



# Mission Valley Restaurant For Sale

4,680 SF + Patio | Existing Type 47 ABC License



## HIGHLIGHTS & DETAILS

## MISSION VALLEY RESTAURANT | TYPE 47 FULL LIQUOR LICENSE



**Rare Opportunity** | Mission Valley, the geographic center of San Diego County.

**Tremendous Exposure** | Great conversion opportunity for an experienced operator implement their own brand in this high traffic location with 200,000+ daily traffic counts.

**Enormous Catering Potential** | Strong daytime density with over 17,000 businesses and 177,000 employees within a 3-mile radius.

**Freestanding Building** | Ample parking with 50+ stalls available for customer use.

**Open Floor Plan** | Extensive kitchen

**Liquor License** | ABC Type 47 License with minimal restrictions in-place.

**Sale includes all furniture, fixtures, leasehold improvements, and Type 47 ABC liquor license.**

**Size:** 4,680 SF + Patio

**Rent:** +/- \$12,000 / Month

**Lease Term:** Approx. 3 years plus (2) 5-year renewal options

**ABC License:** Type 47

License (Full Liquor)

**Asking Price:** \$295,000

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

**contact:**

**Paul Ahern**

[paul@nextwavecommercial.com](mailto:paul@nextwavecommercial.com)

**619.326.4400**

Next Wave Commercial

1167 Morena Blvd.

San Diego, CA 92110

CA Lic. #02010077



**\*Confidential Sale: Please do not speak with employees or customers after signing the Confidentiality Agreement**

Disclaimer - This document has been prepared by Next Wave Commercial Real Estate, Inc. for advertising and general information only. The information included has been obtained from sources believed to be reliable, and while we do not doubt its accuracy, we have not verified it and make no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. Any interested party with their advisor(s) should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for their needs.