

MAJOR RENOVATION RECENTLY COMPLETED

Bijou Building

1221 Hermosa Avenue | Hermosa Beach, CA



OPPORTUNITY TO JOIN

CHASE & **the bar method**

Prior Food Use End Cap Available

NEWMARK

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1221 HERMOSA AVENUE
Hermosa Beach | California

Restaurant/Retail Use



AVERAGE HOME VALUE



\$1,535,594

AVERAGE HOUSEHOLD INCOME

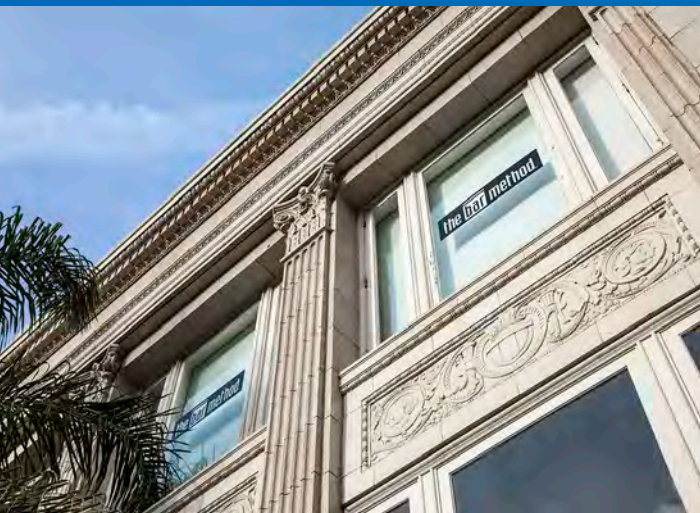


**\$180,295
within 1-mile**

WALK SCORE



**84 with 19,506
residents**



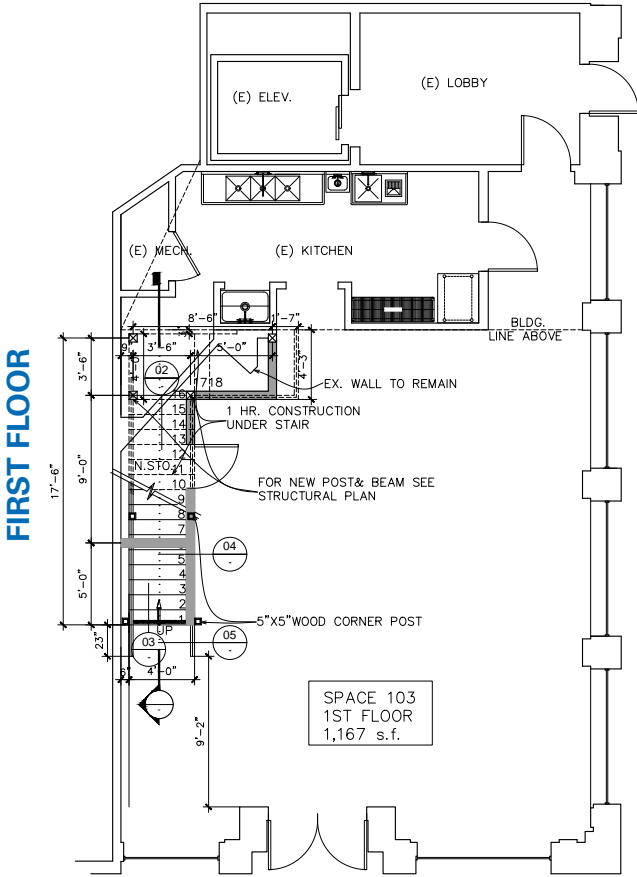
Property Highlights

- 1,362 SF End Cap Space Available
- Affluent Beach City Community
- One Block From the Beach
- Adjacent to 300 Stall City Owned Structured Parking
- Heavy Foot Traffic Area
- Signalized Intersection
- Recently Renovated Former Food Suite

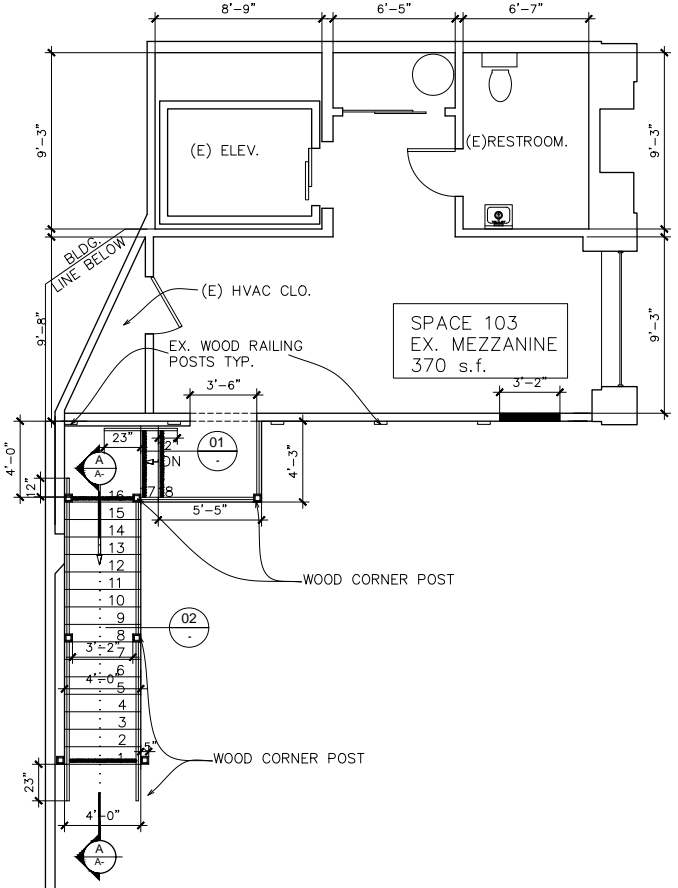
TRADE AREA



FLOOR PLAN



FIRST FLOOR

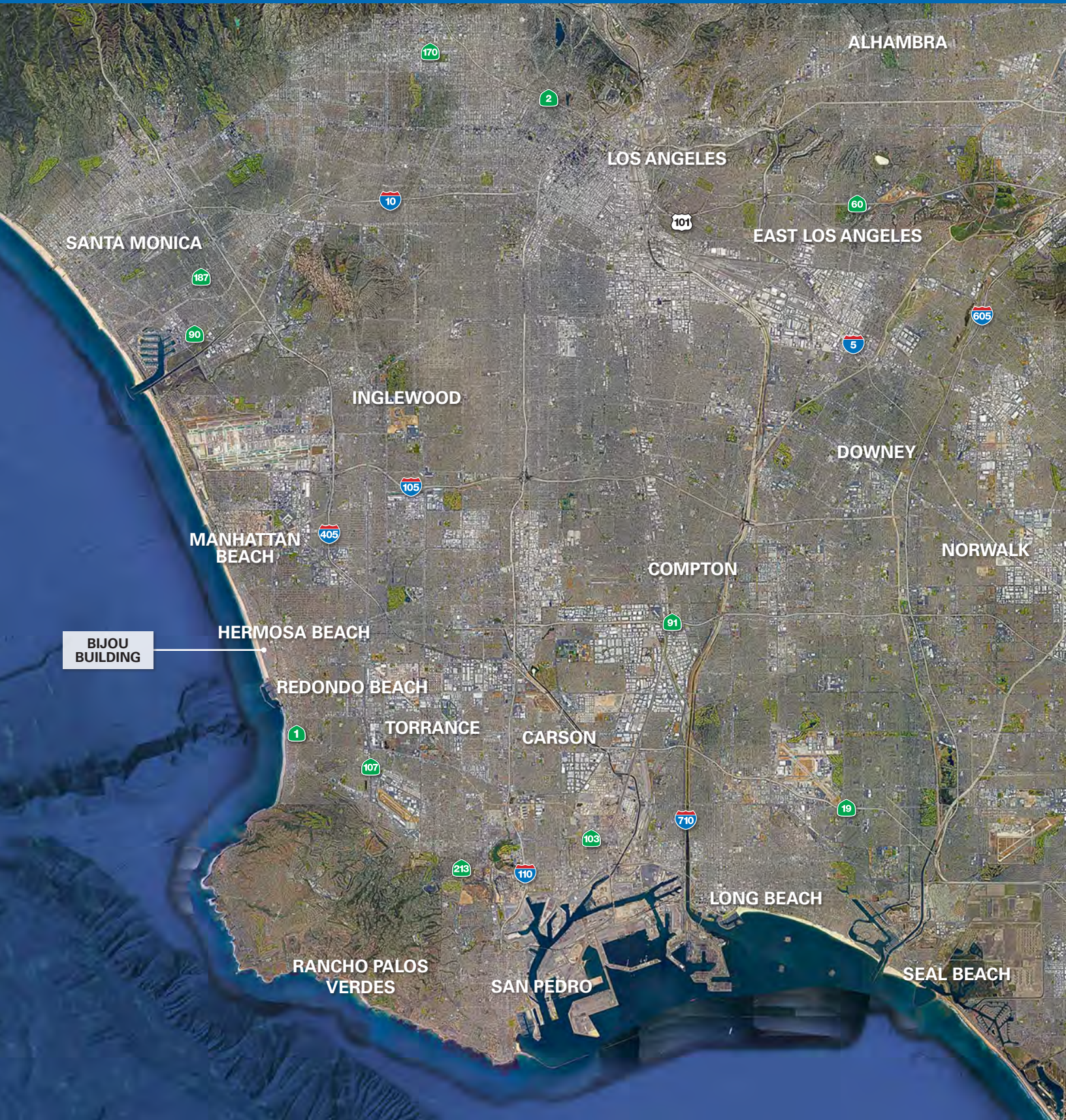


SECOND FLOOR

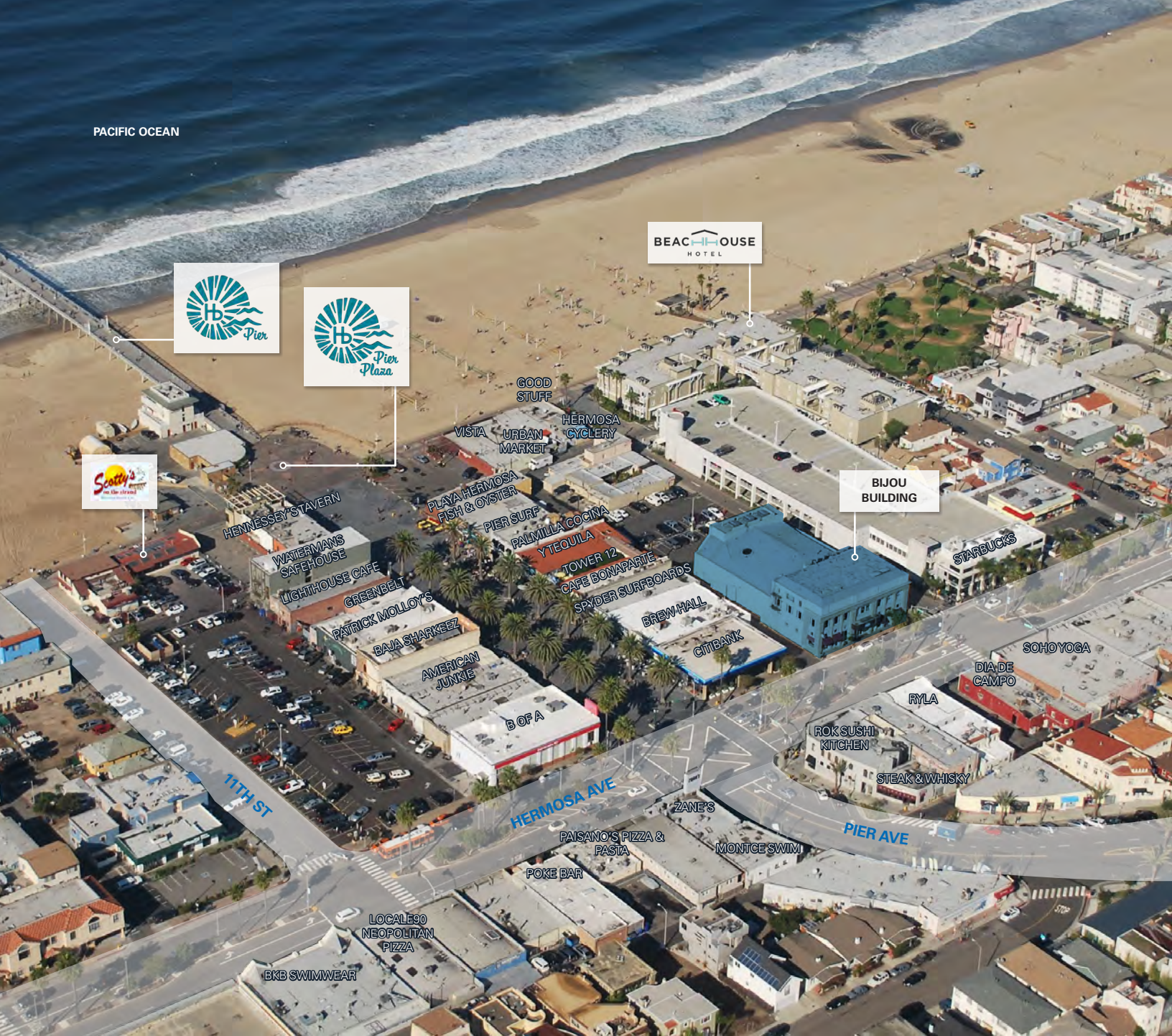


1221 HERMOSA AVENUE

HERMOSA BEACH | CALIFORNIA



PACIFIC OCEAN



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