



Inkwell

201 THE PROMENADE N.

LONG BEACH / CALIFORNIA



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Retail Space Available.

About Inkwell.

LONG BEACH / CALIFORNIA

Located in the heart of Downtown Long Beach, this new mixed-use Broadstone development designed by Alliance Residential Company offers an elevated living experience. The community features state-of-the-art amenities, outdoor gathering spaces, and incredible rooftop views. Broadstone Inkwell's residential complex contains 189 residential units in an eight story-building. It also features 10,000 square feet of retail on the ground floor, with a three-level subsurface garage containing dedicated retail parking stalls ground level.

This dynamic apartment community invites you to experience the promenade walkway in a brand-new way. Cemented in the heart of the local dining scene, nearby local favorites such as Sonoratown, ISM Brewing, King's Fish House, Ubuntu, and more. The retail units feature enclosed patio space and over 40 bike stalls along the Promenade walkway, connecting all the way to the Convention Center.

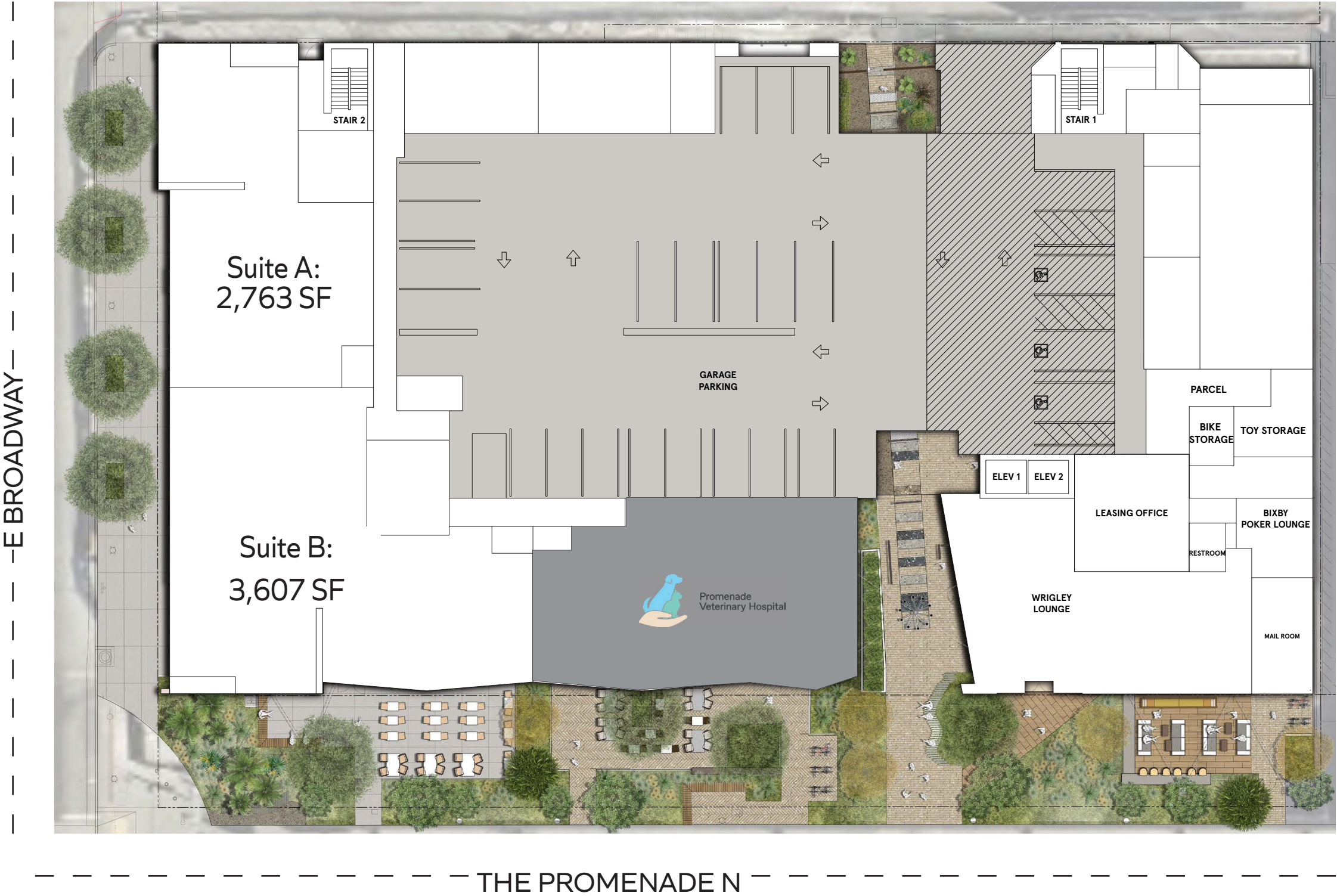
PROPERTY HIGHLIGHTS

- Retail and restaurant space available
- Situated in the core of Downtown Long Beach on The Promenade
- Offers great frontage to downtown's primary retail corridor
- Unique opportunity for locally sourced retailers and restaurateurs
- High quality and elevated retail and residential experience



Site Plan.

201 THE PROMENADE N. LONG BEACH, CA 90802



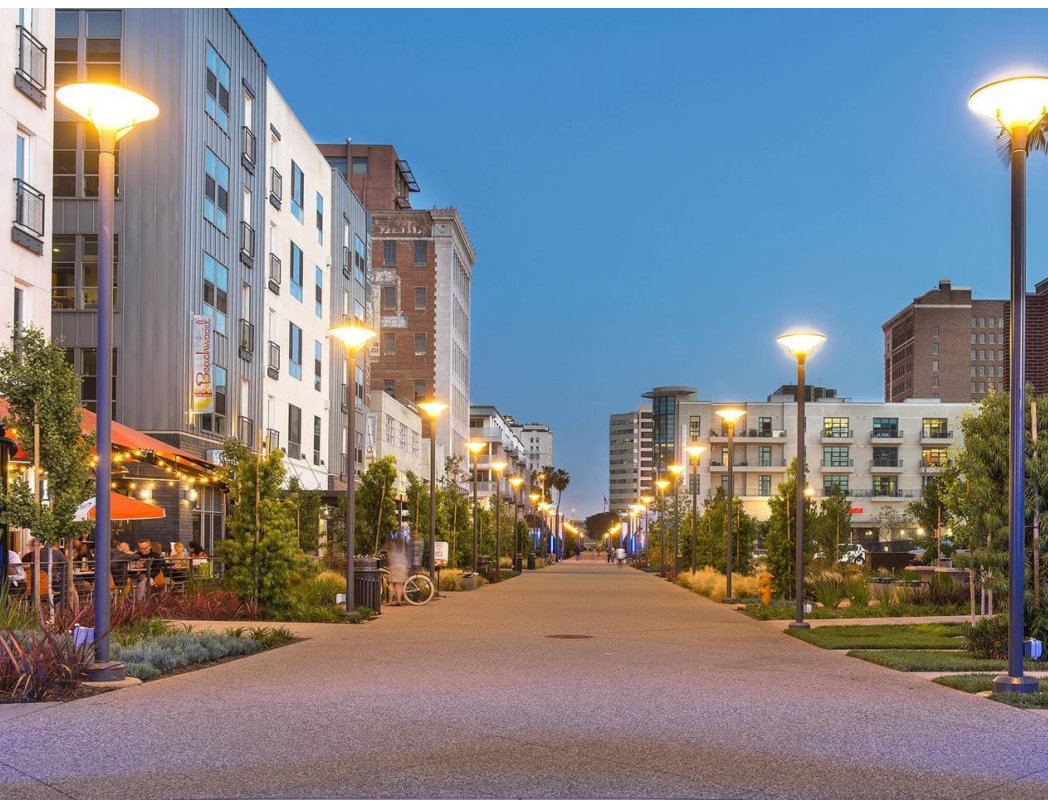
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Aerial Map.



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LONG BEACH / CALIFORNIA

This is Long Beach.

NEW DEVELOPMENTS

The City of Long Beach has launched the Elevate '28 Infrastructure Investment Plan, a comprehensive five-year initiative (FY 2023–2027) aimed at enhancing the city's infrastructure in preparation for the 2028 Summer Olympics. With over \$533 million allocated, the plan encompasses more than 100 projects focusing on parks, public facilities, mobility, and street improvements. Key projects include the Long Beach Boulevard Improvements, which aim to upgrade pedestrian safety, traffic flow, lighting, and streetscape aesthetics along the corridor.

ECONOMIC GROWTH

Downtown Long Beach (DTLB) continues to thrive as a hub of economic activity. According to the 2024 Economic Profile by the Downtown Long Beach Alliance, the area has seen significant developments in residential, office, and retail sectors. Recent reports highlight the finalization of numerous multi-family developments, contributing to the area's growth and vibrancy.

EXCITING EVENTS

Long Beach's annual events calendar is packed with festivals and celebrations that reflect the city's diverse culture and community spirit:

- **Acura Grand Prix of Long Beach (April):** Dubbed the largest street race in the country, this event attracts around 170,000 spectators who witness race cars reaching speeds of up to 200 mph through Downtown Long Beach.
- **Cambodia Town Parade & Festival (April):** A vibrant celebration of Khmer traditions, featuring food, music, dance, and cultural exhibitions.
- **The Congressional Cup (April 30 – May 4, 2025):** This prestigious match racing event, part of the World Match Racing Tour, brings top international sailors to Long Beach, continuing a tradition that dates back to 1965.



Area Demographics.



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LONG BEACH, CALIFORNIA 90802

Population	1 Mile	3 Miles	5 Miles
Estimated Population	53,934	218,257	373,562
Forecasted Population (2029)	54,106	213,397	364,309

Daytime Demos			
Total Daytime Population	65,054	203,920	390,441
Daytime Population Workers	40,590	98,059	203,124

Median Household Income			
Estimated Median Household Income	\$62,439	\$70,176	\$78,287
Median Disposable Income	\$51,971	\$56,473	\$62,007

Avg Household Income			
Estimated Average Household Income	\$89,051	\$97,245	\$109,868
Average Disposable Income	\$66,822	\$72,700	\$80,234

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