



Beach Area Café For Sale

1,425 SF / Pacific Beach/Mission Beach Area



HIGHLIGHTS & DETAILS

BEACH AREA CAFÉ | HIGH TRAFFIC MAIN THOROUGHFARE



Turn-key café opportunity in one of San Diego's busiest beach towns.

Located on main thoroughfare with daily traffic counts of approx. 17,000 cars per day.

Functional designed premises with fast-casual ordering set-up, partial kitchen, walk-in refrigeration units, and grease interceptor.

Popular beach community with high population of college students, vacation rentals, and many nearby attractions.

Great conversion opportunity for an experienced operator to get into a high demand coastal community at a fraction of the cost.

Rare off-street parking available for restaurant patrons.

Sale includes all furniture, fixtures, and leasehold improvements (Trade Name & Menu not included)

Size: 1,425 SF plus Patio **Building Type:** Street Retail
Rent: \$3.18/SF plus NNN **Parking:** Off-street parking
Lease Term: Expires 12/31/2029 **Asking Price:** \$125,000

All interested parties must sign a confidentiality agreement prior to receiving further information.

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***Confidential Sale: Please do not speak with employees or customers**

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