



A DIVISION OF
**LEE &
ASSOCIATES**



CREATIVE FLEX / WAREHOUSE
± 11,608 SF | **FOR LEASE**

1705 - 1707
STEWART STREET

Creative Flex / Warehouse Opportunity in Santa Monica's *Stewart Street Corridor*

1705–1707 Stewart Street offers a rare small-scale creative flex and warehouse opportunity in the heart of Santa Monica's dynamic Stewart Street corridor. The property features functional warehouse space with approximately 19-foot clear heights, a ground-level loading door, and a fully sprinklered environment designed to accommodate a variety of creative industrial, storage, showroom, and hybrid office uses. Its efficient layout and flexible functionality make it ideal for tenants seeking practical operational space within a highly desirable Westside location. Conveniently positioned near major transportation routes, surrounding retail amenities, and neighboring creative businesses, 1705–1707 Stewart St. provides excellent accessibility for employees, clients, and day-to-day operations.



PROPERTY OVERVIEW

Address:	1705 - 1707 Stewart St, Santa Monica, CA 90404
Premises:	± 11,608 SF
Rent:	\$2.50/SF, Industrial Gross
Occupancy:	Immediate
Parking:	16 Spaces
Feature:	- Rare small/flex warehouse - 19' Clear height - 1 Ground level loading door - Sprinklered

INTERIOR PHOTOS



INTERIOR PHOTOS



INTERIOR PHOTOS

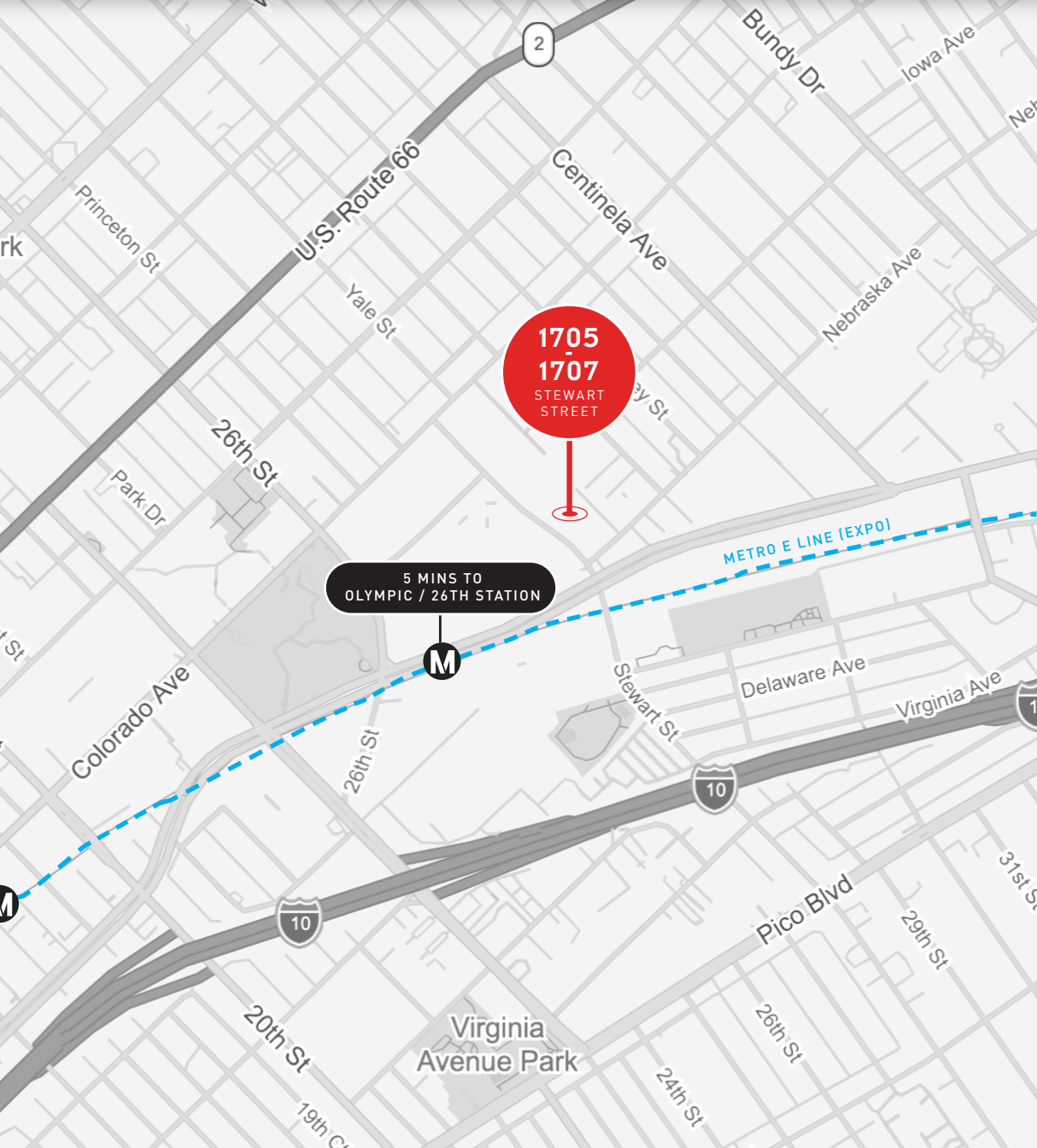




Steps from Santa Monica's Best Amenities

Positioned along Stewart Street in the heart of Santa Monica, 1705-1707 Stewart St. offers a highly functional creative flex and warehouse location with convenient access to major Westside transportation routes and surrounding business hubs. Located near the I-10 freeway and key Santa Monica thoroughfares, the property provides efficient connectivity for operations, shipping, employees, and clients alike. Surrounded by nearby retail, dining, and creative office environments, the location combines industrial functionality with the convenience and accessibility of a sought-after Westside setting.





CHAUMONT

EREWON

BLUEYS
KITCHEN

CHEZ MIMI



GOODBOYBOB
COFFEE ROASTERS

wanderlust
CREAMERY



m|l|o
o|l|ve



Gelson's



MIYA
MIYA
sushi



HOLY
BASIL



TRADER JOE'S

MOTORING
COFFEE

Artelice Pâtisserie
CALIFORNIA

ICONFIT





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