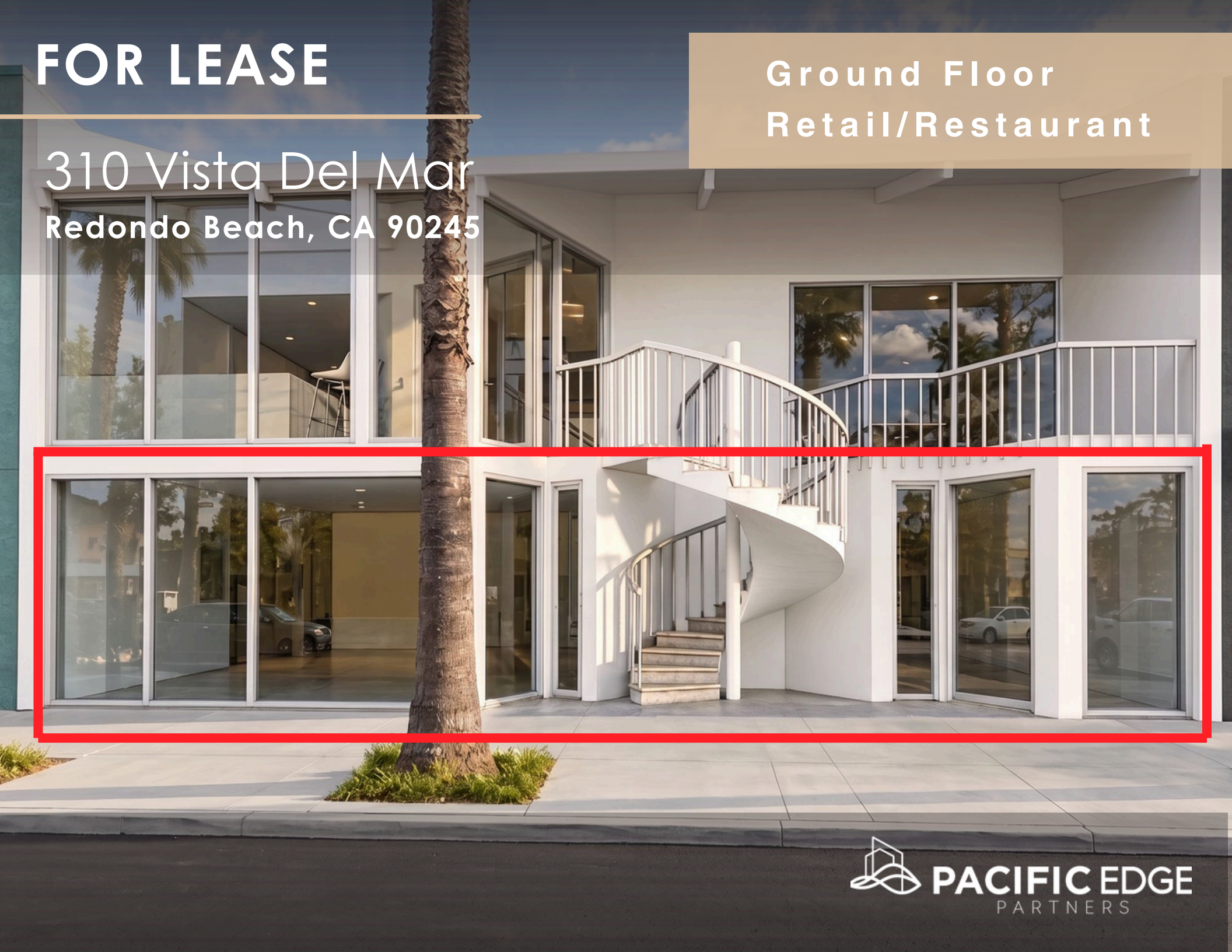
FOR LEASE

310 Vista Del Mar

Redondo Beach, CA 90245

Ground Floor
Retail/Restaurant



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THE NEIGHBORHOOD - STEPS FROM RIVIERA VILLAGE

The neighborhood enjoys heavy pedestrian traffic and serves an affluent residential customer base. An exceptional opportunity for a wide range of retail uses, located in one of the South Bay's most sought-after coastal communities. Located just steps from the vibrant Riviera Village in Redondo Beach, this property could be a fantastic opportunity for restaurant use, offering restaurateurs the rare chance to design and build a custom concept from the ground up.

Within a Short Walk -

Riviera Village Restaurants

-

Retail boutiques

-

The beach and Esplanade

-

Palos Verdes Boulevard

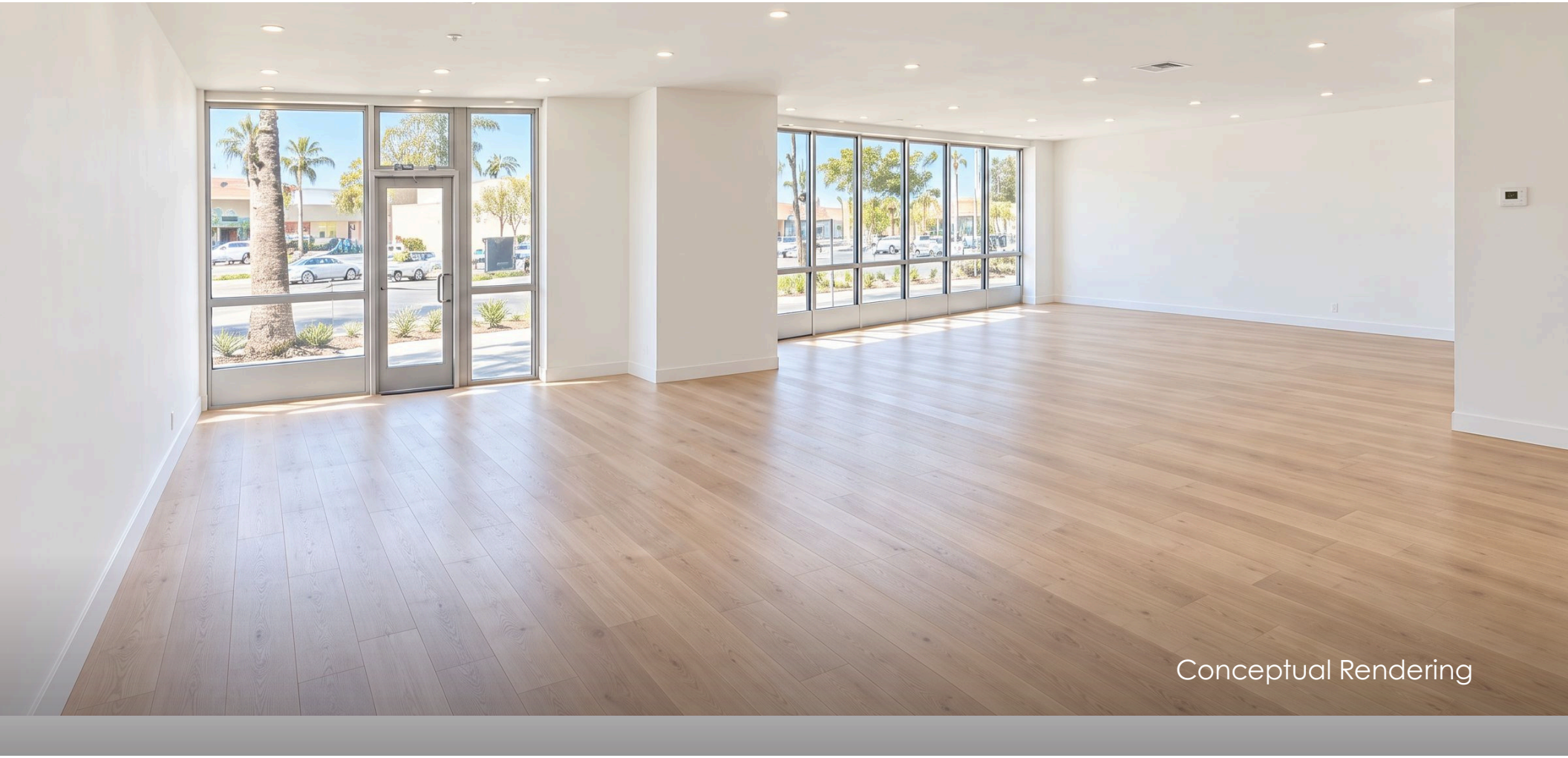
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Pacific Coast Highway





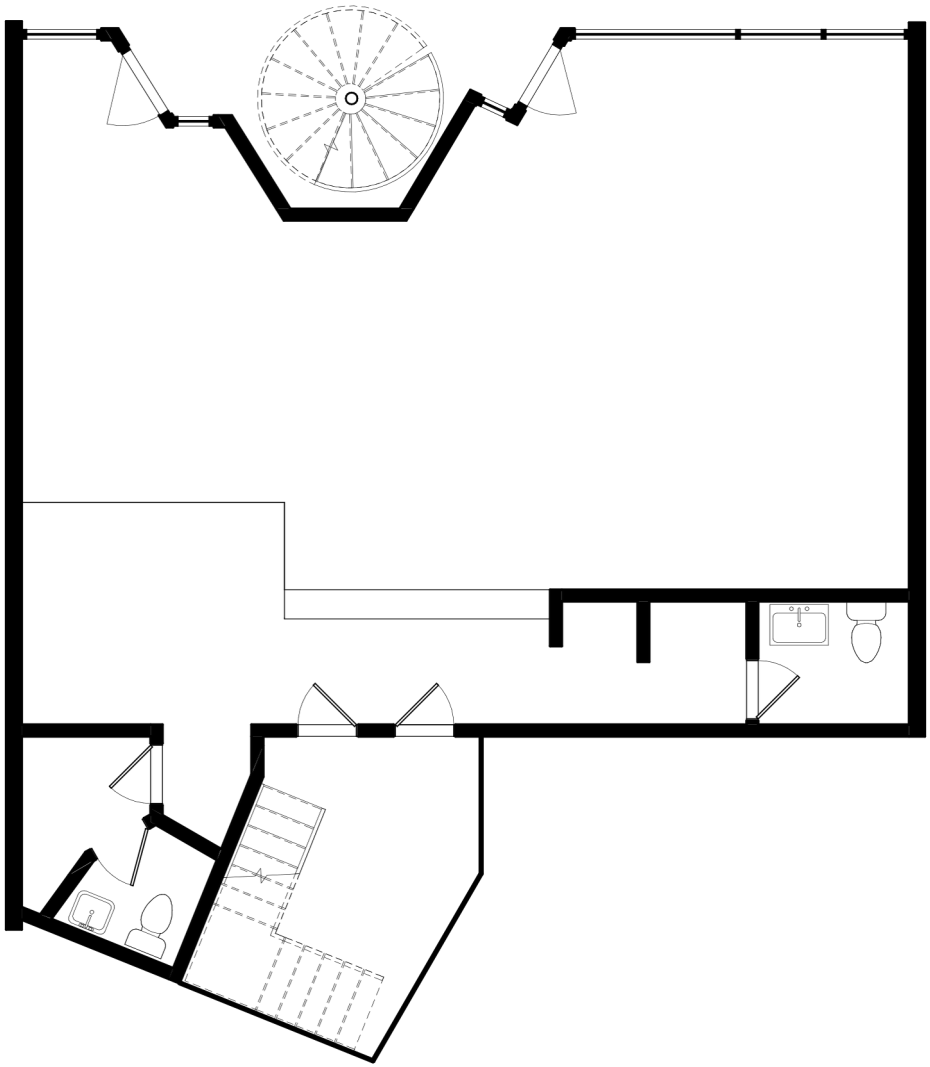
THE OPPORTUNITY



GROUND FLOOR: Retail | Restaurant

These two units have been combined to create a 1,182 SF ground-floor opportunity. Ownership is exploring the process of converting the space for restaurant use and is seeking a qualified tenant prior to initiating the entitlement and permitting process. This presents a unique opportunity for a restaurant operator to work with ownership early in the process and potentially influence the design and permitting strategy to accommodate the intended use.

FLOOR PLAN



GROUND FLOOR PLAN

Campbell
ARCHITECTS

HIGHLIGHTS

Ground: +/- 1,182 SF

Rent:
Inquire with Broker

6 Spaces in
Rear of Building



Conceptual Rendering

Available Now

Great Visibility

Walk to Beach

PACIFIC EDGE
PARTNERS

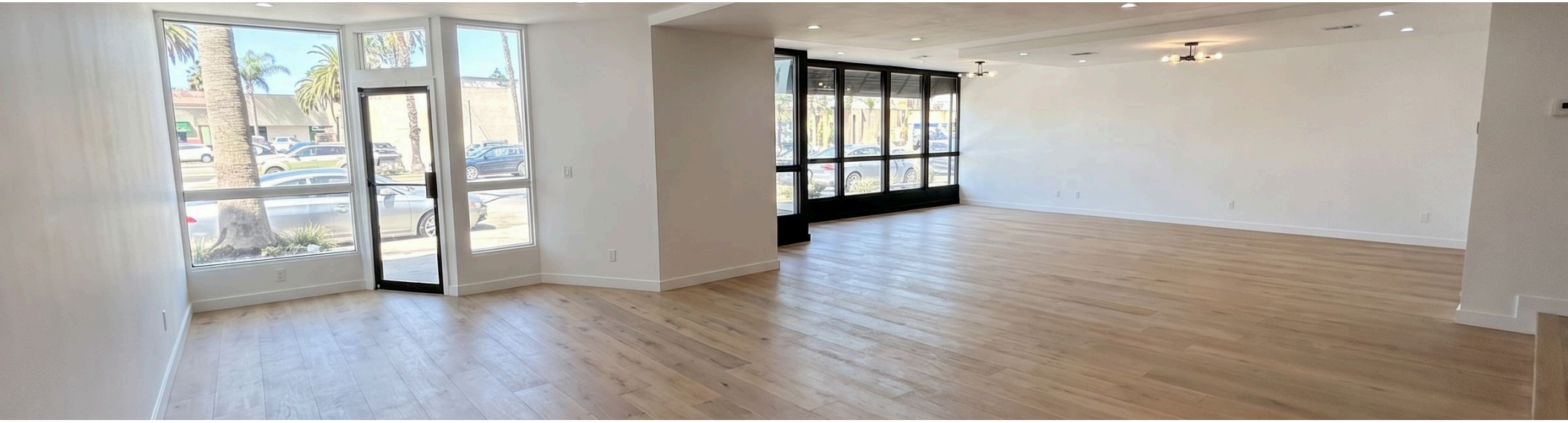
EXTERIOR - CONCEPTURAL RENDERINGS





Campbell
ARCHITECTS

INTERIOR - CONCEPTURAL RENDERINGS





Campbell
ARCHITECTS

NEARBY TENANTS

Buca di Beppo Italian Restaurant

Rock & Brews

Riviera mexican grill

BÜNDA

OFF SET

therockefeller redondo | hermosa | manhattan

Trader Joe's

MARTHA'S

DEMOS

DEMOGRAPHIC SNAPSHOT

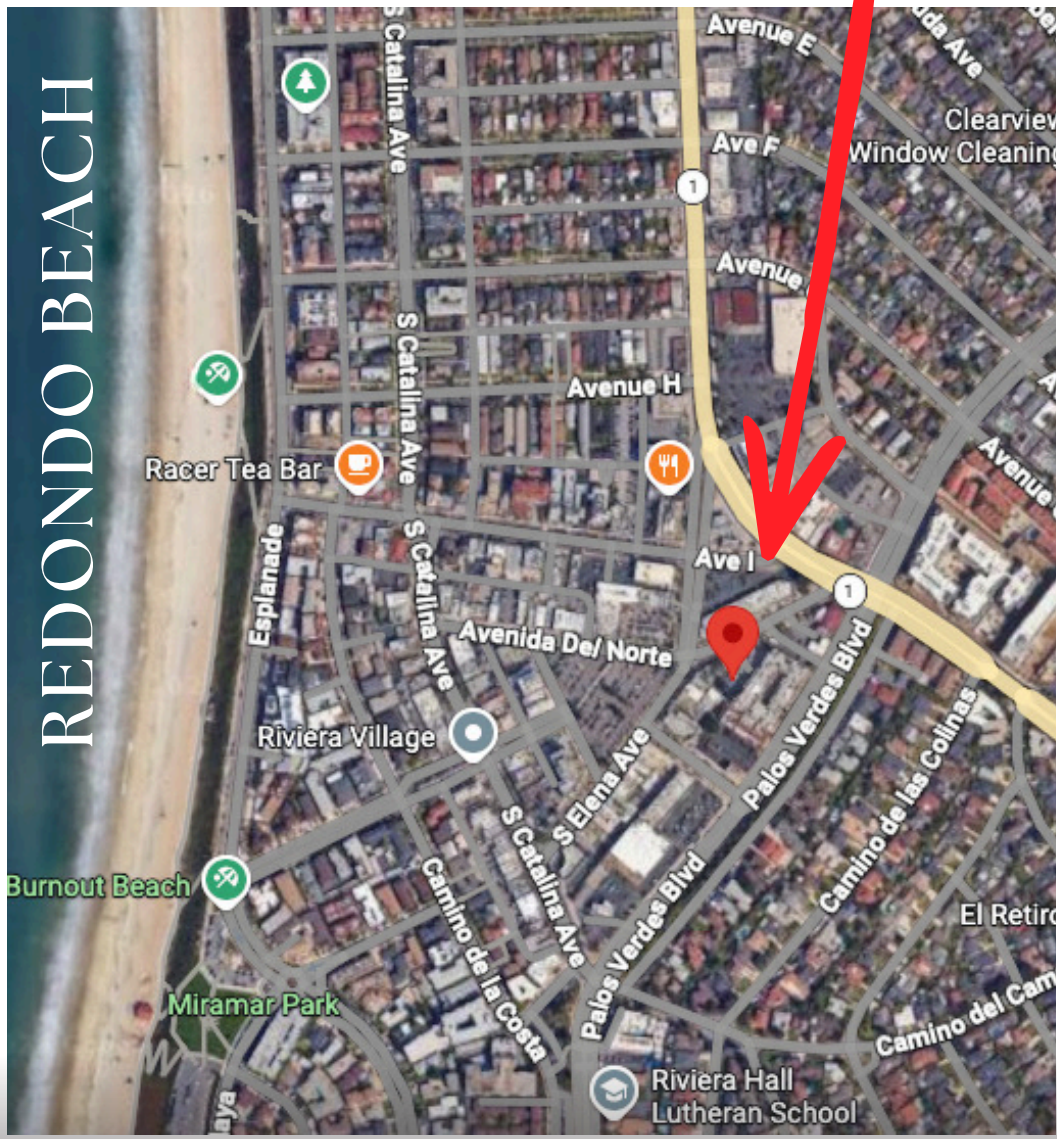
STRONG HOUSEHOLD INCOME • ESTABLISHED TRADE AREA

POPULATION	1 MILE	3 MILES	5 MILES
2020 Population	20,357	140,419	353,494
2025 Population	20,698	139,451	347,726
2030 Population Projection	20,761	139,101	346,068

INCOME	1 MILE	3 MILES	5 MILES
Avg Household Income	$171,144	$163,652	$159,107
Median Household Income	$141,521	$134,836	$128,627

$159K+ AVERAGE HOUSEHOLD INCOME WITHIN 5 MILES

310 VISTA DEL MAR



PACIFIC EDGE PARTNERS

For More Information -



ABOUT US

Pacific Edge Partners ("PEP") is your full-service commercial real estate boutique brokerage based in the South Bay, specializing in the Greater Los Angeles and Orange County markets. We handle commercial sales and leasing, business brokerage, property management, and residential sales - representing landlords, tenants, buyers, and sellers alike.

Scan for Website

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