

BRAND NEW SEAL BEACH FREE STANDING RESTAURANT "MAKE OFFER" ORANGE COUNTY

- Premises: Approx. 4400 sq. ft. + 700' Patio – 140 Seats +
- Monthly Rent: \$14,500 base rent + \$2000 Taxes + \$800 CAM
- Parking: Plentiful Parking
- License: Type 41 Beer and Wine License
- Lease Term: 10 yr. term plus two five year options to renew.
- Comments: Available immediately as AN ASSET SALE – trade name and goodwill not included in sales price – investment was **over \$3,000,000**. Retail tenant mix includes national/regional retailers. Located within Southern California's fastest growing upscale community.

All of the above information we deem reliable but is not guaranteed



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