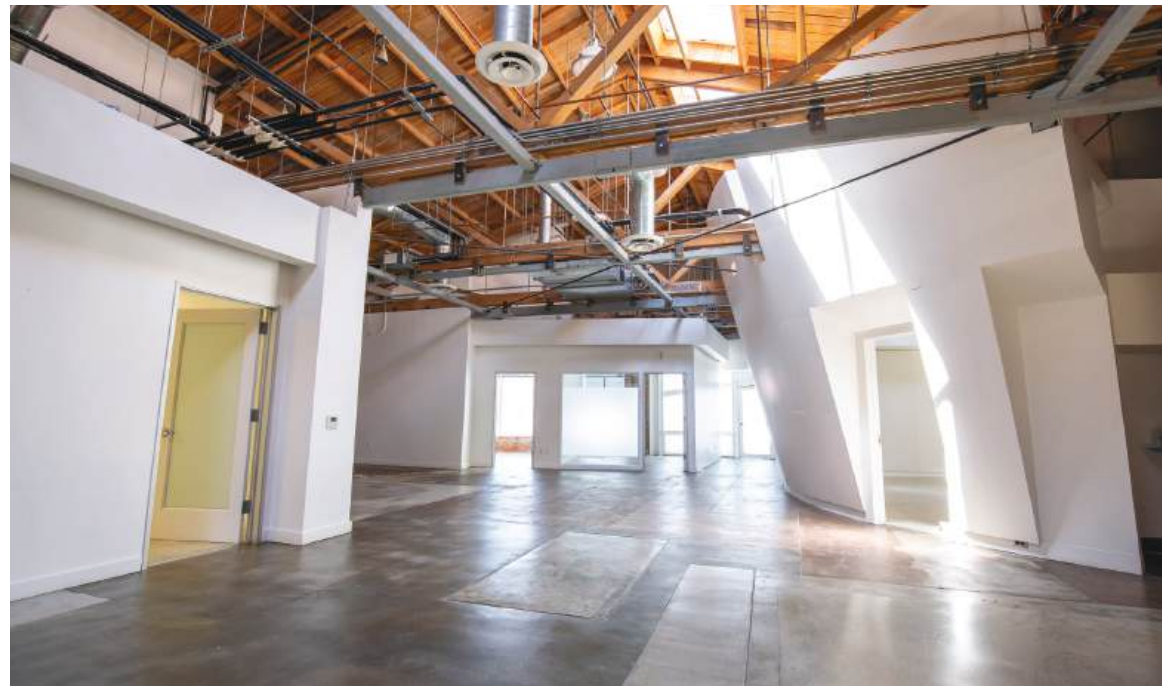


ABBOT KINNEY BLVD



## HIGHLIGHTS

- Approximately 4,748 SF
- Direct street access to Brooks Avenue
- Large windows and skylights
- Bow-truss ceilings
- Exposed brick walls
- Concrete flooring
- Modern offices
- Kitchenette area



SPACE A



**NEWMARK**

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REAL ESTATE



## HIGHLIGHTS

Approximately 3,248 SF

Bow-truss ceilings

Skylights and modern light fixtures

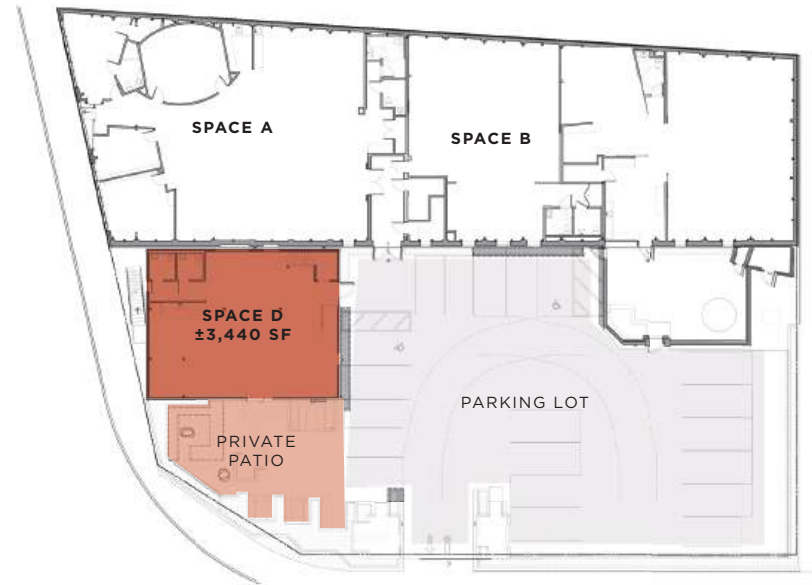
Modern offices with glass paneling

Exposed brick walls







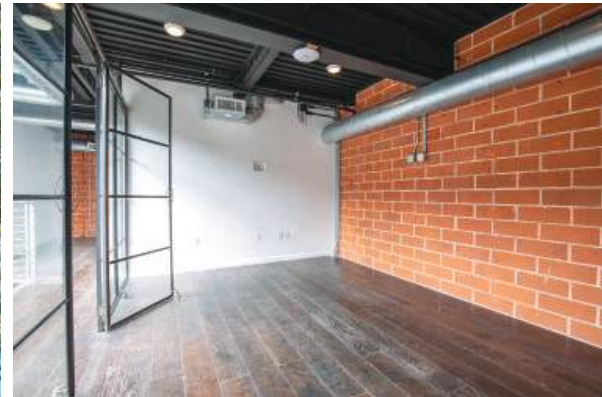


## HIGHLIGHTS

- Approximately 3,440 SF
- Two-story building
- Enclosed atrium
- Large private patio
- Modern finishes
- Offices
- Exposed brick
- Concrete and hardwood floors



SPACE D



**NEWMARK**

**BRANDON COHAN**  
REAL ESTATE



- adidas Originals
- greenleaf
- THE BUTCHER'S DAUGHTER
- LCD
- AWAY
- EVERLANE
- Blue Bottle Coffee
- neighbor
- Felix Trattoria
- Cha Cha
- AV
- LE LABO
- Miansai
- heist
- BLUE STAR
- MEJURI

901 ABBOT KINNEY BOULEVARD  
VENICE, CA

ABBOT KINNEY BLVD

BROOKS AVE

±16,042  
CARS PER DAY



\*Costar, TrafficMetrix 2022

BROOKS AVENUE

901 ABBOT KINNEY BOULEVARD  
VENICE, CA

BROADWAY STREET

Felix Trattoria

Alta - Mexican Spa, Sophia Sculpture Garden Plant Nursery  


Still Life, Still Works Aliboh Garden

Ecole Claire Fontaino - Language + Nature School

WESTMINSTER AVENUE

EVERLANE

AWAY THE GREAT



Kevin

General Admission AHLEM Eyewear



LCD

Under Construction

SAN JUAN AVENUE

Only the Wild Ones

THE BUTCHER'S DAUGHTER

DCN 咖啡 TIKER

Goodies

KEETSA

Flannel

Cookman

MC2 St. Barth

Burning Torch

greenleaf gourmet chopshop

SANTA CLARA AVENUE

Vardagen

For Lease

Offices

Vacant

Hamilton Press Gallery

I R O

Under Construction

PRINCIPISSA

velvet

John Fluevog

Art Unified

ilesteva

ASA Kaftrons

alibirds

Guild

CHRISTY DAWN

Beauvillia Glass Designs

Stable Road Capital

LEAP brands

Originals

VINCE. (Women)

VINCE. (Men)

satine Corridor

CALIFORNIA AVENUE

KOIO (Renovating)

Enda King

BURRO by Firefly

Live/Work For Lease

Classic Touch Tattoo Parlour

gorjana

Classic Touch Tattoo Parlour

Classic Touch Tattoo Parlour

Classic Touch Tattoo Parlour

Classic Touch Tattoo Parlour

Classic Touch Tattoo Parlour

Classic Touch Tattoo Parlour

Classic Touch Tattoo Parlour

Classic Touch Tattoo Parlour

Westminster Avenue School

WESTMINSTER AVENUE

heist

Le Pop-up Bazar

MEJURI

Vuori

Vacant

Vacant

Miansai

rag & bone

De Buena Planta pop-up

Lululemon athletica pop-up

SUITSUPPLY

Strange Invisible Perfumes

LE LABO

CUYANA

Marine Layer

BLUE STAR

Sweetie's

ARAGON COURT

Loco Coco

BIRKENSTOCK

Build Group

Hunker House

Buck Palmer

Sun Chasers

Status Anxiety

Construction

Construction

GRADIZ COURT

Art Gallery Pop Up

MedMen

The Mac Studio

HUSET

Office building

future FARMRIQ

ANDAULSIA AVENUE

Faherty

Vacant

Bigfare Fellow

Our Place

Residential / Office Space

Goodr

Sugar Nail

Friday Beers

DS&D URG

rutu

Men's Liquor Market

Sandcloud

Naadam Live

TIMBUK2

The Things We Do

WARBY PARKER

Vacant

Offices

future

future

future

future

future

future

future

future

future

ABBOT KINNEY BOULEVARD

MILLWOOD AVENUE

# 901 ABBOT KINNEY BOULEVARD

V E N I C E B E A C H C O M P O U N D F O R L E A S E



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