



Ocean Beach QSR Restaurant For Sale

CONFIDENTIAL SALE: Do not speak
with employees or disturb customers.

1929 Cable Street, Suite 2B, San Diego, CA 92107



Highlights & Details

Extremely Rare Ocean Beach fast casual restaurant for sale.

Located in the heart of Ocean Beach and nearby to an expansive variety of other restaurants, bars, hotels, and boutiques.

New buildout that includes a type 2 hood system, walk-in refrigerator, contemporary look.

Great conversion opportunity for an experienced hospitality operator to acquire a coastal restaurant and implement their own concept at a fraction of the cost.

Sale includes all owned furniture, fixtures, equipment and Type 41 ABC License. Tradename, concept, and menu will be excluded.

Size: Approx. 1,221 SF + Mezzanine

Rent: \$4,202.79/month plus \$1,014 NNN

Lease: +/- 6 years plus (2) 5-year options

ABC License: Type 41 (Beer & Wine)

Asking Price: \$195,000

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overview





Pizza Sizes		Other Goodies		By the Slice	
Medium 15	17	Calzone	14	Cheese	4
Large 18	19	Stromboli	18	Other	4.50
Gluten Free 14	20	Pastas	13	Slice Specials	
Toppings		Salads		- 2 Slices + Beer	15.50
Pepperoni	1.50	Small	8.50	- 2 Slices + Soda	11.50
Mushrooms	1.20	Large	10.50	- 3 Slices + Soda	14
Onions	1.00	Add Chicken	1.25	- Any 8 Slices	33
Garlic	1.00			- 1 Slice Salad + Soda	12
Hot Sauce	1.00				
Wings (6 pack)	10				
Garlic Knots	1.25				
Stuffed Knots	1.50				

premises



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EXIT

OCCUPANT LOAD

Wings
Garlic
Stuffed K
Salad
Small
Lat

Pizza Sizes
Medium 15" \$17
Large 18" \$19
Gluten Free 14" \$20

Toppings \$1.50-2

Cheese
Pepperoni
Mushrooms
Sausage
Jalapenos
Garlic
Green pepper
Red hot pepper

Meats
Pork
Chicken
Beef
Turkey
Vegan Cheese

Vegetables
Red Onion
Mushrooms
Spinach
Jalapenos
Garlic
Green pepper
Red hot pepper

premises

Met Goodies
Salzone
Stromboli
Pastas
By the Slice
Cheese
Other
Slice Specials
2 Slices # Beer
2 Slices # Soda
3 Slices # Soda
Any 8 Slices
1 Slice, Salad # Soda



premises



Ocean Beach at a glance...



Residential Population:

1 Mile: 17,249
3 Mile: 67,388
5 Mile: 170,216



Business Population:

1 Mile: 3,947
3 Mile: 49,791
5 Mile: 107,265



Median Household Income:

1 Mile: \$84,714
3 Mile: \$91,869
5 Mile: \$91,170



Average Household Income:

1 Mile: \$107,600
3 Mile: \$119,626
5 Mile: \$118,922

neighborhood

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