

RETAIL/OFFICE SPACE FOR LEASE

340 FRONT STREET
AVILA BEACH, CA

\$1.10/SF Promotional Lease Rate

EXCLUSIVELY LISTED BY

No warranty or representation as to the accuracy of the foregoing information. Terms of sale, lease, and availability are subject to change or withdrawal without notice.



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LISTING SUMMARY

PROPERTY OVERVIEW

Retail or office suite with high exposure available in Avila Beach on Front Street facing San Luis Obispo Bay and the pier. Benefit from the high pedestrian traffic as locals and tourists visit the beach and shop along Front Street. Property features pristine architectural finishes, a large open bay, front display case, private office and private restroom.

Contact broker to schedule tours.

SIZE: +/- 2,248 SF

PROMOTIONAL LEASE RATE: \$1.10/SF for the first 6 months of a 5 year minimum lease

LEASE RATE AFTER 6 MOS: \$2.20/SF NNN

NNN EXPENSE ESTIMATE: \$1.16/SF/Month

RESTROOMS: Yes

HVAC: Yes

PARKING: Public

TERM: Negotiable

ZONING: CR (Commercial Retail)

APN: 076-218-013

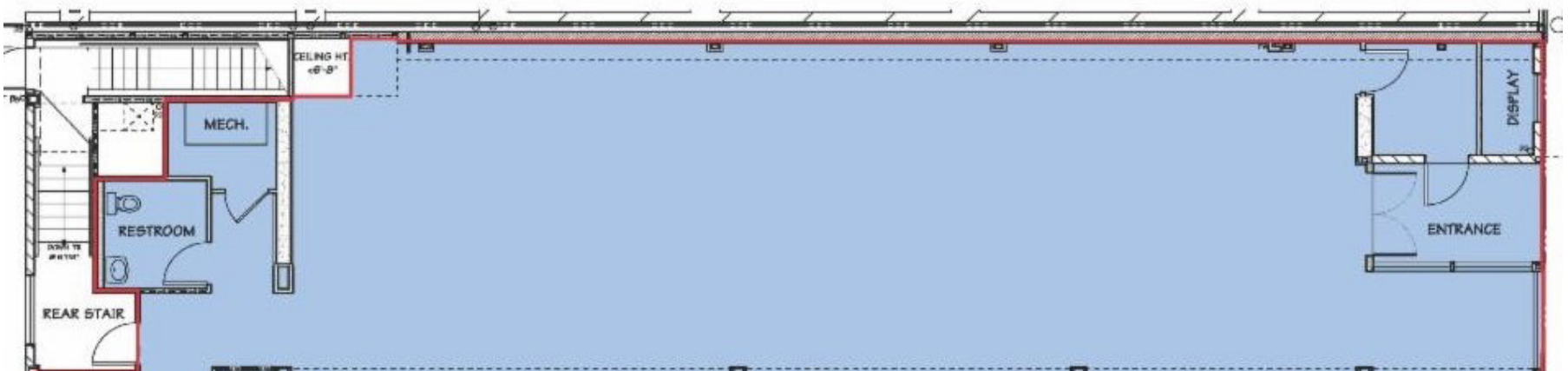
AVAILABLE DATE: Now

340 FRONT ST, AVILA BEACH, CA

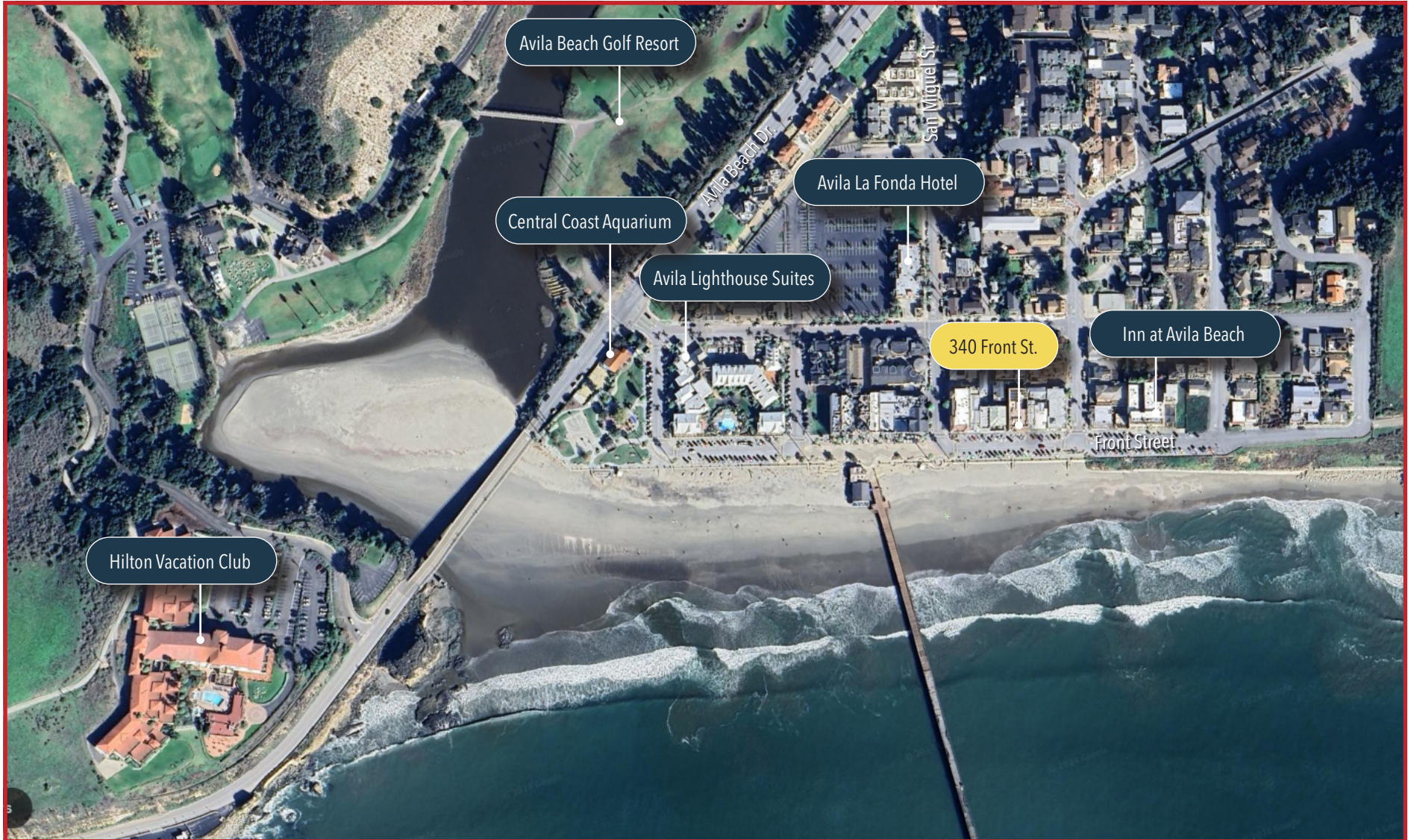
INTERIOR PHOTOS



FLOOR PLAN



AERIAL



RETAIL AERIAL



■ ABOUT AVILA BEACH

Avila Beach is an unincorporated community in San Luis Obispo County, located on San Luis Obispo Bay about 89 miles north from Santa Barbara. The drive along Highway 1 on California's central coast takes you through a lush oak valley, lined with transformative spas featuring natural, mineral hot springs, world-class massage, yoga instruction, and sense therapies. Journey just a little further and the welcoming paradise of Avila Beach appears. With its own uniquely sunny and warm microclimate, Avila Beach is a breath of fresh salt air, with amenity-laden hotels, charming oceanfront restaurants, magnificent local wines, shopping and music events for all to enjoy.

