

10 S. De Lacey
PASADENA, CA

RETAIL FOR LEASE

High Street 2nd Generation
Food & Beverage / Retail
Opportunity

1,347 Square Feet
Adjacent to Colorado Blvd.
Shopping District

Co-Tenancy / Adjacencies:
Crate & Barrel,
Tiffany & Co., Apple,
Lucid, and House of
Hoops



EXCLUSIVE AGENT

11150 Santa Monica Blvd #330
Los Angeles, CA 90025
T 310.282.5300

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www.blatteisschnur.com

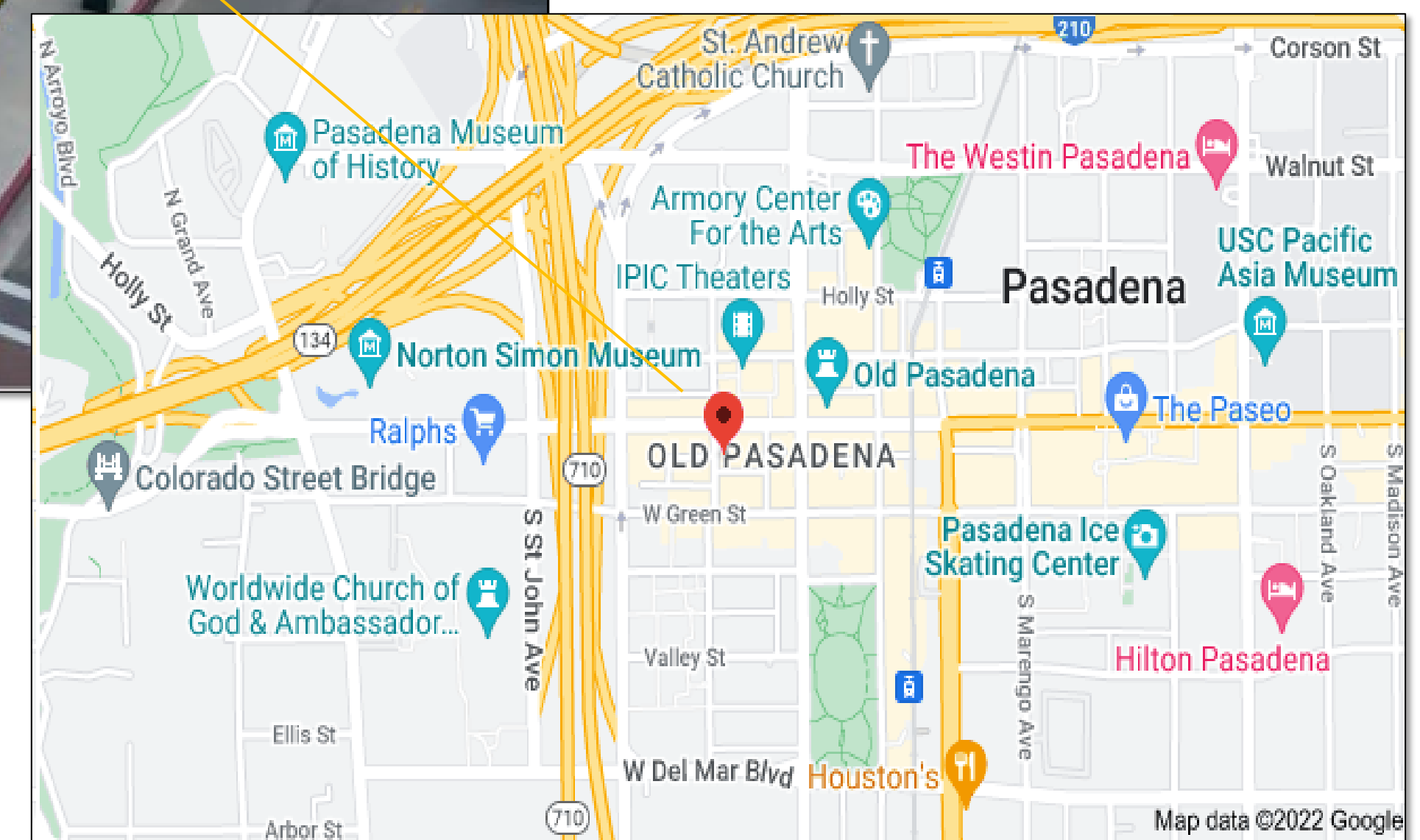
For more information please contact Scott Gordon

NEIGHBORING TENANTS – 10 S. De Lacey Pasadena



High Street Leasing Opportunity

- Immediate Availability
1,347 Square Feet
- 2nd Generation Space -
Former
Matcha Tea Operation
- Ideal for Dining, take-out, Ice
Cream, Coffee, Salad,
Smoothie, Boba, etc.
- Starting Rent \$7.50 NNN
- NNN Charges Est. \$2.09 PSF



Highlights

\$1,048,126
Median home value of a
single-family home in
Pasadena

196,900 3-mile radius
population
Average HHI exceeding
\$127,900

#2 Tiffany & Co. Store by Sales in Southern California after Rodeo
Drive, Beverly Hills

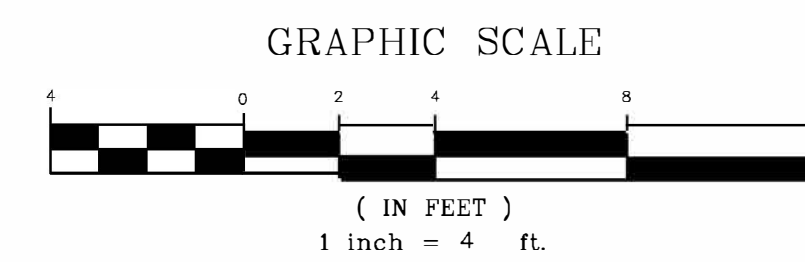
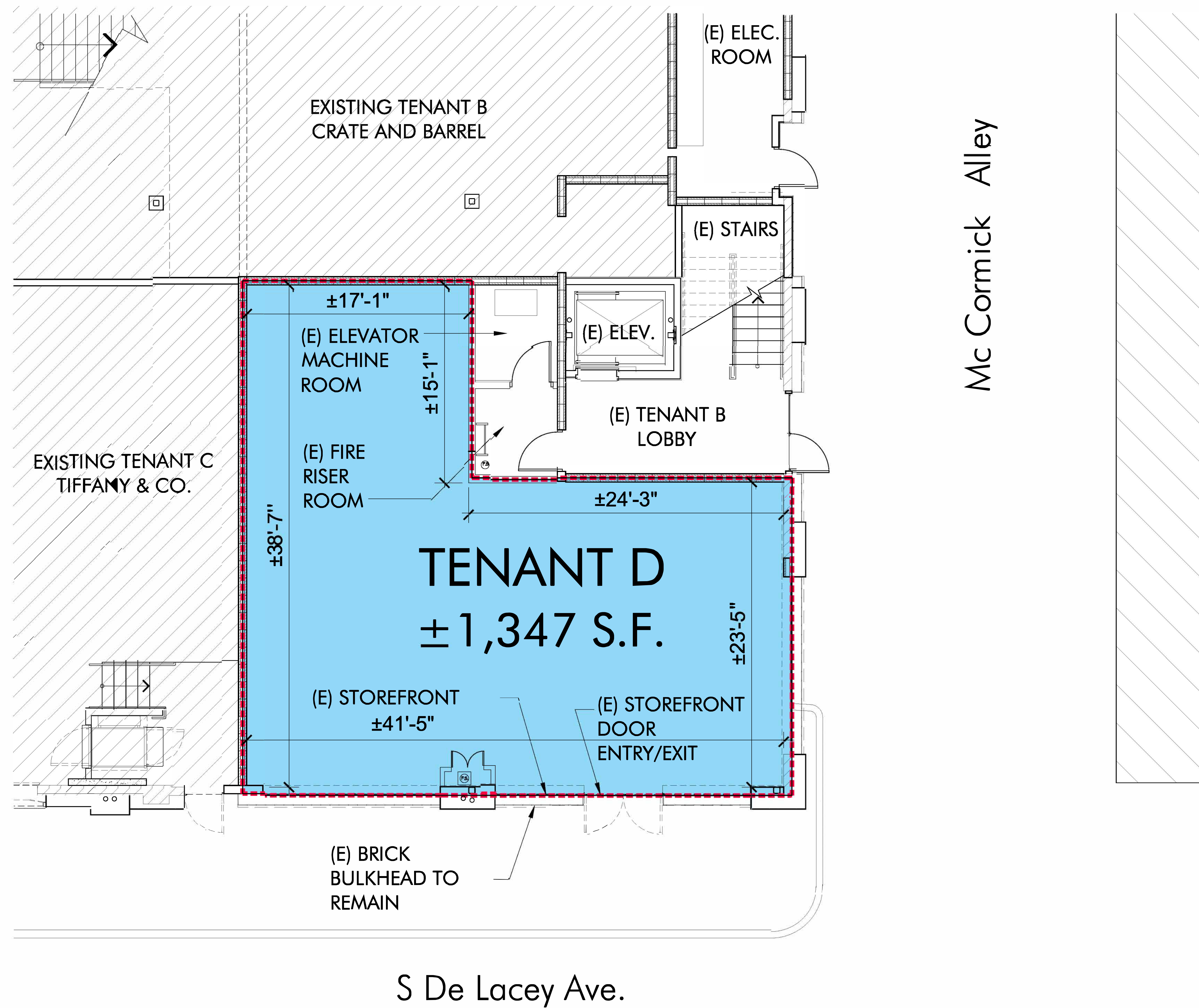
Tenants Recently Added to Colorado Blvd include:
Lucid Motors, Herman Miller, Levi, Allbirds, Apple, Lovesac, Madewell,
Warby Parker

500 Car Free Parking-Public Facility
Directly Across Street

Crate & Barrel Relocated from across
Colorado Blvd. to a larger space at
the Property in 2020

Adjacent to Newly Renovated Apple
Store surpassing \$100M in Annual
Sales





DIMENSIONS ARE TO LEASE LINE AND ARE ROUNDED UP TO THE NEAREST INCH. AREA CALCULATIONS ARE BASED UPON LEASE LINE.
THIS DOCUMENT IDENTIFIES THE PERIMETER CONFIGURATION OF THE LEASE SPACE ONLY AND SHALL NOT BE USED FOR CONSTRUCTION. IT IS THE RESPONSIBILITY OF THE TENANT TO VERIFY ALL DIMENSIONS AND CONDITIONS PRIOR TO COMMENCEMENT OF DESIGN DRAWINGS. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE LANDLORD.

TENANT D - GROUND FLOOR PLAN - L.O.D.

PRELIMINARY FLOOR PLAN SUBJECT TO CHANGE

68 COLORADO BLVD.
PASADENA, CA 91103

BLATTEIS & SCHNUR, INC.
11150 SANTA MONICA BLVD., SUITE# 330, LOS ANGELES, CA 90025

**McKently
Malak**
ARCHITECTS
35 Hugus Alley, Suite 200
Pasadena, California 91103-3648
TEL 626.583.8348 FAX 626.583.8387

FLOOR PLAN
SCALE: 1/4"=1'-0"
06.22.2022 22087TMA

LOD-01